



NEIGHBORHOOD & HOUSING SERVICES

Royal Blue Grocery on Commerce Project – Inner City TIRZ

City Council A-Session | Item #24
October 17, 2024
Veronica Garcia, Director

Summary



Ordinance authorizing the execution of a Development Agreement between the City of San Antonio, the Inner City Tax Increment Reinvestment Zone Number 11 Board of Directors and Commerce Street Kitchen, LLC in an amount up to \$142,331.00 for the Royal Blue Grocery on Commerce Project, located at 1431 E. Commerce Street and within City Council District 2.



Background



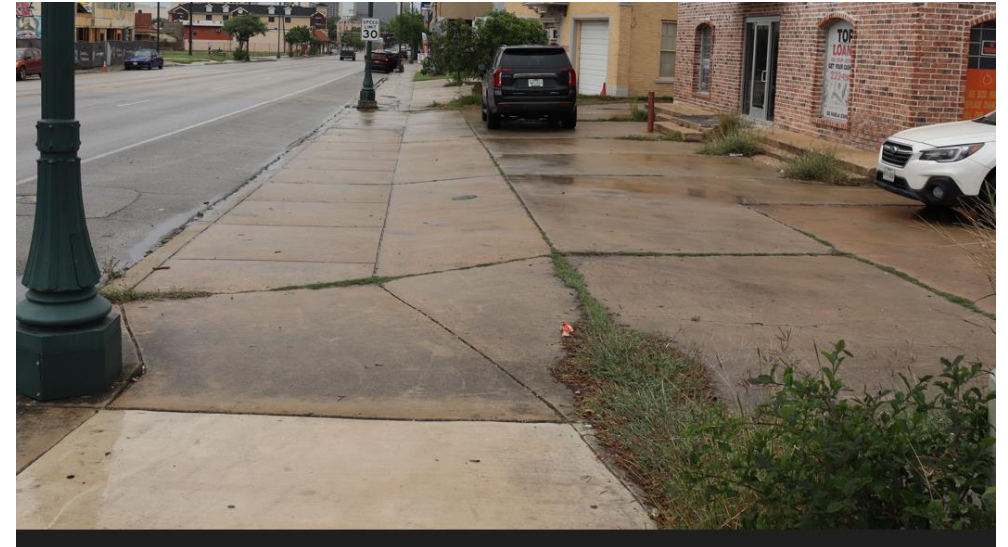
- Royal Blue Grocery, a compact urban market, is expanding its footprint with the opening of a second store location on East Commerce Street.
- Offering a fresh and modern shopping experience, Royal Blue competes with fast food outlets and large grocery chains by providing convenience, variety, and locally sourced products.
- Royal Blue Grocery on Commerce will offer the local community healthy food alternatives, bring private investment, create service and administrative jobs, and improve pedestrian safety in the area.



Background



- Commerce Street Kitchen, LLC is seeking funding to install ADA compliant sidewalks, ramps, curbs, and improvements to the parking area.
- The sidewalks will improve drainage and pedestrian safety and access around the building.
- Students walking to and from the nearby IDEA Carver School as well as pedestrians in the area will have increased safety along the corridor.
- The improvements are expected to be complete by January 2025.



Issue



City Council consideration is requested for the approval of a Development Agreement between the City of San Antonio, the Inner City Tax Increment Reinvestment Zone Number 11 Board of Directors and Commerce Street Kitchen, LLC in an amount up to \$142,331.00 for the Royal Blue Grocery on Commerce Project, located at 1431 E. Commerce Street and within City Council District 2.

The Inner City TIRZ Board of Directors, through Resolution No. T11 2024-09-12-01R, approved funding for the agreement with the City and Commerce Street Kitchen, LLC at its September 12, 2024 Board Meeting.

Fiscal Impact



There is no fiscal impact to the City's General Fund.

Funding for this project is available in increment from the Inner City Tax Increment Reinvestment Zone No. 11.

Recommendation



Staff recommends approval.



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