

Greater Bond



Neighborhood First Plan



Greater **BOND**

Building On New Days

...The Heart and Soul of the Southside

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A LETTER FROM THE GREATER BOND COMMUNITY ACTION TEAM

The Greater Bond Community Action Team is pleased to present its Neighborhood First Plan. The plan reflects our neighborhood's concerns, as well as our ideas and strategies to make the neighborhood a better place to live, work, and play. It is the culminative work of a yearlong collaborative effort by the Greater Bond Neighborhood Association, residents, the community action team, and various interested parties within the Tallahassee community.

In February 2018, the local Public Safety Collective and the City of Tallahassee brought the Neighborhood Public Safety Initiative process to the Greater Bond neighborhood. At the launch of the initiative, the residents made it clear that we needed help moving the needle on multiple community issues. From that, the Neighborhood First plan and process was born. The community action team and the neighborhood stakeholders believe this plan is a good representation of our neighborhood's expectations and desires.

At all points in the process, the team tried to be as inclusive as possible and incorporate multiple perspectives. Neighborhoods are the building blocks that shape a city's personality and liveliness. Greater Bond wants to be a model that empowers residents and neighborhoods to feel they too can speak up and have a voice in what happens in their community.

We thank all those who made this possible. Special thanks to John Baker and Leann Watts-Williams (the best neighborhood coordinator the Southside can have) for their guidance and facilitation of this process, as well as the entire Neighborhood Affairs division. Thanks also to the Tallahassee City Commission, Assistant City Manager Cynthia Barber, and the Tallahassee Police Department (especially those officers who work in the Greater Bond neighborhood). We also want to recognize the community action team committee chairs: Talethia Edwards, Wileen Footman, Jacqueline Perkins, and Rhett Turnquest. We are also grateful to the Florida A&M University Department of Social Work master's program and Alpha Rho Chi architectural fraternity for their support and countless hours of hands-on participation. We extend a heartfelt appreciation to Greater Bond's native sons Dr. Henry Lewis III and Chalmus Thomas for their invaluable contributions to this effort. Last but not least, a special thank you to everyone that contributed their time and resources to make this plan possible.

Greater Bond Community Action Team



Talethia Edwards, Jacqueline Perkins, Rhett Turnquest, and Wileen Footman.



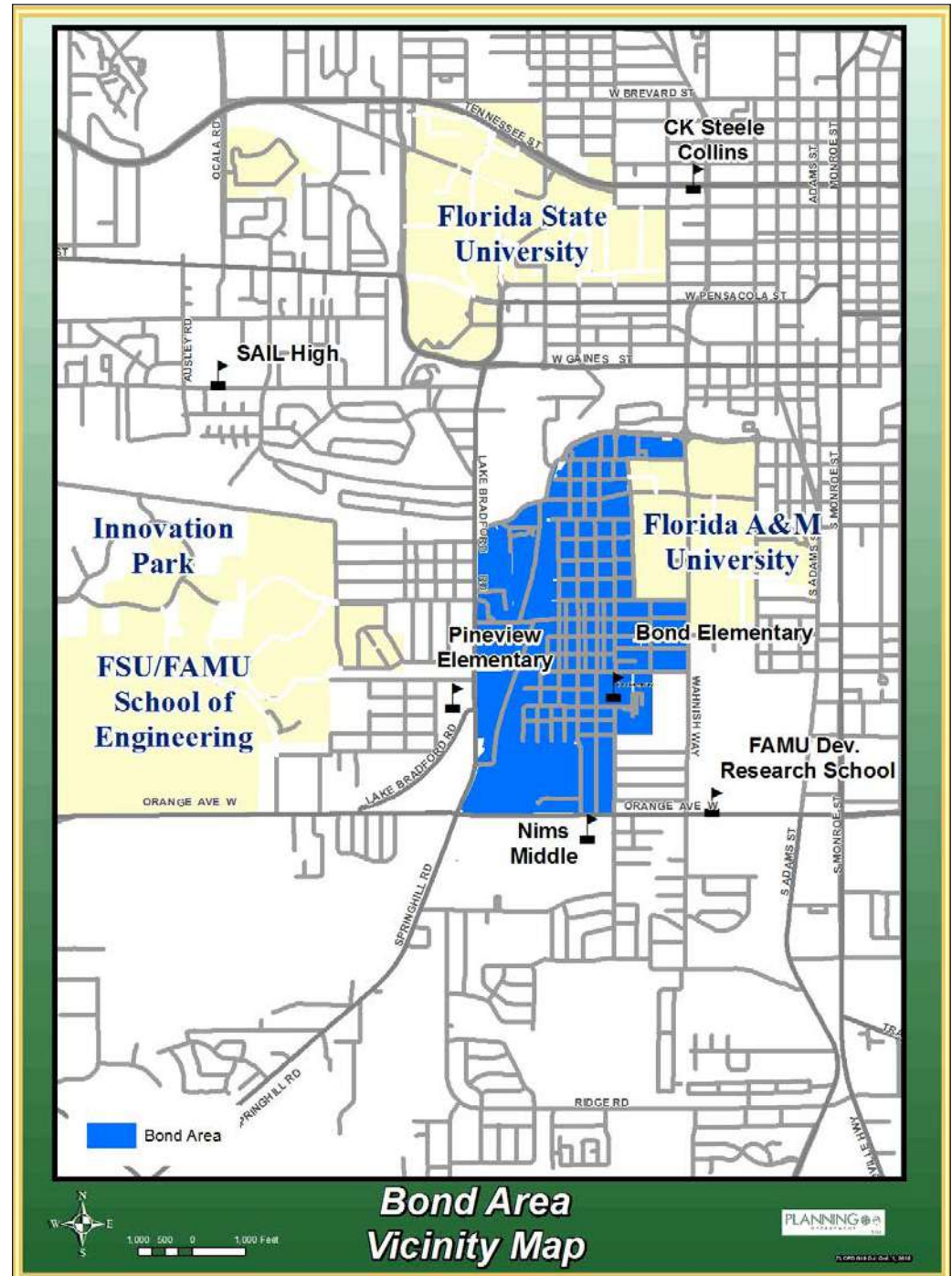


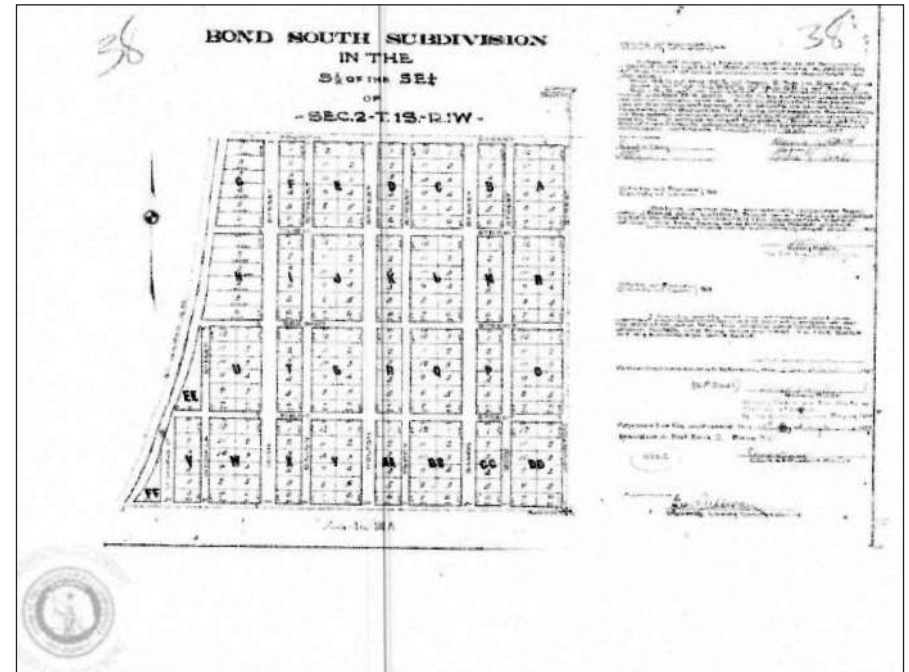
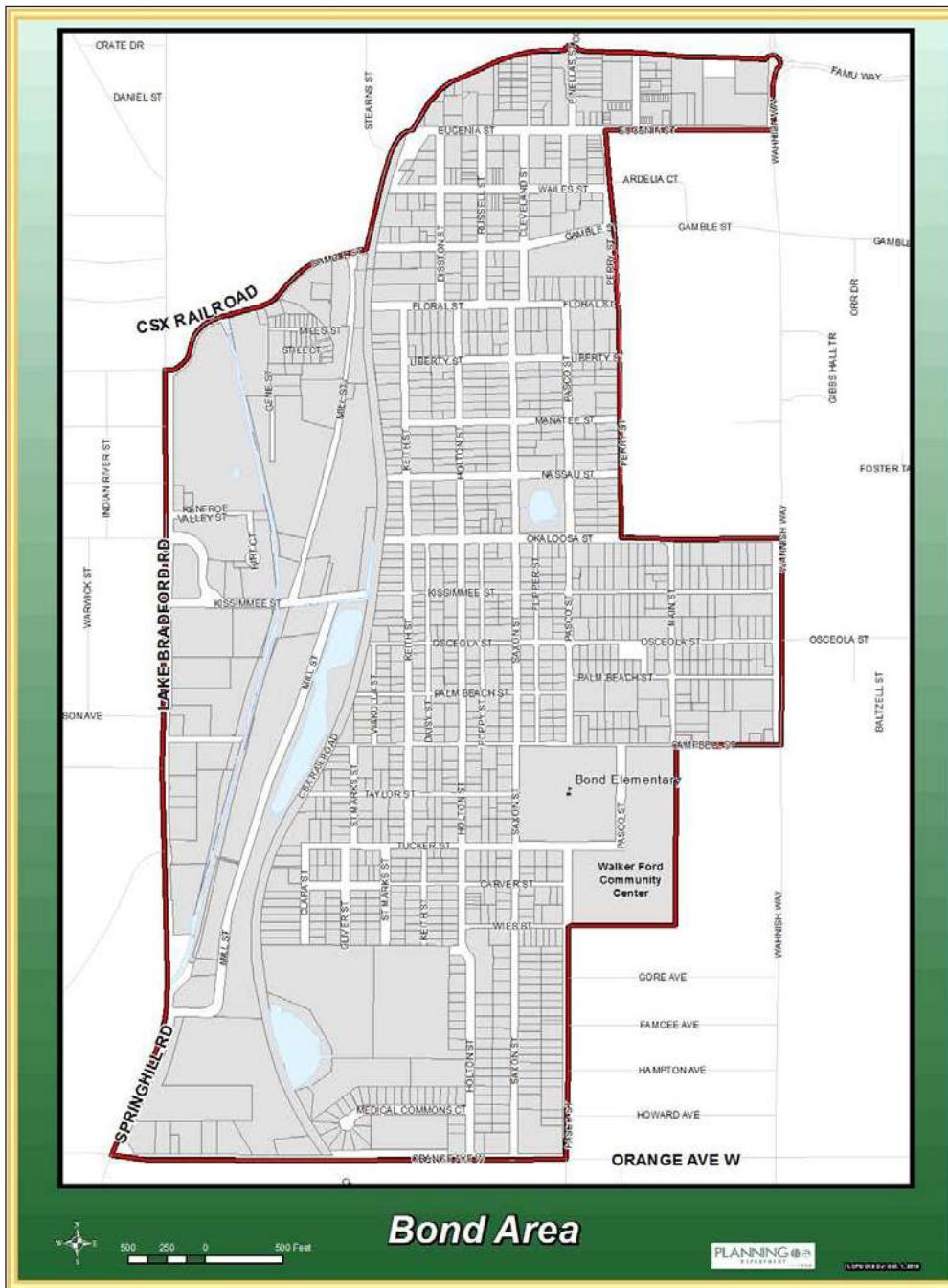
1 NEIGHBORHOOD PROFILE



LOCATION AND BOUNDARY

The Greater Bond neighborhood is in the southwestern quadrant of the City of Tallahassee, Florida. The neighborhood is bounded by FAMU Way to the north; Orange Avenue to the south; Pasco Street, Wahnish Way, Perry Street, and Eugenia Street to the east; and Lake Bradford Road to the west. The neighborhood encompasses several subdivisions, including Medical Commons, Villa Mitchell, Normal School, Saxon Street, Cherry Hill, and Leon Arms. Early plats of the central and southern sections of the neighborhood are depicted in the images on the opposite page.







NEIGHBORHOOD MEMORIES — PLACES AND PEOPLE

The Greater Bond neighborhood is a prominent, historically black community in Tallahassee and is affectionately referred to as the “heart and soul of Tallahassee’s Southside.” The land that would become what is now known as the Greater Bond neighborhood was donated to Benjamin J. Bond and Letitia J. Bond on September 19, 1927. The land was cultivated as a blueberry farm. After the death of her husband, Letitia Bond started to subdivide the land and sell lots to African Americans, one of them being Cornelius Speed Jr. and his wife Josie Speed on July 3, 1944.

The neighborhood quickly became self-contained and had almost everything a resident might need within a few blocks from home. This included schools, churches, grocery stores, and other black-owned and black-serving institutions. Shortly after the formation of the Bond Community, the need for education was clear. In 1927, Mrs. Sweet Upson established a private kindergarten school.

Eight years later, in 1935, Dorothy Nash Tookes helped to form what would become Bond Elementary School by holding classes in St. John Missionary Baptist Church on Holton Street. Due to increasing attendance, a small, one-story building with four rooms was constructed. By 1940, the school needed more space and teachers.

As a result, Flipper Chapel AME Church housed grades four through six. Later, a physical education class and seventh grade were added. During the years 1942-1951, Bond School was an elementary/junior high school, and in 1958, grades seven through nine were moved to Nims Middle School.



(Clockwise from top) Dorothy Nash Tookes with Lucile Williams at Bond School in 1938; Group of Bond students in February 1957; Brownie Troop 66 makes its first cookie sale to Bond Principal W.S. Seabrooks in 1956; Bond students view an art exhibit in 1962.

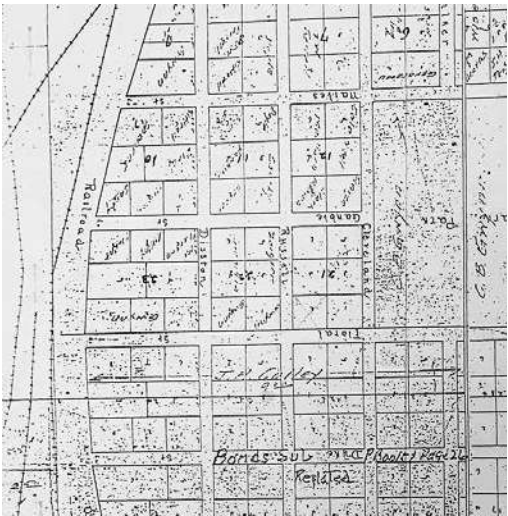
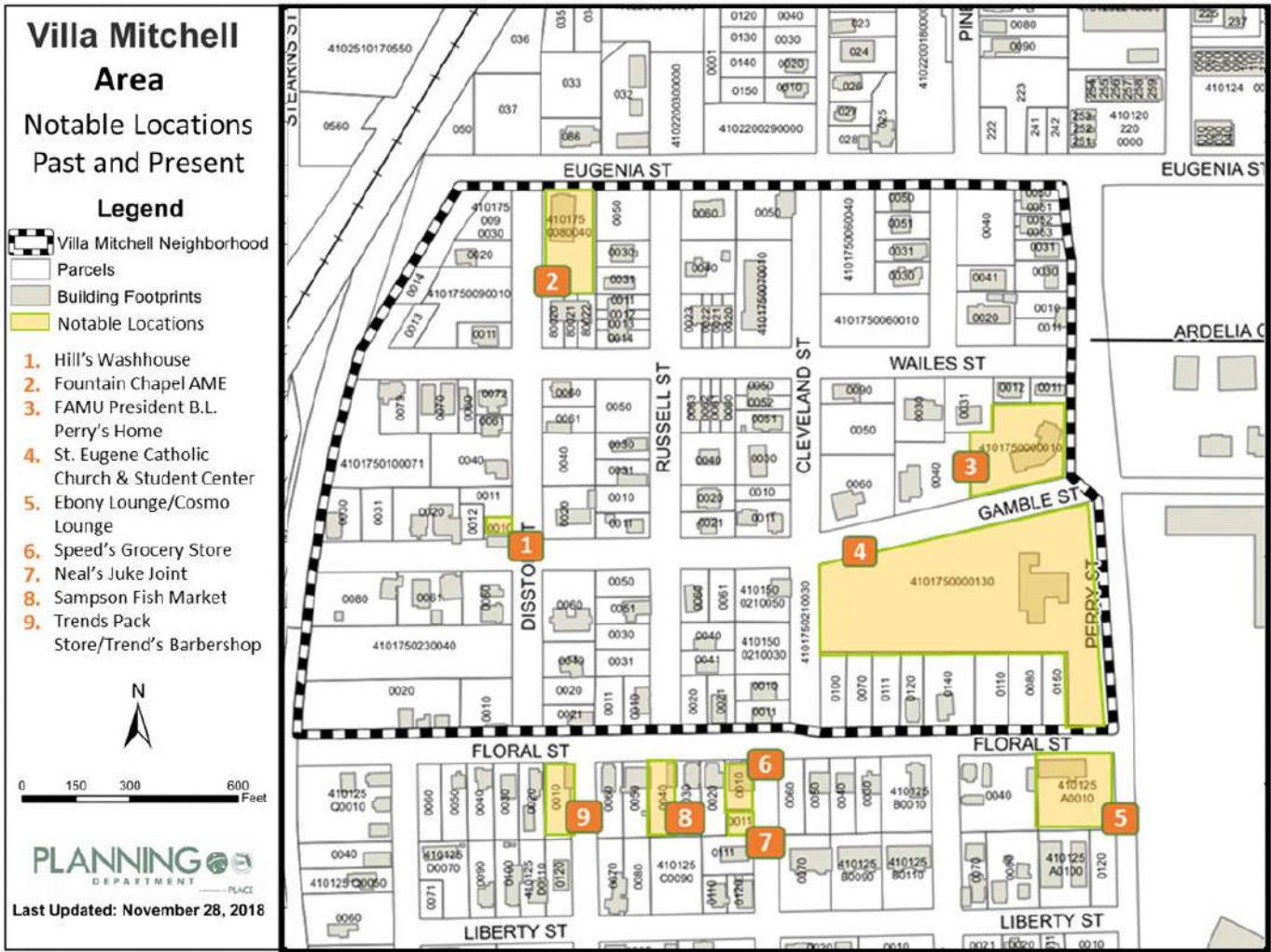
(Opposite page) 1961 Bond School top spellers. State Archives of Florida photos.

In the 1940s and 1950s, the Villa Mitchell subdivision (located in the northern section of the neighborhood) was a bustling economic area dominated by restaurants, lounges, laundromats, grocery stores, and hair salons. Today, Speed's Grocery on Floral Street is one of the few remaining businesses.



(Top) Speed's Grocery as it looks today. (Bottom left) In and Out Barbershop - Disston Street. (Bottom right) LC's Cafe - Floral Street.





The original plat map of Villa Mitchell subdivision.

SEVERAL INFLUENTIAL PEOPLE HAVE ROOTS IN GREATER BOND

Joseph Morris founded the Cherry Hill Grocery Store, which was one of the first grocery stores in Greater Bond. Roy Rolle was chair of the music department at the original Lincoln High School, and he played with Nat and Cannonball Adderley, as well as other nationally known jazz musicians.

Rev. Daniel Speed, an influential figure in the Tallahassee Civil Rights Movement, owned Speed's Grocery on Floral Street. Rev. Speed was elected to the Inter-Civic Council at the start of the Tallahassee Bus Boycott in 1956. That same year, Rev. Speed and Rev. C.K. Steele were arrested for operating an illegal transportation service after organizing a carpool to provide transportation for African-Americans during the boycott. Rev. Speed, Rev. Steele, and 19 others were convicted and fined \$11,000.



Charles Howard.
Photo courtesy of Gloria McCreia.

Speed's Grocery was often used as a secret meeting spot to organize non-violent protests, and in 1957, the store's windows were shot out. The boycott ultimately succeeded in desegregating public buses in Tallahassee. Rev. Speed also provided bail money for students arrested at the first sit-in demonstration at Woolworth's in Tallahassee in February 1960.

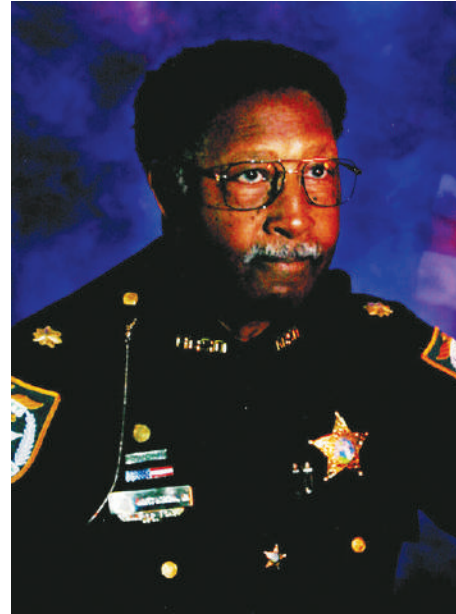
Charles Howard of Holton Street started one of the first black-owned construction companies in the area, Howard Construction Company. Believing in the value of community growth and economic development, Howard employed many residents of the Bond Community. His company built several red-brick houses in what became known as the Cherry Hill area of Greater Bond. Many of the churches, homes, and other buildings in the neighborhood and surrounding areas were built by his company.



(Top left) Joe Morris, owner of Cherry Hill Grocery. Photo courtesy of Jacqueline Perkins.

(Top right) Mr. and Mrs. Robert Perkins owned and operated several shops in the neighborhood, including Perkins Service Station. Photo courtesy of Jacqueline Perkins.

(Bottom) Francisco A. Rodriguez, Reverend C.K. Steele and Reverend Daniel B. Speed in 1958. State Archives of Florida photo.



(Top left) Long-time community activist Mother Dorothy K. Richardson.

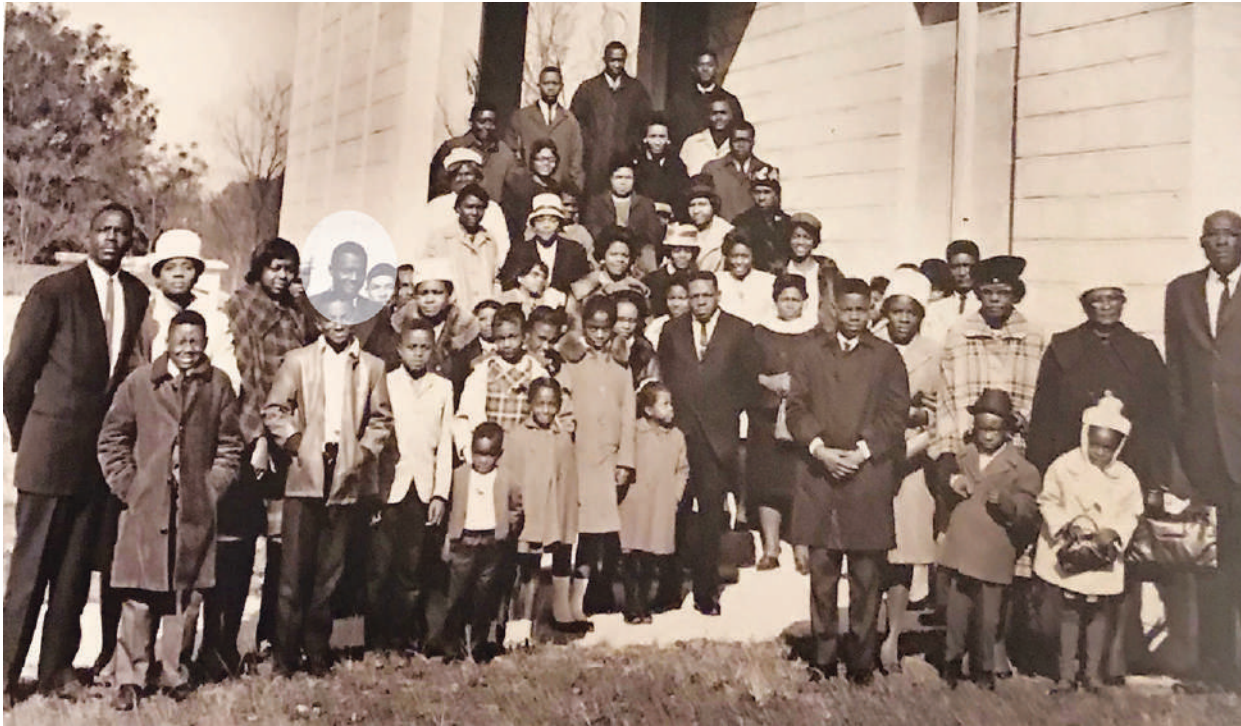
(Top right) Major James Morgan - a lifelong resident of Greater Bond - was one of Leon County's first African-American deputies. Photo courtesy of Alta Mead.

(Bottom) Former FAMU President Dr. Henry Lewis III grew up in the Bond neighborhood. Photo courtesy of Dr. Henry Lewis III.

Robert and Trudie Perkins of Keith Street owned and operated Perkins Service Station, located at the corner of Wahnish Way and Osceola Street. They served the Bond Community, as well as FAMU faculty, staff, and students, from approximately 1952-1965 and were active participants in the Tallahassee Bus Boycott. Perkins was the only black-owned service station with three (3) pumps. They had the capacity to provide ample amounts of gas to residents during the Tallahassee Bus Boycott (1956). Mrs. Perkins operated a beauty shop on the other side of the service station. After the station closed, she became co-owner of two more shops within Greater Bond. In 1967, she became a Licensed Practical Nurse (LPN). She was one of the first black nurses at Tallahassee Memorial Hospital.

Many other Greater Bond neighborhood residents had an impact on Tallahassee. Major James Morgan, a lifelong resident of Greater Bond, was one of Leon County's first African American deputies. Dr. Henry Lewis III, who grew up in the neighborhood, was the past-president of Florida Memorial University, past interim president of Florida A&M University, and first African American commissioner for Leon County. Mother Dorothy K. Richardson is a longtime community activist and mother of Dr. Charles Richardson, the founder of Bond Community Health Clinic. The Richardson-Lewis Health Center on West Orange Avenue is named in honor of both Dr. Richardson and Dr. Lewis III. These are just a few of the notable Greater Bond residents who have made substantial impacts on both the neighborhood and the larger Tallahassee community.

Greater Bond



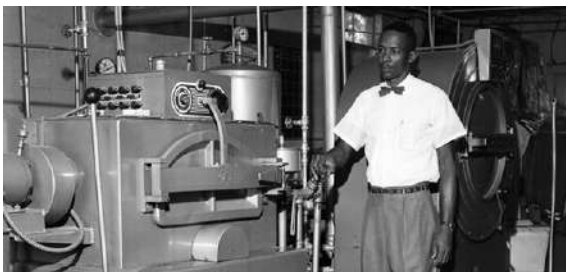
Parishioners gather outside of the University Church of God in Christ (Osceola Street) in 1970. Dr. Henry Lewis III, former president of both Florida Memorial University and Florida A&M University, is pictured fourth from the left on the second row. Photo courtesy of Dr. Henry Lewis III.



Elder Owen and Mother Earnestine Smith, founders of the University Church of God in Christ. Photo courtesy of Angelise Card.



(Top) Community center field day, 1970. State Archives of Florida photo.



Harold Knowles operating machine at Knowles Cleaners and Coin Laundry (Osceola Street) in 1961. State Archives of Florida photo.



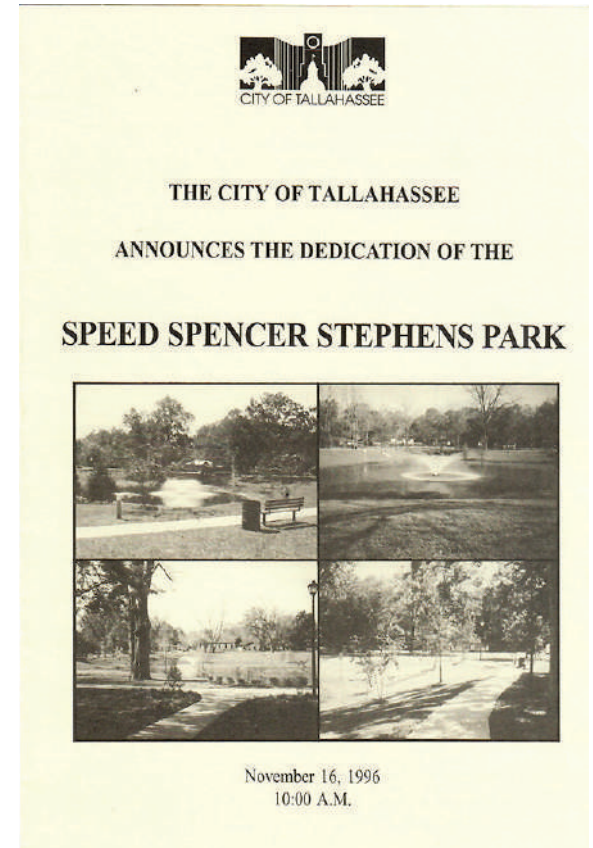
(Left) Houses on the 600 block of Floral Street, 1951. State Archives of Florida photo.

through the Years



(Top left) Walker-Ford Community Center dedication, 1976.

(Top right) Dr. C.E. Walker and Mayor James R. Ford at the Walker-Ford Community Center dedication in 1976.



(Top) Cover of program from the Speed Spencer Stephens Park dedication in 1996.

(Bottom left) Eva Manning and community activist Edwina Stephens.

(Bottom right) View of Smith-Williams Service Center in 1984. State Archives of Florida photo.



NEIGHBORHOOD FEATURES

The Greater Bond neighborhood boasts several amenities. In addition to being home to Bond Elementary School, Greater Bond is home two City-owned and operated multipurpose facilities that offer diverse educational, physical, social, and medical programs and services for the entire neighborhood- Walker-Ford Community Center and Smith-Williams Service Center.

The Walker-Ford Community Center was opened in 1976 and is named after Greater Bond resident Dr. C.E. Walker, who was a Sunday School teacher at Flipper Chapel AME Church, and James Ford, who when elected Mayor of Tallahassee became the United States' first black mayor of a capital city. The Smith-Williams Service Center was opened in 1981 and is named in honor of Elder Owen Smith and Lucile Williams, whose shared vision was to provide social services to neighborhood residents and a meeting space within Greater Bond. The Smith-Williams Service Center Foundation was founded in 1996 to raise funds to support and enhance the services offered at the center.

In the Greater Bond neighborhood, the faith community continues to be an anchor for many. The neighborhood is home to approximately 17 churches that bring close to 2,500 parishioners into the community on any given Sunday. St. John Missionary Baptist Church was founded in 1927; Rev. Mace Jenkins was its first pastor. Dr. Bond donated the first lot for this church.

Greater Mount Zion Primitive Baptist Church was founded in 1927 by Elder Edmond Griffin and his wife, Mother Leatha Griffin. Their cousin, Elder Solomon Stanley, built the first church building in 1930 where it is presently located at the corner of Saxon and Nassau streets. What is now known as Cathedral of Faith Ministries at the corner of Osceola and



(Top) The Richardson-Lewis Health Center.
(Bottom left) St. John Missionary Baptist Church.
(Bottom right) Flipper Chapel AME Church.



The Tallahassee-St. Marks Historic Railroad State Trail is the first paved rail-trail in the state. The 3.5-mile trail follows the route of Florida's first and longest-operating railroad, which was primarily used to transport cotton from plantations to the coast.



Reenactors from the "A Walk Through Living History" event held annually at Speed-Spencer-Stephens Park.

Photo courtesy of the 2nd Infantry Regiment United States Colored Troop Living History Association.

Poppy streets was originally the University Church of God in Christ. The church was founded by Elder Owen and Mother Earnestine Smith and built by Elder Smith in the late 1950s.

The Speed-Spencer-Stephens Park that is centrally located in the neighborhood on Saxon Street is enjoyed by many residents. The 2.4-acre park is popular for its paved trail and pond. The park is named in honor of the late civil rights leader Rev. Daniel Speed; Lillyan Spencer, a former principal of Bond Elementary School; and Edwina Stephens, who was a staunch advocate for Greater Bond and Southside Tallahassee neighborhoods.

"A Walk Through Living History" is an annual event held at the park to commemorate the end of the civil war and an early reading of the Emancipation Proclamation that took place in Tallahassee. The Tallahassee-St. Marks Historic Railroad State Trail is the first paved rail-trail developed by the State of Florida, and it follows the route of the state's first and longest-operating railroad, which was used primarily to transport cotton from plantations to awaiting ships at St. Marks. Approximately 3.5 miles of the trail is within the Greater Bond boundaries.

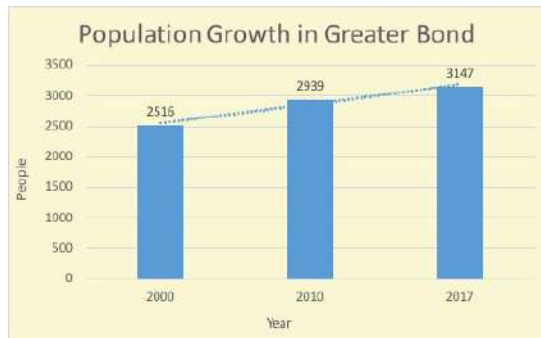
Directly adjacent to the eastern boundaries of the neighborhood is Florida Agricultural and Mechanical University (FAMU), the only public, historically black university in Florida. From student volunteers to local research efforts, the university continues to serve as a valuable resource to the community and the neighborhood.

On May 10, 2018, the City of Tallahassee, in collaboration with several community partners, launched the Southside Farmers Market in Greater Bond at the Walker-Ford Community Center. The market serves as a vehicle to build a sense of place and community within Greater Bond, while also providing access to fresh fruits and vegetables for residents of Tallahassee's southside neighborhoods.

DEMOGRAPHICS

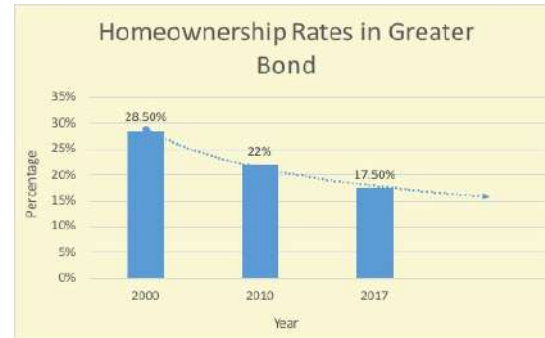
Data obtained from the U.S. Census Bureau (2000 Census, 2010 Census, and American Community Survey, 2017) illustrates a changing Greater Bond. The neighborhood's population has been steadily increasing since 2000. As of 2017, the total population of Greater Bond was 3,147 and 1,278 households; this is an increase of more than 25 percent since 2000 (2,516 to 3,147). The average household size in Greater Bond is 2.35, and the median household income is \$17,295. The current demographic profile of Greater Bond shows the community has a relatively young population, with a median age of 25.8 years old.

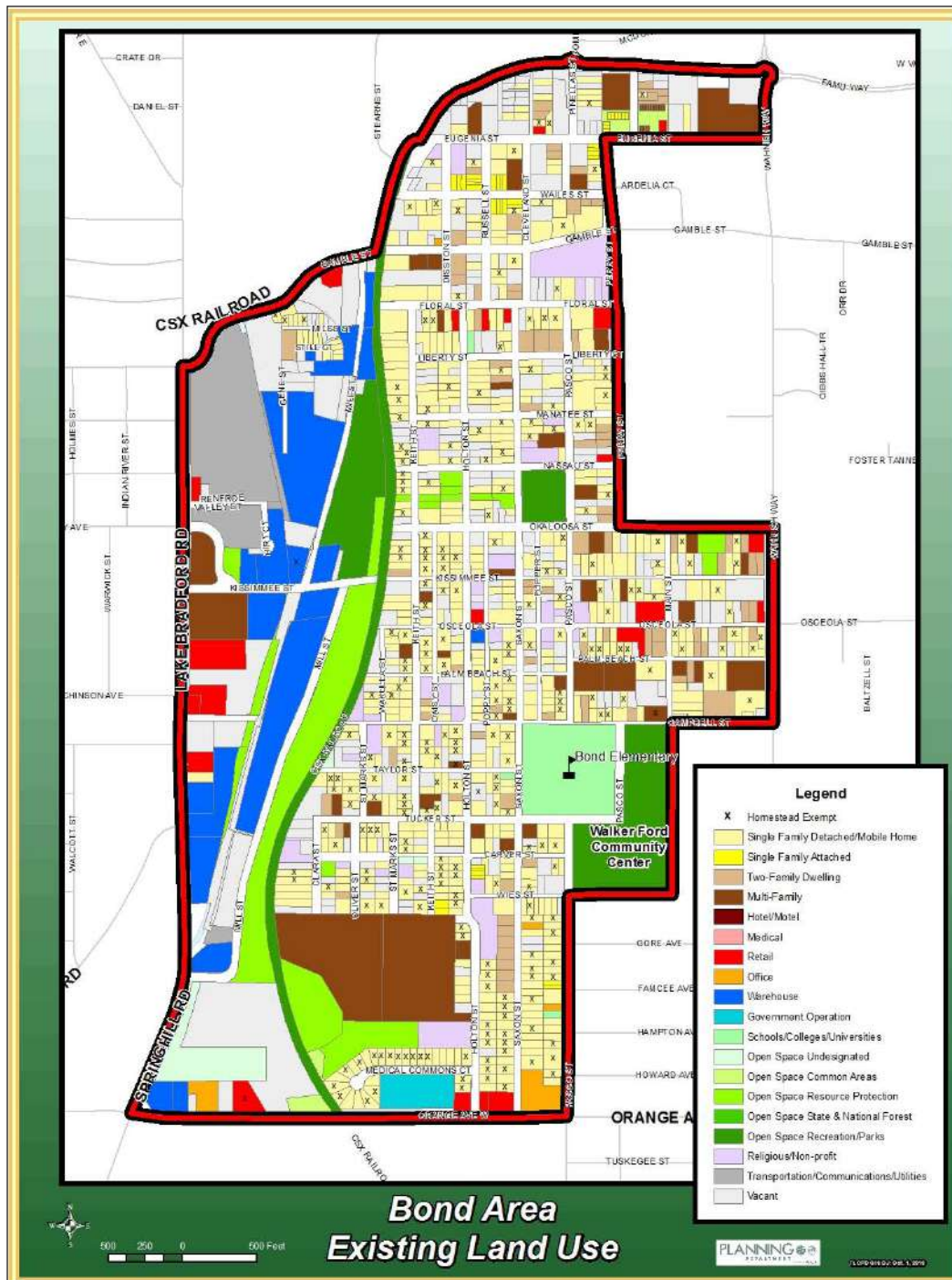
The community is predominately African American (92.8 percent), with smaller percentages of Caucasian (4.9 percent) and Hispanic (1.5 percent) residents.



While 20 percent of adult residents have a bachelor's degree or higher, 21 percent have not obtained a high school diploma or equivalent. Residents are employed in white-collar professions (55 percent), service jobs (34 percent), and blue-collar jobs (11 percent). The unemployment rate is 18.9 percent, which is significantly higher than the overall, citywide rate of 3.9 percent (Bureau of Labor Statistics, June 2018).

Though the population has grown, homeownership rates in the neighborhood have declined. In 2000, 28.5 percent of the residential housing units were owner-occupied. This shifted to 22 percent in 2010 and 17.5 percent in 2017. Additional neighborhood demographic information is found in Appendix D.





LAND USE AND ZONING

The Greater Bond neighborhood is comprised of approximately 468 acres. The neighborhood has an eclectic mixture of land uses, which in some instances has led to unintentional land use conflicts. Unlike Tallahassee's suburban neighborhoods, Greater Bond has non-residential uses scattered throughout the community. Examples of these include Speed's Grocery, Robinson's Store, and the Top Flite Night Club. The predominant existing land use in the neighborhood is Residential Preservation, which allows for up to six dwelling units per acre and is characterized by homogeneous residential areas that are primarily accessed by local streets. In the neighborhood, approximately 106 acres are devoted to single-family residences and 36 acres to multi-family residences.

Other primary land uses in the neighborhood include Central Urban, Central Core, and University Transition. Central Urban allows for a variety of neighborhood services and light industrial uses, in addition to residential properties. Some of the services allowed under Central Urban land use are office space, daycare, automotive, retail, laundromats, dental offices, and other personal services.

Central Core promotes a mix of uses, higher densities, and multiple modes of transportation. University Transition is intended to complement the needs of post-secondary educational institutions while providing a compatible transition with surrounding residential areas.



2

THE GREATER BOND NEIGHBORHOOD ASSOCIATION



LOOKING BACK

The Greater Bond Neighborhood Association (GBNA), which was founded in 2016, traces its roots to the Southside Big Clean event hosted by the Capital Area Neighborhood Network (CANN). At that event, it became clear to Greater Bond resident Talethia O. Edwards that her neighborhood was under-represented and needed organization. At the time, there were multiple inactive neighborhood associations covering different parts of Greater Bond. A small group of residents and interested stakeholders started to meet and discuss how to organize a new association that would represent the larger community.

On March 3, 2016, the group held an organizational meeting with the City of Tallahassee Neighborhood Affairs division. The Greater Bond Neighborhood Association was formed, and officers were elected. Edwards, who had previously served on several community boards and is an avid volunteer, was elected as the first association president, and Angelise Card, a lifelong community resident, was chosen as the vice president. Committees were developed to address needs like public safety, community beautification, neighborhood engagement, and communication. The neighborhood association then embarked on its journey of working together to create positive community change.





MAKING CONNECTIONS AND CREATING VISION

GBNA's first activities centered around connecting residents through events focused on youth. In 2016, GBNA hosted the first annual Community Walk and Family Health Day in partnership with MOVE Tallahassee, the Florida Department of Health, and Bond Elementary School. The event won the Leon County School District's Community Involvement Award and continued to the state level competition.

GBNA raised funds for the "Leaping for Literacy" program that provided financial incentives to students for meeting their reading goals. GBNA then began to focus on creating a neighborhood plan that every Greater Bond resident and stakeholder could be proud of. During the past year, the association's members have been busy building relationships, and its leaders have engaged in training to better equip themselves to lead such a group. It's the association's goal to ensure Greater Bond is a safe and thriving place for residents to live, work, and play.

Commissioner Curtis Richardson (center) with community volunteers at the Walk A Block neighborhood assessment.



3

THE NEIGHBORHOOD FIRST PLANNING PROCESS



INTRODUCTION

Neighborhood First is a multistep planning process designed to assist neighborhoods that are participating in the Neighborhood Public Safety Initiative (NPSI) with developing an action plan to address community priorities. NPSI, a citizen-based initiative of the local Public Safety Collective (Collective), seeks to address public safety by focusing on crime prevention and education, community beautification, and community empowerment and volunteerism.

The Collective's current members include the Tallahassee Police Department, the Leon County Sheriff's Office, FSU Police Department, FAMU Police Department, TCC Police Department, the State Attorney's Office, the U.S. Attorney's Office, Capitol Police, Big Bend Crime Stoppers, and the Tallahassee Fire Department. In October 2017, the Collective selected the Greater Bond neighborhood to participate in NPSI.

COMMUNITY ENGAGEMENT

To introduce NPSI to the neighborhood, the City's Neighborhood Affairs staff hosted several meetings with Greater Bond residents and stakeholders. It was important that the residents and stakeholders establish a collaborative working relationship to undertake the development of their Neighborhood First Plan. After several rounds of successful meetings, the neighborhood came together as a cohesive group and established the Greater Bond Community Action Team. The Action Team provides leadership to the overall NPSI effort and the Neighborhood First planning process. Together, the Collective and the Action Team officially launched the Greater Bond NPSI with a kickoff event on February 6, 2018.

Typically, the commencement of the Neighborhood First process would begin with an extensive community engagement process where the Community Action Team, working with neighborhood residents, identifies neighborhood priorities. Prior to the launch of NPSI in Greater Bond, however, the neighborhood association had already identified three priority areas: public safety, community beautification, and land use. A fourth priority, economic development, was identified at the NPSI kickoff event. These four neighborhood priorities became the basis of the planning work carried out by the Action Team.



Greater Bond faith leaders assist with community outreach for the launch of the NPSI.

PLAN DEVELOPMENT

In the weeks that followed the launch of NPSI in Greater Bond, City staff, with the assistance of a facilitator, guided the Action Team as it worked through the Neighborhood First process. A Priority Area Team, comprised of neighborhood residents, stakeholders, and City staff, was organized to lead the work for each neighborhood priority area. The Action Team also identified a chair for each Priority Area Team. Each chair subsequently recruited residents and interested stakeholders to serve on his/her team.

Each Priority Area Team worked through a facilitated "issue-cutting" process to establish a goal, identify and define the neighborhood concerns, and identify an overall desired outcome for each respective priority area. Concurrent to this process, the Action Team conducted the Greater Bond Community Survey to gather additional resident and stakeholder input on the identified neighborhood priorities and solutions to address them. The results from the survey further guided each Priority Area Team's work as neighborhood concerns and desired outcomes were refined.

Once the goals, concerns, and outcomes were identified, the Priority Area Teams continued to meet to identify strategies and action items that would help address the concerns and move the neighborhood toward reaching the identified desired outcomes. The teams used the results of the community survey to help prioritize the items in the plan. On September 13, 2018, the Action Team presented a draft of the plan at the Greater Bond Neighborhood Community Showcase held at the Southside Farmers Market. At the market, attendees had the opportunity to provide additional input and feedback. Following the market, the Action Team hosted an open house where attendees had another opportunity to provide input and feedback, which was used to further refine the plan.

PLAN ADOPTION

At its regular meeting on September 24, 2018, the Greater Bond Neighborhood Association adopted the plan. The Greater Bond Neighborhood First Plan is slated to be presented to the Tallahassee City Commission and Tallahassee Community Redevelopment Agency for acceptance. The City's Neighborhood Affairs division and the Greater Bond Community Action Team will seek funding from these bodies for implementation of the overall plan.

PLAN IMPLEMENTATION

Six issue-focused implementation plans were derived from the overall Greater Bond Neighborhood First Plan. These plans (see Appendix B) group together action items from multiple priority areas that fall under a major subject area. In addition, action items that have been identified as ready for immediate implementation are denoted in the plan with a blueberry icon and also gathered in one document (see Appendix A). The remaining items will be reviewed by an implementation committee comprised of members of the Action Team. They will periodically review the overall plan and seek additional opportunities to move action items forward.



Greater Bond Neighborhood First Open House.



A Priority Area Team meeting.



Action Items

Actions items ready for immediate implementation are denoted in the plan with a blueberry icon.



4

NEIGHBORHOOD FIRST PLAN



COMMUNITY BEAUTIFICATION

Goal: *Improve the overall appearance of the Greater Bond neighborhood through efforts that focus on redevelopment, rehabilitation, and landscaping to enhance the quality of life and sense of neighborhood pride for all residents and visitors.*



The appearance of a neighborhood can help build a sense of pride for those who live there, while also attracting new residents, visitors, and businesses. Greater Bond is rich in history, culture, and character. The neighborhood is also rich in amenities that bring beauty and value to the area. From the well-landscaped and centrally located Bond Elementary School to the quiet, natural setting of Speed-Spencer-Stephens Park, the neighborhood has many features that make it a desirable place to live. Most of the houses and neighborhood churches are well-maintained and surrounded by mature oak and pecan trees. These features, and the fact that Greater Bond is close to downtown and sits between Florida A&M University and the historic St. Marks Trail, leave the neighborhood poised for a bright future.

Although Greater Bond has many positive attributes, within every community there is opportunity for improvement. The Community Beautification Priority Area Team identified the following

beautification-related neighborhood concerns: inadequate streetscaping, illegal dumping, excessive litter, and the maintenance/appearance of some homes, businesses, and properties.

Additionally, in a recent Greater Bond neighborhood survey, respondents identified the repair and repurpose of vacant homes, property renovation, and lot redevelopment as their top three choices for how to best help beautify the neighborhood. These choices were followed closely by the elimination of illegal dumping and litter and streetscape and landscape improvements.

The strategies and action items that follow provide a framework for the neighborhood to work with community partners in an effort to not only enhance the beauty and charm of the area, but to help change the overall perception of the Greater Bond Neighborhood to that of a safe, inviting place to live and work.

NEIGHBORHOOD CONCERN 1: Inadequate streetscaping

Desired Outcome: Improved streetscaping on targeted streets that enhances public safety and mobility while also beautifying the surrounding neighborhood.

Strategy 1.1:

Develop and implement a strategic beautification plan that includes neighborhood signage, a linear park, and targeted streetscaping within the Greater Bond neighborhood.

Action Item 1.1.1:

Develop and implement a comprehensive streetscaping plan for the four identified streets that includes improved lighting, appropriate tree plantings, sidewalk improvements, sheltered bus stops, and other landscaping opportunities.

Lead: City of Tallahassee

Potential Partners: City of Tallahassee (Planning, Community Beautification and Waste Management, Underground Utilities and Public Infrastructure, CRA), Greater Bond Neighborhood Association

Action Item 1.1.2:

Work with the City to establish a linear park that connects Speed-Spencer-Stephens Park to Wahnish Way and the Tallahassee Junction.

Lead: Greater Bond Neighborhood Association

Potential Partners: City of Tallahassee (Parks, Recreation and Neighborhood Affairs; Underground Utilities and Public Infrastructure; Electric Utility; PLACE)

Action Item 1.1.3:

Identify locations within the neighborhood to place historical markers, as well as entrance, street, and wayfinding signs.



Lead: Greater Bond Neighborhood Association

Potential Partners: City of Tallahassee (Parks, Recreation and Neighborhood Affairs; Planning; Underground Utilities and Public Infrastructure; CRA)



Public investment in streetscaping can serve as a catalyst for economic development and neighborhood improvement.

Action Item 1.1.4: Enhance the landscaping in the roundabout on Kissimmee Street.



Lead: City of Tallahassee

Potential Partners: City of Tallahassee (Planning, Community Beautification and Waste Management, Underground Utilities and Public Infrastructure, CRA)

NEIGHBORHOOD CONCERN 2: Illegal dumping

Desired Outcome: A significant reduction in the number of illegal dumpsites that occur in the neighborhood.

Strategy 2.1:

Educate the neighborhood about practices that discourage and reduce illegal dumping.

Action Item 2.1.1:

Implement a campaign that increases resident awareness of specified bulk waste pickup days and strongly encourages residents to bring bulk items to the curb just prior to collection.



Lead: City of Tallahassee

Potential Partners: City of Tallahassee (Community Beautification and Waste Management, Communications)

Action Item 2.1.2:

Encourage the use of the City's electronic waste pick-up, the City's Cash for Trash events, and the County's hazardous waste drop-off. Include a coordinated neighborhood pick-up in this effort.



Lead: Greater Bond Neighborhood Association/Community Partners

Potential Partners: City of Tallahassee (Community Beautification and Waste Management, Communications), Leon County

Action Item 2.1.3:

Encourage residents to anonymously report the vehicle license plate of those who illegally dump in the neighborhood.

Lead: City of Tallahassee

Potential Partners: City of Tallahassee (Community Beautification and Waste Management, TPD)



Strategy 2.2:

Promptly remove illegal dumpsites that occur within the neighborhood.

Action Item 2.2.1:

Develop and implement an awareness campaign that teaches and encourages the reporting of illegal dump sites, so they can be removed quickly.

Lead: Greater Bond Neighborhood Association

Potential Partners: City of Tallahassee (Community Beautification and Waste Management, Customer Operations)

Action Item 2.2.2:

Implement a Neighborhood Scout program and incorporate block captains that would identify and report illegal dump sites.



Lead: Greater Bond Neighborhood Association

Potential Partners: City of Tallahassee (Community Beautification and Waste Management, Customer Operations)

NEIGHBORHOOD CONCERN 3: Excessive litter

Desired Outcome: A significant reduction in the amount of litter that occurs in public and private spaces in the neighborhood.

Strategy 3.1:

Implement a neighborhood-wide litter prevention program/campaign that includes an education component focused on youth.

Action Item 3.1.1:

Develop and implement a targeted litter campaign for youth that includes themed characters/mascot and a litter bug poster contest.

Lead: Greater Bond Neighborhood Association

Potential Partners: City of Tallahassee (Community Beautification and Waste Management, Communications), Leon County School District

Action Item 3.1.2:

Develop Litter-Free Zones, which are designated areas within the neighborhood that have a plan in place to reduce/remove litter on a frequent basis.

Lead: Greater Bond Neighborhood Association

Potential Partners: City of Tallahassee (Parks, Recreation and Neighborhood Affairs)

Action Item 3.1.3:

Place additional trash/recycling cans in public spaces, where appropriate.

Lead: City of Tallahassee

Potential Partners: City of Tallahassee (Community Beautification and Waste Management; StarMetro; Parks, Recreation and Neighborhood Affairs), faith-based organizations, nonprofits

Action Item 3.1.4:

Encourage local businesses to have trash/recycling cans that are available for use by patrons.



Lead: City of Tallahassee

Potential Partners: City of Tallahassee (Community Beautification and Waste Management, Growth Management), local businesses

Strategy 3.2:

Clean up litter as it occurs to reduce the attraction of more litter.

Action Item 3.2.1:

Coordinate with Keep Tallahassee Beautiful to ensure that all Greater Bond neighborhood streets are adopted.



Lead: Greater Bond Neighborhood Association

Potential Partners: City of Tallahassee (Parks, Recreation and Neighborhood Affairs)

Action Item 3.2.2:

Coordinate frequent neighborhood cleanup activities, including Neighborhood Sweeps that address the whole neighborhood and efforts that focus on Speed-Spencer-Stephens Park and the stormwater pond.



Lead: Greater Bond Neighborhood Association

Potential Partners: City of Tallahassee (Parks, Recreation and Neighborhood Affairs; Community Beautification and Waste Management; Underground Utilities and Public Infrastructure)

Action Item 3.2.3:

Coordinate with the City on its street sweeping schedule so that the neighborhood association can encourage residents to move their vehicles off street when the streets are scheduled to be cleaned.



Lead: Greater Bond Neighborhood Association

Potential Partners: City of Tallahassee (Underground Utilities and Public Infrastructure)

NEIGHBORHOOD CONCERN 4: Maintenance/appearance of some homes, businesses, and properties

Desired Outcome: An increase in the overall number of well-maintained homes and businesses as well as vacant and public spaces in the neighborhood.

Strategy 4.1:

Improve the appearance of vacant lots and neighborhood structures that are dilapidated, substandard, abandoned, or have other care-of-premise issues.

Action Item 4.1.1:

Implement an education program that informs residents about how to properly report code enforcement issues related to dilapidated, substandard, and abandoned structures; overgrown vacant lots; and other care-of-premise issues.

Lead: City of Tallahassee

Potential Partners: City of Tallahassee (Growth Management, Customer Operations) Greater Bond Neighborhood Association

Action Item 4.1.2:

Develop and distribute a cleanup clause for inclusion in rental agreements that landlords and property managers can use when leasing property in the neighborhood.

Lead: Greater Bond Neighborhood Association

Potential Partners: Landlords and property managers

Strategy 4.2:

Educate and encourage residents, businesses, and organizations to beautify front yards and other spaces visible from the street.

Action Item 4.2.1:

Implement a yard and/or home recognition program, such as Yard of the Month.

Lead: Greater Bond Neighborhood Association

Potential Partners: City of Tallahassee (TAPP, CRA), IFAS

Action Item 4.2.2:

Develop and implement a campaign to connect residents with resources that assist with yard and home beautification enhancements.

Lead: Greater Bond Neighborhood Association

Potential Partners: City's Adopt a Tree program, IFAS's Master Gardener and Florida-Friendly Landscaping programs, Leon County Solid Waste Management Division

Action Item 4.2.3:

Promote the CRA's Business Facility Improvement program.

Lead: City of Tallahassee (CRA)

Potential Partners: Greater Bond Neighborhood Association

Action Item 4.2.4:

Establish a neighborhood tool lending program.

Lead: Greater Bond Neighborhood Association

Potential Partners: Leon County Library, local home improvement businesses





Action Item 4.2.5:

Create a comprehensive program to assist residents with beautification efforts aimed at curb appeal opportunities that address items like house painting and front-yard landscaping.

Lead: Greater Bond Neighborhood Association

Potential Partners: City of Tallahassee (CRA), Leon County (paint reuse), The Big Event

Action Item 4.2.6:

Implement a planter project for local businesses and organizations.

Lead: Greater Bond Neighborhood Association

Potential Partners: Local businesses, home improvement businesses

ECONOMIC DEVELOPMENT AND RESIDENT EMPOWERMENT

Goal: Help residents become financially secure and support the growth of neighborhood businesses through improved access to educational, employment, and entrepreneurial opportunities.



The Greater Bond neighborhood envisions a future where residents and business owners alike are better able to take advantage of networks and support services that promote financial security and thoughtful economic development. Greater Bond is a community with many assets, but many residents face challenges in making ends meet. Low wage levels, unemployment, and low educational attainment are key issues in the community. Further, new and existing businesses need a skilled workforce and clear pathways to business development resources in order to expand and grow.

Twenty-one percent of Greater Bond residents have no high school diploma (or equivalent), and almost 19 percent of working-age residents are unemployed (ACS, 2011-15). Adults without a high school diploma or GED (General Equivalency Degree) have extremely limited

employment opportunities and are not competitive in the 21st-century job market. Homeownership in the neighborhood is relatively low (17.5 percent), and more than two-thirds of renters are cost-burdened, spending more than 30 percent of their income on housing (ACS, 2011-15). Families also face challenges in finding other work supports, like child care and transportation. Residents fear that the community will experience diminished economic potential and lost business opportunities if the community doesn't work together to change these circumstances.

The Economic Development and Resident Empowerment Priority Area Team identified key areas of concern and proposed a series of strategies that will reduce barriers and create opportunities for residents and entrepreneurs alike to build pathways to prosperity.

NEIGHBORHOOD CONCERN 1:

Lack of areas targeted for neighborhood-scale commercial development in the areas zoned “Residential Preservation”

Desired Outcome: More neighborhood-scale businesses are allowed within targeted areas of the “Residential Preservation” zones.

Strategy 1.1:

Identify and promote specific locations for commercial development.

Action Item 1.1.1:

Assess the feasibility of Floral, Gamble and Mill streets and the City-owned property at the corner of Lake Bradford Road and Gamble Street as areas for commercial corridors; identify three priority areas.

Lead: Greater Bond Neighborhood Association

Potential Partners: City of Tallahassee (Community Housing and Human Services; Parks, Recreation and Neighborhood Affairs), Tallahassee-Leon County Office of Economic Vitality



NEIGHBORHOOD CONCERN 2: Lack of awareness about current opportunities to develop businesses within the neighborhood

Desired Outcome: Greater Bond is perceived as a business-friendly neighborhood with creative and unique businesses that support the community.

Strategy 2.1:

Develop neighborhood branding and highlight the resources and opportunities available for locating businesses in the neighborhood.

Action Item 2.1.1:

Develop new options for a neighborhood logo and motto.



Lead: Greater Bond Neighborhood Association

Potential Partners: City of Tallahassee (Parks, Recreation and Neighborhood Affairs)

Action Item 2.1.2:

Create and implement a marketing plan to promote the neighborhood's branding and other positive neighborhood events/amenities.



Lead: Greater Bond Neighborhood Association

Potential Partners: City of Tallahassee

Action Item 2.1.3:

Identify vacant buildings, lots, and other underutilized areas that are suitable for business development and develop mechanisms to match those properties with prospective business owners.

Lead: Greater Bond Neighborhood Association

Potential Partners: City of Tallahassee (Planning; Community Housing and Human Services; Parks, Recreation and Neighborhood Affairs; Growth Management; CRA), Habitat for Humanity, Tallahassee-Leon County Office of Economic Vitality, Capital City Chamber of Commerce, Big Bend Minority Chamber of Commerce, Tallahassee Chamber of Commerce



Action Item 2.1.4:

Promote business development resources that are available to new and existing businesses in the neighborhood.

Lead: Greater Bond Neighborhood Association

Potential Partners: City of Tallahassee (Parks, Recreation and Neighborhood Affairs; CRA), Tallahassee-Leon County Office of Economic Vitality, DOMI, FAMU Small Business Development Center, New Era Entrepreneur Network

Action Item 2.1.5:

Work with universities, local museums, and other partners to explore the feasibility of creating a neighborhood museum at Speed's Grocery at Saxon and Floral streets.

Lead: Greater Bond Neighborhood Association

Potential Partners: City of Tallahassee (Planning; Parks, Recreation and Neighborhood Affairs; CRA), Tallahassee-Leon County Office of Economic Vitality, FAMU, FSU, Black Archives

NEIGHBORHOOD CONCERN 3: Limited access to educational, job training, and employment opportunities

Desired Outcome: Neighborhood youth and adults are able to conveniently access services that help them achieve educational goals and find employment that provides a family-sustaining wage.

Strategy 3.1:

Promote and enhance mechanisms for youth and adults to obtain a GED or high school diploma, higher education, job training, and employment.

Action Item 3.1.1:

Promote the TEMPO and other educational support programs to address disconnected youth ages 16-24.

Lead: Greater Bond Neighborhood Association

Potential Partners: TEMPO, City of Tallahassee (Parks, Recreation and Neighborhood Affairs; TPD)



Action Item 3.1.2:

Create a neighborhood-based reading and STEAM mentoring program for youth.

Lead: Greater Bond Neighborhood Association

Potential Partners: City of Tallahassee (Parks, Recreation and Neighborhood Affairs)

Action Item 3.1.3:

Host job training and employment support services for adults at locations within the community; link residents to services outside of the neighborhood.

Lead: Greater Bond Neighborhood Association

Potential Partners: CareerSource, other workforce development providers, TCC, City of Tallahassee (Parks, Recreation and Neighborhood Affairs)



NEIGHBORHOOD CONCERN 4: Limited access to affordable support services such as child care, transportation, and financial education

Desired Outcome: Residents can conveniently access and afford resources that support working families.

Strategy 4.1:

Link residents with existing services and resources, offering those services within the community when possible.

Action Item 4.1.1:

Create a Neighborhood Ambassador program to serve as liaisons between residents and service providers.

Lead: Greater Bond Neighborhood Association

Potential Partners: City of Tallahassee (Parks, Recreation and Neighborhood Affairs), 2-1-1, Southside United Citizen Action Alliance, Tallahassee Housing Authority, Kids Incorporated, chambers of commerce, Early Learning Coalition

Action Item 4.1.2:

Create a neighborhood resource guide that includes the identification of the skills and talents of people in the neighborhood.

Lead: Greater Bond Neighborhood Association

Potential Partners: City of Tallahassee (Parks, Recreation and Neighborhood Affairs), 2-1-1, Southside United Citizen Action Alliance, Tallahassee Housing Authority, Kids Incorporated, chambers of commerce, Early Learning Coalition



Action Item 4.1.3:

Work with service providers to offer additional services and events (i.e., mental health, financial education, and record expungement) within the neighborhood and target promotion efforts to the community.



Lead: Greater Bond Neighborhood Association

Potential Partners: City of Tallahassee (Parks, Recreation and Neighborhood Affairs), Tallahassee-Leon County Office of Economic Vitality, CareerSource, Tallahassee Federal Credit Union, DOMI, FAMU Small Business Development Center, New Era Entrepreneur Network, Early Learning Coalition of the Big Bend, Capital Area Community Action Agency, Big Bend AFTER Re-Entry Coalition, Legal Services of North Florida

Action Item 4.1.4:

Develop a plan to create a comprehensive one-stop service hub (or “Village Center”).

Lead: Greater Bond Neighborhood Association

Potential Partners: City of Tallahassee (Parks, Recreation and Neighborhood Affairs; Planning)

Action Item 4.1.5:

Assess the feasibility of creating a quality-rated, affordable childcare facility in the neighborhood.

Lead: Greater Bond Neighborhood Association

Potential Partners: City of Tallahassee (Parks, Recreation and Neighborhood Affairs; Planning), Early Learning Coalition of the Big Bend, Capital Area Community Action Agency

Action Item 4.1.6:

Conduct a survey of bus stops/routes and bicycle lanes in/out of Greater Bond to determine possible improvements and provide education about existing transportation resources.



Lead: Greater Bond Neighborhood Association

Potential Partners: City of Tallahassee (Parks, Recreation and Neighborhood Affairs; Planning)

NEIGHBORHOOD CONCERN 5: Limited availability of affordable housing and low homeownership rates

Desired Outcome: Greater Bond residents have ample opportunities to rent or purchase suitable and affordable homes.

Strategy 5.1:

Increase awareness of properties that can be redeveloped into affordable housing.

Action Item 5.1.1:

Develop and promote a list of properties that can be redeveloped into affordable housing.

Lead: Greater Bond Neighborhood Association
Potential Partners: City of Tallahassee (Community Housing and Human Services; Planning; Parks, Recreation and Neighborhood Affairs), Tallahassee Lenders Consortium, Habitat for Humanity, developers

Strategy 5.2:

Increase access to homeownership and housing rehabilitation resources.

Action Item 5.2.1:

Promote current homeownership programs and rehabilitation supports for owner- and renter-occupied homes.

Lead: Greater Bond Neighborhood Association
Potential Partners: City of Tallahassee (Community Housing and Human Services; Planning; Parks, Recreation and Neighborhood Affairs), Tallahassee Lenders Consortium, Capital Area Community Action Agency, credit unions

Action Item 5.2.2:

Organize community work days where community volunteers aid homeowners with rehabilitation projects.

Lead: Greater Bond Neighborhood Association
Potential Partners: Rainbow Rehab, Habitat for Humanity, Volunteer Leon, City of Tallahassee (Community Housing and Human Services; Planning; Parks, Recreation and Neighborhood Affairs)

Action Item 5.2.3:

Create a new program that provides financial incentives for landlords to improve rental properties in the neighborhood while also keeping them affordable.

Lead: City of Tallahassee (Community Housing and Human Services)
Potential Partners: Greater Bond Neighborhood Association, Tallahassee-Leon County Office of Economic Vitality, City of Tallahassee (CRA; Planning; Parks, Recreation and Neighborhood Affairs)

Action Item 5.2.4:

Create a new program that provides financial incentive for homeowners to improve their homes (ex: Residential Facade Improvement Program).

Lead: City of Tallahassee (Community Housing and Human Services)
Potential Partners: Greater Bond Neighborhood Association, Tallahassee-Leon County Office of Economic Vitality, City of Tallahassee (CRA; Planning; Parks, Recreation and Neighborhood Affairs)



Housing is a theme that runs through almost all of the neighborhood plan priority areas. From improving existing housing stock to creating new affordable housing units, the neighborhood has identified varied approaches to improving housing conditions for residents of Greater Bond. (See Housing Implementation Plan.)

LAND USE

Goal: Integrate residential, commercial, and industrial development through land use and zoning mechanisms that address historic preservation, protect the natural environment, and enhance the livability of the Greater Bond neighborhood.



Land use shapes the character of a neighborhood and can present significant challenges or great opportunities for neighborhood revitalization efforts. The Greater Bond neighborhood has a mixture of existing land uses. The neighborhood is home to corner stores, community churches, two community centers, child care/preschool centers, an elementary school, a cement plant, automotive repair shops, and several personal care businesses. Approximately 30 percent of the neighborhood's 468 acres is developed as residential.

The land use challenges identified by the residents include incompatible land uses, limited availability of areas for neighborhood scale commercial development, overgrown vacant lots, dilapidated structures, lack of bicycle and pedestrian connectivity to the broader community, and lack of visually appealing streetscapes. The residents of Greater Bond want to preserve and enhance the residential core

of their neighborhood; however, they are also amenable to creating opportunities for neighborhood scale commercial development within their community.

The recent survey of Greater Bond residents and stakeholders revealed that 95 percent of respondents felt that it was very important to have well-maintained, single-family homes in the neighborhood. Residents were also supportive of pedestrian pathways and bike lanes. The survey also shows that there is support for student housing in the neighborhood and opportunities for neighborhood scale development on three major neighborhood thoroughfares. The following strategies were developed by the Land Use Priority Area Team to support the creation of a land use mix that supports the new vision for the community.



NEIGHBORHOOD CONCERN 1: Incompatible existing land uses

Desired Outcome: Zoning adjustments allow for residential, commercial, and light industrial uses while preserving the character of the neighborhood.

Strategy 1.1:

Preserve single-family residential character in areas zoned Residential Preservation while creating opportunities to develop new and enhance existing commercial areas in the neighborhood.

Action Item 1.1.1:

Coordinate with Planning through a Greater Bond Land Use Committee (comprised of residents, realtors, and developers) to address policy changes.



Lead: City of Tallahassee

Potential Partners: City of Tallahassee (Growth Management; Planning; Parks, Recreation and Neighborhood Affairs), Greater Bond Neighborhood Association, realtors, and developers.

Action Item 1.1.2:

Develop and present recommendations to Planning that address non-conforming businesses, compatible home businesses, and new businesses that serve neighbors and students. This may include new commercial opportunities along Osceola Street, Floral Street, Gamble Street, Mill Street, Lake Bradford Road, Orange Avenue; the Villa Mitchell area; and connections for Greater Bond to the FAMU Gateway corridor.

Lead: City of Tallahassee

Potential Partners: City of Tallahassee (Growth Management; Planning; Parks, Recreation and Neighborhood Affairs), Greater Bond Neighborhood Association

Comprehensive neighborhood revitalization involves an evaluation of existing land uses and current zoning and development patterns with the aim of identifying opportunities for the creation of a land use mix that supports the new vision for the community.



Action Item 1.1.3:

Involve Greater Bond residents in the Comprehensive Plan update process that addresses the development of the area between Mill Street and Lake Bradford Road for commercial, entrepreneur/innovation facilities, entertainment, and light industrial uses, which will contribute to significant economic opportunities for current and future neighborhood residents.

Lead: City of Tallahassee

Potential Partners: City of Tallahassee (Growth Management; Planning; Parks, Recreation and Neighborhood Affairs), Greater Bond Neighborhood Association

NEIGHBORHOOD CONCERN 2: Vacant lots and dilapidated structures

Desired Outcome: Dilapidated and abandoned structures in the neighborhood are redeveloped, and local historically significant neighborhood structures are preserved.

Strategy 2.1:

Develop City-owned properties in the neighborhood.

Action Item 2.1.1:

Sell City-owned properties with contractual conditions that assure new development is affordable and consistent with the character of the community.

Lead: City of Tallahassee
Potential Partners: City of Tallahassee (Community Housing and Human Services, Real Estate)

Action Item 2.1.2:

Explore the feasibility of implementing a community land trust model on City-owned properties in the Greater Bond neighborhood.

Lead: City of Tallahassee
Potential Partners: City of Tallahassee (Community Housing and Human Services, Real Estate)

Strategy 2.2:

Rehabilitation of renter-occupied homes throughout the neighborhood.

Action Item 2.2.1:

Implement an education program that informs residents about tenant rights regarding requesting repairs and how to properly report code enforcement issues, if necessary.

Lead: City of Tallahassee
Potential Partners: City of Tallahassee (Growth Management)

Action Item 2.2.2:

Educate landlords about obtaining rehabilitation loans, rental assistance programs, renter rehabilitation agreements (for example, renters agree to paint and make repairs if landlord pays for materials, a lease that reduces rent for a set period, or a lease-to-own agreement), etc.

Lead: City of Tallahassee
Potential Partners: City of Tallahassee (Community Housing and Human Services)

Strategy 2.3:

Encourage the development of privately owned, dilapidated buildings, and vacant lots.

Action Item 2.3.1:

Through the GBNA Land Use Committee (comprised of residents, realtors, and developers), survey, prioritize, and promote properties available for development.

Lead: Greater Bond Neighborhood Association
Potential Partners: City of Tallahassee (Community Housing and Human Services)

Strategy 2.4:

Preserve historic structures throughout the neighborhood.

Action Item 2.4.1:

Create an inventory of the neighborhood's significant historic structures.

Lead: Greater Bond Neighborhood Association
Potential Partners: Riley House Museum, Black Archives

Action Item 2.4.2:

Identify incentives that promote the preservation of the neighborhood's historically significant structures.

Lead: Greater Bond Neighborhood Association
Potential Partners: Riley House Museum, Black Archives

NEIGHBORHOOD CONCERN 3: Lack of bicycle/pedestrian connectivity to neighborhood resources and the broader community

Desired Outcome: Bicycle/pedestrian connectivity throughout the neighborhood is improved.

Strategy 3.1:

Identify potential bicycle/pedestrian connections to surrounding development, proposed linear park, gateways to the neighborhood, and FAMU.

Action Item 3.1.1:

Develop a bicycle/pedestrian plan for Greater Bond that identifies needed facilities and routes to nearby destinations.

Lead: City of Tallahassee

Potential Partners: City of Tallahassee (Planning; Parks, Recreation and Neighborhood Affairs), Greater Bond Neighborhood Association, CRTPA, Blueprint, FDOT, FAMU

Action Item 3.1.2:

Identify potential enhancements to existing neighborhood amenities (i.e., Speed-Spencer-Stephens Park, the linear park, St. Marks Trail, and Tallahassee Junction).

Lead: City of Tallahassee

Potential Partners: City of Tallahassee (Planning; Parks, Recreation and Neighborhood Affairs), Greater Bond Neighborhood Association, CRTPA, Blueprint, FDOT, FAMU

Action Item 3.1.3:

Provide traffic calming and bike lanes throughout the neighborhood.

Lead: City of Tallahassee

Potential Partners: City of Tallahassee (Parks, Recreation and Neighborhood Affairs; Underground Utilities and Public Infrastructure; Electric Utility), Greater Bond Neighborhood Association



NEIGHBORHOOD CONCERN 4: Lack of visually appealing streetscapes in the neighborhood

Desired Outcome: Improved streetscaping on targeted corridors that enhances public safety and mobility while also beautifying the surrounding neighborhood.

Strategy 4.1:

Develop and implement a comprehensive streetscaping plan that focuses on four key corridors within the Greater Bond neighborhood.

Action Item 4.1.1:

Identify priority streets for enhanced streetscaping. Options include Gamble Street, Saxon Street, Holton Street, Osceola Street, Floral Street, Perry Street, and Eugenia Street.



Lead: Greater Bond Neighborhood Association

Potential Partners: City of Tallahassee (Planning, Community Beautification and Waste Management, Underground Utilities and Public Infrastructure, CRA)

Action Item 4.1.2:

Develop and implement a comprehensive streetscaping plan for the four priority streets that includes improved lighting, appropriate tree plantings, sidewalk improvements, additional street/way-finding signs, historical markers, and other landscaping opportunities.

Lead: City of Tallahassee (Planning)

Potential Partners: Greater Bond Neighborhood Association, City of Tallahassee (Community Beautification and Waste Management, Underground Utilities and Public Infrastructure, CRA)



NEIGHBORHOOD SAFETY AND CRIME PREVENTION

Goal: *Create a safe environment for residents and visitors to live, work, learn, and play through social engagement and the revitalization of the Greater Bond neighborhood.*



Neighborhood involvement and community spirit (love of place) are solid building blocks for creating safe and resilient neighborhoods. Crime is a major quality of life concern that the Greater Bond neighborhood is ready to address together. Local crime data show areas in the Greater Bond neighborhood as crime “hot spots.” (These are defined as areas that have high crime intensity.) A review of tracked criminal activities occurring in Greater Bond from 2013 to 2017 shows that most of the crimes occurring in the neighborhood are property offenses related to theft, burglary, and larceny. Crimes against persons show a decline over the years.

Although crime is a major concern for the neighborhood, 93 percent of respondents to the recent Greater Bond Neighborhood First survey (2018) stated that they feel safe in their community. Eighty percent of respondents, however, stated that they were very concerned about drug use/dealing, while 71 percent were very concerned about crimes

of burglary, theft, violence, and homicides. Survey results showed a high level of support for enhanced community policing, continued monitoring of criminal activity around neighborhood stores and street corners, and the implementation of Neighborhood Crime Watch program.

The Tallahassee Police Department has established a community policing substation in Greater Bond at the Smith-Williams Service Center, which has led to more proactive community engagement. Additionally, the installation of security cameras in certain areas of the neighborhood earlier this year has had a positive effect on crime in the community. The Neighborhood Safety and Crime Prevention Priority Area Team built upon these successes by focusing on strategies that support and encourage crime reporting, personal safety, and community involvement.



NEIGHBORHOOD CONCERN 1: Lack of a proactive approach to address criminal activity

Desired Outcome: The neighborhood is actively engaged in crime prevention efforts.

Strategy 1.1:

Engage and educate neighborhood residents and stakeholders (churches, schools, business owners, landlords) on crime reporting, fire prevention, and personal safety techniques.

Action Item 1.1.1:

In collaboration with members of the Public Safety Collective, develop and implement a neighborhood crime prevention and education plan, which focuses on the techniques that residents can implement individually and in partnership with local law enforcement.



Lead: Greater Bond Neighborhood Association
Potential Partners: City of Tallahassee (Parks, Recreation and Neighborhood Affairs; TPD), LCSO, FAMUPD, Big Bend Crime Stoppers, area schools, area churches, businesses

Action Item 1.1.2:

Collaborate with local public safety officials and Tallahassee Community College to conduct workshops on personal and neighborhood safety.



Lead: Greater Bond Neighborhood Association
Potential Partners: City of Tallahassee (Parks, Recreation and Neighborhood Affairs; TPD; TFD), TCC, LCSO, area schools, Tallahassee Police Athletic League, parents

Action Item 1.1.3:

Meet with area businesses to discuss and explore opportunities for partnerships, and obtain buy-in through an agreement or pledge to address the neighborhood's security concerns.

Lead: Greater Bond Neighborhood Association
Potential Partners: City of Tallahassee (Parks, Recreation and Neighborhood Affairs; TPD; TFD), LCSO

Action Item 1.1.4:

Provide animal control for stray cats and dogs and education to residents on leash laws and animal population control.



Lead: City of Tallahassee (Parks, Recreation and Neighborhood Affairs; TPD)

Potential Partners: Greater Bond Neighborhood Association

Action Item 1.1.5:

Host a Safety Summit & Showcase event.



Lead: Greater Bond Neighborhood Association
Potential Partners: City of Tallahassee (Parks, Recreation and Neighborhood Affairs; TPD), local churches

Strategy 1.2:

Increase resident involvement in neighborhood activities and events.

Action Item 1.2.1:

Expand and enhance how residents are provided information regarding law enforcement activities, programs, and services by utilizing the neighborhood block captain network, Operation Safe Neighborhoods, and a neighborhood webpage.



Lead: Greater Bond Neighborhood Association
Potential Partners: City of Tallahassee (Parks, Recreation and Neighborhood Affairs), local schools, parents, police

Action Item 1.2.2:

Host public safety/resource fairs.

Lead: City of Tallahassee (Parks, Recreation and Neighborhood Affairs)
Potential Partners: Greater Bond Neighborhood Association, City of Tallahassee (TPD, TFD), LCSO, Big Bend Crime Stoppers, FAMU, FSU, area schools

Action Item 1.2.3:

Host Operation Safe Neighborhoods walks.



Lead: City of Tallahassee (TPD)

Potential Partners: Greater Bond Neighborhood Association, City of Tallahassee (Parks, Recreation and Neighborhood Affairs)

Action Item 1.2.4:

Host church services outside in the neighborhood.



Lead: Greater Bond Neighborhood Association

Potential Partners: Area churches

Action Item 1.2.5: Engage with parents at school orientations, open houses, and other school events.



Lead: Greater Bond Neighborhood Association

Potential Partners: Area schools

Strategy 1.3:

Leverage dollars and community assets to address crime.

Action Item 1.3.1:

Partner with local businesses and community organizations to support and/or sponsor neighborhood activities and events that highlight the importance of reporting crime.



Lead: Greater Bond Neighborhood Association

Potential Partners: Big Bend Crime Stoppers, local nonprofits, credit unions

Action Item 1.3.2:

Seek grant opportunities that support neighborhood safety efforts including the establishment of a one-stop service hub (or “Village Center”).

Lead: Greater Bond Neighborhood Association

Potential Partners: Local nonprofits



NEIGHBORHOOD CONCERN 2: Perceived lack of visibility of law enforcement in the neighborhood

Desired Outcome: Law enforcement is visible and engages with residents.

Strategy 2.1:

Promote community policing efforts.

Action Item 2.1.1:

Highlight law enforcement efforts in neighborhood.

Lead: City of Tallahassee (TPD), LCSO

Potential Partners: City of Tallahassee (Communications; Parks, Recreation and Neighborhood Affairs; TFD)

Strategy 2.2:

Host activities that provide opportunity for law enforcement officials and neighborhood residents and stakeholders to interact.

Action Item 2.2.1:

Host breakfasts or workshops for the area's 23 church leaders.



Lead: Greater Bond Neighborhood Association

Potential Partners: City of Tallahassee (Parks, Recreation and Neighborhood Affairs; TPD; TFD), LCSO, area schools, area churches

Action Item 2.2.2:

Collaborate with TPD, TFD, and LCSO to host quarterly meetings/ events in the neighborhood to provide positive social interaction between law enforcement officers and neighborhood residents.

Lead: Greater Bond Neighborhood Association

Potential Partners: City of Tallahassee (Parks, Recreation and Neighborhood Affairs; TPD; TFD), LCSO, area schools

Action Item 2.2.3:

Recruit residents to participate in TPD's youth and adult Citizens Police Academies, Rape Aggression Defense, and Ride-Along programs with special Southside officers that volunteer and are good at working with riders. Offer a special preview workshop for the Citizens Police Academy.



Lead: Greater Bond Neighborhood Association

Potential Partners: City of Tallahassee (TPD)

Action Item 2.2.4:

Invite law enforcement officials to participate in regularly scheduled neighborhood association activities, such as the monthly neighborhood association meeting.



Lead: Greater Bond Neighborhood Association

Potential Partners: City of Tallahassee (Parks, Recreation and Neighborhood Affairs; TPD)

Action Item 2.2.5:

Recognize and honor law enforcement officials, kids, parents, and others who have partnered with the neighborhood to address neighborhood issues.



Lead: Greater Bond Neighborhood Association

Potential Partners: City of Tallahassee (Parks, Recreation and Neighborhood Affairs; TPD)

Action Item 2.2.6:

Recruit law enforcement officials to attend and serve as volunteers in neighborhood-run youth and children's programs.



Lead: Greater Bond Neighborhood Association

Potential Partners: City of Tallahassee (Parks, Recreation and Neighborhood Affairs; TPD; TFD), LCSO, FAMU, FSU, area schools

NEIGHBORHOOD CONCERN 3: Lack of a comprehensive Neighborhood Crime Watch program

Desired Outcome: The Greater Bond Neighborhood Crime Watch is active, inclusive and effective.

Strategy 3.1:

Develop a comprehensive Neighborhood Crime Watch program.

Action Item 3.1.1:

Identify Block Captains for hot spot areas in the neighborhood.



Lead: Greater Bond Neighborhood Association

Potential Partners: City of Tallahassee (Parks, Recreation and Neighborhood Affairs)

Action Item 3.1.2:

Encourage neighbors and stakeholders to look out for each other and report suspicious activities to the police.

Lead: Greater Bond Neighborhood Association

Potential Partners: City of Tallahassee (TPD), LCSO, area schools, Big Bend Crime Stoppers, local businesses, FAMU, FSU

Action Item 3.1.3:

Update neighborhood residents about criminal activities taking place in the neighborhood. Use technology (i.e., Nextdoor).



Lead: City of Tallahassee (TPD)

Potential Partners: City of Tallahassee (Parks, Recreation and Neighborhood Affairs)

Action Item 3.1.4:

Partner with businesses to obtain donations to be used as incentives for resident involvement.

Lead: Greater Bond Neighborhood Association

Potential Partners: Area businesses



Action Item 3.1.5:

Nurture strong relationships between neighborhood advocates and individual officers/law enforcement in general.

Lead: Greater Bond Neighborhood Association

Potential Partners: City of Tallahassee (TPD), LCSO, Big Bend Crime Stoppers, area schools, local businesses, FAMU, FSU

NEIGHBORHOOD CONCERN 4: Abandoned/derelict housing, overgrown vegetation, and the perceived lack of Code Enforcement to address these issues.

Desired Outcome: There is a significant reduction in the number of dilapidated and/or abandoned structures in the neighborhood.

Strategy 4.1:

Rehabilitation or removal, if necessary, of neighborhood structures that are dilapidated.

Action Item 4.1.1:

Reach out to owners to ascertain their desired use of property.

Lead: Greater Bond Neighborhood Association

Potential Partners: City of Tallahassee (Parks, Recreation and Neighborhood Affairs; Real Estate)

Action Item 4.1.2:

Implement an education program that informs residents about how to properly report code enforcement issues related to dilapidated, substandard, and/or abandoned structures.

Lead: City of Tallahassee

Potential Partners: City of Tallahassee (Growth Management, Community Housing and Human Services)

Action Item 4.1.3:

Promote the use of City rehabilitation programs for owner-occupied houses (financial assistance with home rehabilitation).

Lead: Greater Bond Neighborhood Association

Potential Partners: City of Tallahassee (Community Housing and Human Services)

Action Item 4.1.4:

Coordinate with nonprofit organizations that assist with helping homeowners address dilapidated, substandard, and/or abandoned structures or lots (physical assistance with home rehabilitation).

Lead: Greater Bond Neighborhood Association

Potential Partners: Rainbow Rehab, Habitat for Humanity

Action Item 4.1.5:

Promote financial/housing assistance programs offered by nonprofits (financial assistance with home in general).

Lead: Greater Bond Neighborhood Association

Potential Partners: Tallahassee Lenders Consortium



NEIGHBORHOOD CONCERN 5: Current physical environment leads to criminal activity

Desired Outcome: There is adequate physical and social neighborhood infrastructure that prevents or reduces opportunities for criminal activity.

Strategy 5.1:

Develop and implement physical improvements to prevent and/or reduce criminal activities.

Action Item 5.1.1:

Create green spaces throughout the neighborhood.

Lead: City of Tallahassee (Growth Management, Underground Utilities and Public Infrastructure)

Potential Partners: Greater Bond Neighborhood Association

Action Item 5.1.2:

Update lighting survey and enhance/install adequate street lighting throughout neighborhood.

Lead: City of Tallahassee (Electric Utility)

Potential Partners: City of Tallahassee (Parks, Recreation and Neighborhood Affairs)

Action Item 5.1.3:

Use the principles and practices of CPTED (crime prevention through environmental design) to reduce opportunities for crime.

Lead: City of Tallahassee (TPD)

Potential Partners: Greater Bond Neighborhood Association, City of Tallahassee (TFD), LCSO



The concept of community policing has been around for a long time. In the United States, it can be traced as far back as the 19th century. The primary purpose for its inception was to have police engaging with communities to build strong relationships between residents and law enforcement. One of the earliest and major tactics of community policing involved officers going on foot patrols through the neighborhoods they served.



5 PLAN IMPLEMENTATION AND MONITORING



The Greater Bond Neighborhood Association, Community Action Team, and staff from the City's Neighborhood Affairs division will work collaboratively to implement the Greater Bond Neighborhood First Plan.

Priority Area Teams will evolve into Priority Area Implementation Teams. Neighborhood Affairs staff will work collaboratively with the residents of the Greater Bond neighborhood to seek funding for the implementation of the plan. Potential funders include the City of Tallahassee, Tallahassee Community Redevelopment Agency, and other community partners. The Action Team has established a working relationship with FAMU's School of Social Work, and through this partnership, the Greater Bond Neighborhood Association will receive help from the program's graduate students to implement some of the action items that the neighborhood association is expected to take the lead on.

Six issue-focused implementation plans were developed from the overall Greater Bond Neighborhood First Plan. These six implementation plans (see Appendix B) form a framework for the neighborhood to think about the resources needed to implement each action item, including funding, volunteers, potential partners, and time frame for implementation. The implementation plans group together action items from multiple priority areas that fall under major subject areas. These subject areas are Housing, Neighborhood Cleanup, Neighborhood and Business Opportunity Promotion, Resident Empowerment, Streetscaping and Curb Appearance, and Neighborhood Crime Watch.

The action items that have been identified as ready for immediate implementation are denoted in the plan with a blueberry icon and also gathered in one document (see Appendix A). These action items are defined as projects, events, and/or activities for which no extensive planning is needed, funding is already available, there is a ready partner, no permit is needed, can be accomplished with a few people, and will show an impact on the community. The remaining action items will be reviewed by the neighborhood association and the implementation teams, which will periodically review the plan and seek additional opportunities to move action items forward.



The implementation plans group together action items from multiple priority areas that fall under major subject areas. These subject areas are Housing, Neighborhood Cleanup, Neighborhood and Business Opportunity Promotion, Resident Empowerment, Streetscaping and Curb Appearance, Neighborhood Crime Watch, and Crime Prevention & Education.

APPENDICES



APPENDIX A

ACTIONS ITEMS FOR IMMEDIATE IMPLEMENTATION

These action items have been identified as those ready for immediate implementation (aka “low-hanging fruit”), which are defined as projects, events, and/or activities for which no extensive planning is needed, funding is already available, there is a ready partner, no permit is needed, can be done with a few people, and will show an impact on the community.

PRIORITY AREA: ECONOMIC DEVELOPMENT & RESIDENT EMPOWERMENT

Potential Partners: Greater Bond Neighborhood Association, City of Tallahassee (Growth Management; Planning; Parks, Recreation and Neighborhood Affairs; StarMetro), Habitat for Humanity, Tallahassee-Leon County Office of Economic Vitality, CRA, Capital City Chamber of Commerce, Big Bend Minority Chamber of Commerce, Tallahassee Chamber of Commerce, DOMI, FAMU Small Business Development Center, New Era Entrepreneur Network, FAMU, FSU, TEMPO, Leon County School District, CareerSource, other workforce development providers, TCC, Tallahassee Federal Credit Union, Early Learning Coalition of the Big Bend, Capital Area Community Action Agency, Big Bend AFTER Re-Entry Coalition, Legal Services of North Florida, North Florida Commuter Services

IMPLEMENTATION TASK	RESOURCES	STATUS
Develop a new neighborhood logo and motto. (ED&RE 2.1.1)		
Create and implement a marketing plan to promote the neighborhood. (ED&RE 2.1.2)		
Promote TEMPO and other programs to address disconnected youth ages 16-24. (ED&RE 3.1.1)		
Host job training and other employment support services for adults within the neighborhood. (ED&RE 3.1.3)		
Offer and promote additional services and events (i.e., mental health, financial education, and record expungement) in the neighborhood. (ED&RE 4.1.3)		
Create a directory of bus stops/routes and bicycle lanes to determine improvements needed and to provide education about existing transportation resources (ED&RE 4.1.6)		

PRIORITY AREA: COMMUNITY BEAUTIFICATION

Potential Partners: Greater Bond Neighborhood Association, City of Tallahassee (Planning, Community Beautification and Waste Management, Electric Utility, Underground Utilities and Public Infrastructure, CRA, TAPP), IFAS, City’s Adopt a Tree program, IFAS’s Master Gardener and Florida-Friendly Landscaping programs, the free paint available at the Leon County Solid Waste Division, Leon County Library, local home improvement businesses, The Big Event, landlords, other local businesses

IMPLEMENTATION TASK	RESOURCES	STATUS
Identify locations within the neighborhood to place historical markers, as well as entranceway, street, and wayfinding signs. (CB 1.1.3)		



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IMPLEMENTATION TASK	RESOURCES	STATUS
Enhance the landscaping in the roundabout on Kissimmee Street. (CB 1.1.4)		
Implement a campaign that increases resident awareness of specified bulk waste pickup days and strongly encourages residents to bring bulk items to the curb just prior to collection. (CB 2.1.1)		
Encourage the use of the City's electronic waste pick-up, the City's Cash for Trash events, and the County's hazardous waste drop-off. Include a coordinated neighborhood pick-up in this effort. (CB 2.1.2)		
Develop and implement an awareness campaign that teaches and encourages the reporting of illegal dump sites, so they can be removed quickly. (This item can be part of a broader Illegal Dumping Campaign.) (CB 2.2.2)		
Encourage local businesses to have trash/recycling cans that are available for use by patrons. (CB 3.1.4)		
Coordinate with Keep Tallahassee Beautiful to ensure that all Greater Bond neighborhood streets are adopted. (CB 3.2.1)		
Coordinate frequent neighborhood cleanup activities, including Neighborhood Sweeps that address the whole neighborhood and efforts that focus on Speed-Spencer-Stephens Park and the stormwater pond. (CB 3.2.2)		
Coordinate with the City on its street sweeping schedule for the Greater Bond neighborhood so that neighborhood association can encourage residents to move their vehicles off street when the streets are scheduled to be cleaned. (CB 3.2.3)		
Promote the CRA's Business Facility Improvement program to neighborhood businesses. (CB 4.2.3)		

PRIORITY AREA: LAND USE

Potential Partners: Greater Bond Neighborhood Association, City of Tallahassee (Planning; Community Beautification and Waste Management; Growth Management; Parks, Recreation and Neighborhood Affairs; Community Housing and Human Services; Real Estate; Underground Utilities and Public Infrastructure; Electric Utility; CRA), CRTPA, Blueprint, FDOT, FAMU, Riley House Museum, Black Archives

IMPLEMENTATION TASK	RESOURCES	STATUS
Coordinate with Planning through a Greater Bond Land Use Committee (comprised of residents, realtors, and developers) to address policy changes. (LU 1.1.1)		
Identify priority streets for enhanced streetscaping. Options include Gamble Street, Saxon Street, Holton Street, Osceola Street, Floral Street, Perry Street, and Eugenia Street. (LU 4.1.1)		



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PRIORITY AREA: NEIGHBORHOOD SAFETY & CRIME PREVENTION

Potential Partners: Greater Bond Neighborhood Association, FAMU School of Social Work, City of Tallahassee (TPD; Parks, Recreation and Neighborhood Affairs) Leon County Sheriff's Office, FAMU Police Department, Big Bend Crime Stoppers, area churches, schools, businesses

IMPLEMENTATION TASK	RESOURCES	STATUS
Collaborate with local public safety officials and Tallahassee Community College to conduct workshops on personal and neighborhood safety. (NS&CP 1.1.2)		
Coordinate with animal control to address stray cats and dogs and provide education to residents on leash laws and animal population control. (NS&CP 1.1.4)		
Host a Safety Summit & Showcase event. (NS&CP 1.1.5)		
Expand and enhance how residents are provided information regarding law enforcement activities, programs, and services by utilizing the neighborhood block captain network, Operation Safe Neighborhoods, and a neighborhood webpage. (NS&CP 1.2.1)		
Host Operation Safe Neighborhoods walks. (NS&CP 1.2.3)		
Host church services outside in the neighborhood. (NS&CP 1.2.4)		
Engage with parents at school orientations, open houses, and other school events. (NS&CP 1.2.5)		
Partner with local businesses and community organizations to support and/or sponsor neighborhood activities and events that highlight the importance of reporting crime. (NS&CP 1.3.1)		
Host breakfasts or workshops for the area's 23 church leaders. (NS&CP 2.2.1)		
Recruit residents to participate in TPD's youth and adult Citizens Police Academies, Rape Aggression Defense, and Ride-Along programs with special Southside officers that volunteer and are good at working with riders. Offer a special preview workshop for the Citizens Police Academy. (NS&CP 2.2.3)		
Invite law enforcement officials to participate in regularly scheduled neighborhood association activities, such as the monthly neighborhood association meeting. (NS&CP 2.2.4)		
Recognize and honor law enforcement officials, kids, parents, and others who have partnered with the neighborhood to address neighborhood issues. (NS&CP 2.2.5)		



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IMPLEMENTATION TASK	RESOURCES	STATUS
Recruit law enforcement officials to attend and serve as volunteers in neighborhood-run youth and children's programs. (NS&CP 2.2.6)		
Identify Block Captains for hot spot areas in neighborhood. (NS&CP 3.1.1)		
Update neighborhood residents about criminal activities taking place in the neighborhood. Use technology (i.e., Nextdoor). (NS&CP 3.1.3)		
Promote financial/housing assistance programs offered by nonprofits (financial assistance with home in general). (NS&CP 4.1.5)		

NOTES





APPENDIX B

HOUSING IMPLEMENTATION PLAN

ACCESS TO HOMEOWNERSHIP (ED&RE 5.1, ED&RE 5.2, LU 2.1, LU 2.3, NS 4.1)

Potential Partners: City of Tallahassee (Community Housing and Human Services; Planning; Parks, Recreation and Neighborhood Affairs; Growth Management; Customer Operations; Real Estate), Tallahassee-Leon County Office of Economic Vitality, Tallahassee Lenders Consortium, Habitat for Humanity, Capital Area Community Action Agency, developers, credit unions

ACTION ITEM	STARTING TIME FRAME	RESOURCES	STATUS
Develop and promote a list of properties that can be redeveloped into affordable housing. (ED&RE 5.1.1)			
Promote current homeownership programs and rehabilitation supports for owner- and renter-occupied homes. (ED&RE 5.2.1, NS 4.1.5)			
Solicit developers and sell city-owned properties for residential development with contractual conditions that assure affordability and consistency with the character of the community. (LU 2.1.1)			
Explore the feasibility of implementing a community land trust model for city-owned properties in the Greater Bond neighborhood. (LU 2.1.2)			
Through the GBNA Land Use Committee (comprised of residents, realtors and developers) survey, prioritize, and promote properties available for development. (LU 2.3.1)			

OWNER-OCCUPIED HOUSING REHABILITATION (ED&RE 5.2, NS 4.1, CB 4.1)

Potential Partners: City of Tallahassee (Community Housing and Human Services; Planning; Parks, Recreation and Neighborhood Affairs; Growth Management; Customer Operations; Real Estate) Tallahassee-Leon County Office of Economic Vitality, Tallahassee Lenders Consortium, Habitat for Humanity, Capital Area Community Action Agency, credit unions, Volunteer Leon

ACTION ITEM	STARTING TIME FRAME	RESOURCES	STATUS
Organize community work days where community volunteers aid homeowners with rehabilitation projects. (ED&RE 5.2.2)			
Create a new program that provides financial incentive for homeowners to improve their homes. (ED&RE 5.2.4)			
Promote current homeownership programs and rehabilitation supports, including City programs, for owner-occupied homes. (ED&RE 5.2.1, NS 4.1.5)			



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ACTION ITEM	STARTING TIME FRAME	RESOURCES	STATUS
Promote use of City rehabilitation programs for owner-occupied houses. (NS&CP 4.1.3)			
Coordinate with nonprofit organizations that assist with helping homeowners address dilapidated, substandard, and/or abandoned structures or lots (physical assistance with home rehab). (NS&CP 4.1.4)			

RENTER-OCCUPIED HOUSING REHABILITATION (ED&RE 5.2, NS 4.1, LU 2.2)

Potential Partners: City of Tallahassee (Community Housing and Human Services; Planning; Parks, Recreation and Neighborhood Affairs; Growth Management; Customer Operations; Real Estate) Tallahassee-Leon County Office of Economic Vitality, Tallahassee Lenders Consortium, Habitat for Humanity, Capital Area Community Action Agency, credit unions, Volunteer Leon

ACTION ITEM	STARTING TIME FRAME	RESOURCES	STATUS
Create a new program that provides financial incentives for landlords to improve rental properties in the neighborhood while also keeping them affordable. (ED&RE 5.2.3)			
Educate landlords about obtaining rehabilitation loans, rental assistance programs, renter rehabilitation agreements (for example, renters agree to paint and make repairs if landlord pays for materials, a lease that reduces rent for a set period, or a lease-to-own agreement), etc. (LU 2.2.2)			
Promote current homeownership programs and rehabilitation supports, including City programs, for owner- and renter-occupied homes. (ED&RE 5.2.1, NS&CP 4.1.5)			



APPENDIX B

NEIGHBORHOOD AND BUSINESS OPPORTUNITY PROMOTION IMPLEMENTATION PLAN

NEIGHBORHOOD AND BUSINESS OPPORTUNITY PROMOTION (ED&RE 2.1)

Potential Partners: *Potential Partners: Greater Bond Neighborhood Association, City of Tallahassee (Growth Management; Planning; Parks, Recreation and Neighborhood Affairs; CRA), Habitat for Humanity, Tallahassee-Leon County Office of Economic Vitality, chambers of commerce, DOMI, FAMU Small Business Development Center, New Era Entrepreneur Network, FAMU, FSU, Black Archives*

ACTION ITEM	STARTING TIME FRAME	RESOURCES	STATUS
Develop a new neighborhood logo and motto. (ED&RE 2.1.1)			
Create and implement a marketing plan to promote the neighborhood. (ED&RE 2.1.2)			
Develop a mechanism to match suitable vacant properties with prospective business owners. (ED&RE 2.1.3)			
Promote available business development resources. (ED&RE 2.1.4)			
Complete a feasibility assessment for a neighborhood museum at Speed's Grocery at Saxon and Floral streets. (ED&RE 2.1.5)			

NEIGHBORHOOD CRIME WATCH IMPLEMENTATION PLAN

NEIGHBORHOOD CRIME WATCH (NS&CP 1.1, NS&CP 3.1)

Potential Partners: *Greater Bond Neighborhood Association, FAMU School of Social Work, City of Tallahassee (TPD; Parks, Recreation and Neighborhood Affairs), Leon County Sheriff's Office, FAMU Police Department, Big Bend Crime Stoppers, area churches, schools, businesses*

ACTION ITEM	STARTING TIME FRAME	RESOURCES	STATUS
Meet with area businesses to discuss and explore opportunities for partnerships and obtain buy-in through an agreement or pledge to address the neighborhood's security concerns. (NS&CP 1.1.3)			
Expand and enhance how residents are provided information utilizing the neighborhood block captain network, Operation Safe Neighborhoods, and a neighborhood webpage. (NS&CP 1.2.1)			



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ACTION ITEM	STARTING TIME FRAME	RESOURCES	STATUS
Identify Block Captains for hot spot areas in the neighborhood. (NS&CP 3.1.1)			
Encourage neighbors and stakeholders to look out for each other and report suspicious activities to the police. (NS&CP 3.1.2)			
Update neighborhood residents about criminal activities taking place in the neighborhood. Use technology (i.e., Nextdoor). (NS&CP 3.1.3)			
Partner with businesses to obtain donations to be used as incentives for resident involvement. (NS&CP 3.1.4)			
Nurture strong relationships between neighborhood advocates and individual officers/law enforcement in general. (NS&CP 3.1.5)			

CRIME PREVENTION EDUCATION IMPLEMENTATION PLAN

CRIME PREVENTION EDUCATION (NS&CP 1.1, NS&CP 1.2, NS&CP 2.1, NS&CP 2.2)

Potential Partners: Greater Bond Neighborhood Association, FAMU School of Social Work, Public Safety Collective, City of Tallahassee (Parks, Recreation and Neighborhood Affairs; Communications), area churches, schools, businesses

ACTION ITEM	STARTING TIME FRAME	RESOURCES	STATUS
In collaboration with members of the Public Safety Collective, develop and implement a neighborhood crime prevention and education plan, which focuses on the techniques that residents can implement individually and in partnership with local law enforcement. (NS&CP 1.1.1)			
Collaborate with local public safety officials to conduct workshops on personal and neighborhood safety. (NS&CP 1.1.2)			
Educate residents about leash laws and animal population control. (NS&CP 1.1.4)			
Host a Safety Summit & Showcase event. (NS&CP 1.1.5)			
Engage with parents at school orientations, open houses, and other school events. (NS&CP 1.2.5)			



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ACTION ITEM	STARTING TIME FRAME	RESOURCES	STATUS
Highlight law enforcement efforts in the neighborhood. (NS&CP 2.1.1)			
Recruit residents to participate in TPD's youth and adult Citizens Police Academies, Rape Aggression Defense, and Ride-Along programs with special Southside officers that volunteer and are good at working with riders. Offer a special preview workshop for the Citizens Police Academy. (NS&CP 2.2.3)			

RESIDENT EMPOWERMENT IMPLEMENTATION PLAN

RESIDENT EMPOWERMENT PLAN (ED&RE 3.1 & 4.1)

Potential Partners: Greater Bond Neighborhood Association, City of Tallahassee (Planning; Parks, Recreation and Neighborhood Affairs; StarMetro; TEMPO), Leon County School District, CareerSource, other workforce development providers, TCC, Tallahassee-Leon County Office of Economic Vitality, Tallahassee Federal Credit Union, DOMI, FAMU Small Business Development Center, New Era Entrepreneur Network, Early Learning Coalition of the Big Bend, Capital Area Community Action Agency, Big Bend AFTER Re-Entry Coalition, Legal Services of North Florida, North Florida Commuter Services, chambers of commerce

ACTION ITEM	STARTING TIME FRAME	RESOURCES	STATUS
Promote TEMPO and other programs to address disconnected youth ages 16-24. (ED&RE 3.1.1)			
Create a neighborhood-based reading and STEAM mentoring program for youth. (ED&RE 3.1.2)			
Hold job training and other employment support services for adults within the community. (ED&RE 3.1.3)			
Create a Neighborhood Ambassador program that links residents and service providers. (ED&RE 4.1.1)			
Create a neighborhood resource guide that includes the identification of the skills and talents of people in the neighborhood. (ED&RE 4.1.2)			
Offer and promote additional services and events (i.e., mental health, financial education, and record expungement) in the community. (ED&RE 4.1.3)			
Conduct a feasibility study for both a comprehensive one-stop service hub (or "Village Center") and a separate quality-rated child care facility. (ED&RE 4.1.4 & 4.1.5, NS 1.3.2)			



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ACTION ITEM	STARTING TIME FRAME	RESOURCES	STATUS
Create a catalog of bus stops/routes and bicycle lanes to determine improvements and provide education about existing transportation resources. (ED&RE 4.1.6)			

STREETSCAPING AND CURB APPEARANCE IMPLEMENTATION PLAN

COMPREHENSIVE STREETSCAPING PLAN (LU 4.1, LU 3.1, CB 1.1)

Potential Partners: City of Tallahassee (Planning; Community Beautification and Waste Management; Electric Utility; Underground Utilities and Public Infrastructure; CRA)

ACTION ITEM	STARTING TIME FRAME	RESOURCES	STATUS
Identify priority streets for enhanced streetscaping. Options include Gamble Street, Saxon Street, Holton Street, Osceola Street, Floral Street, Perry Street, and Eugenia Street. (LU 4.1.1)			
Develop and implement a comprehensive streetscaping plan that includes improved lighting, appropriate tree plantings, sidewalk improvements, sheltered bus stops, and other landscaping opportunities, with special emphasis placed on the four priority streets identified by the neighborhood. (LU 4.1.2, CB 1.1.1)			
Provide traffic calming and bike lanes throughout the neighborhood, as appropriate. (LU 3.1.3)			
Identify locations within the neighborhood to place historical markers, as well as entrance, street, and wayfinding signs. (CB 1.1.3)			

CURB APPEAL (CB 4.2)

Potential Partners: City of Tallahassee (TAPP; CRA), IFAS, City's Adopt a Tree program, IFAS's Master Gardener and Florida-Friendly Landscaping programs, Leon County Hazardous Waste Center, Leon County Library, local home improvement businesses, The Big Event

ACTION ITEM	STARTING TIME FRAME	RESOURCES	STATUS
Implement a yard and/or home recognition program, such as Yard of the Month. (CB 4.2.1)			



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ACTION ITEM	STARTING TIME FRAME	RESOURCES	STATUS
Develop and implement a campaign to connect residents with resources that assist with yard and home beautification and enhancement. (CB 4.2.2)			
Promote the CRA's Business Facility Improvement program. (CB 4.2.3)			
Establish a neighborhood tool lending program. (CB 4.2.4)			
Create a comprehensive program to assist residents with beautification efforts aimed at curb appeal opportunities that address items like house paint and front-yard landscaping. (CB 4.2.5)			
Implement a planter project for local businesses and organizations. (CB 4.2.6)			

NEIGHBORHOOD CLEANUP IMPLEMENTATION PLAN

ILLEGAL DUMPING (CB 2.1, CB 2.2)

Potential Partners: City of Tallahassee (Community Beautification and Waste Management; Communications; TPD; Customer Operations), Leon County

ACTION ITEM	STARTING TIME FRAME	RESOURCES	STATUS
Implement a campaign that increases resident awareness of specified bulk waste pickup days and strongly encourages residents to bring bulk items to the curb just prior to collection. (CB 2.1.1)			
Encourage the use of the City's electronic waste pick-up, the City's Cash for Trash events, and the County's hazardous waste drop-off. Include a coordinated neighborhood pick-up in this effort. (CB 2.1.2)			
Encourage residents to anonymously report the vehicle license plate of those who illegally dump. (CB 2.1.3)			
Develop and implement an awareness campaign that teaches and encourages the reporting of illegal dump sites, so they can be removed quickly. (CB 2.2.1)			
Implement a Neighborhood Scout program and incorporate block captains that would identify and report illegal dump sites. (CB 2.2.2)			



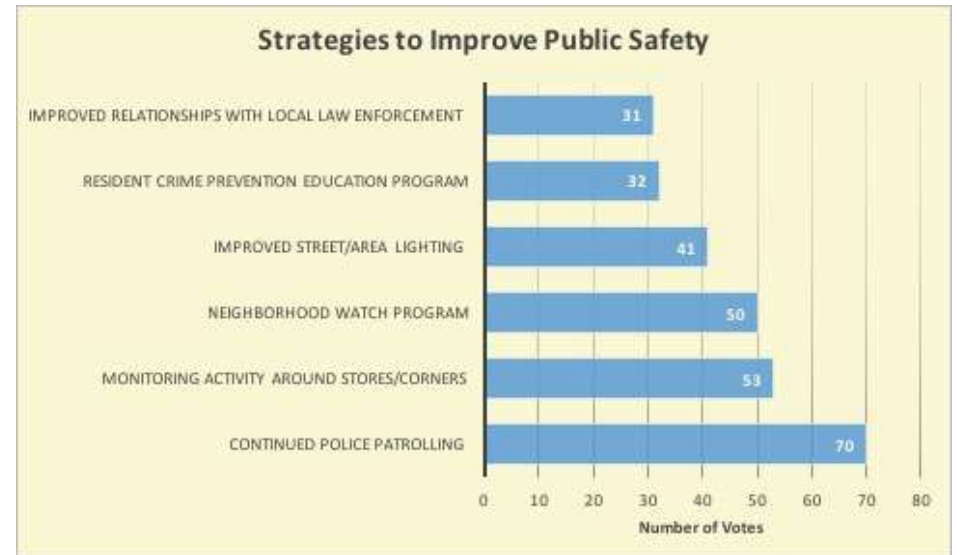
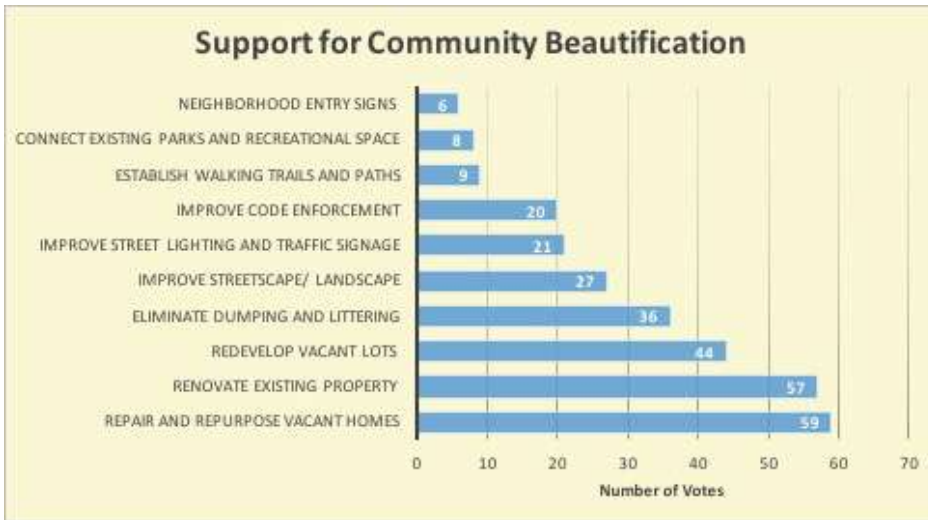
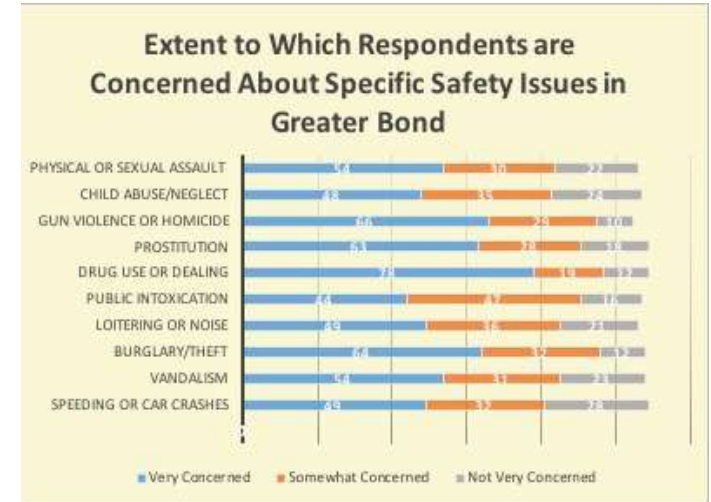
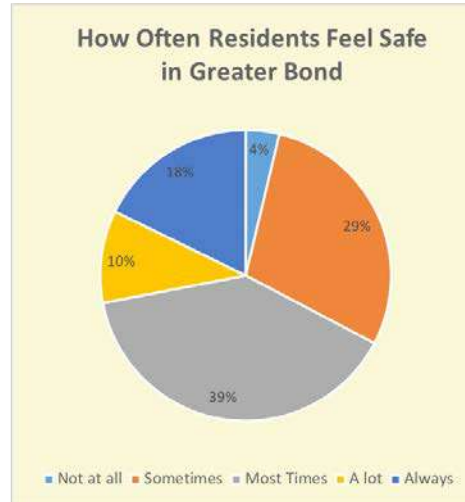
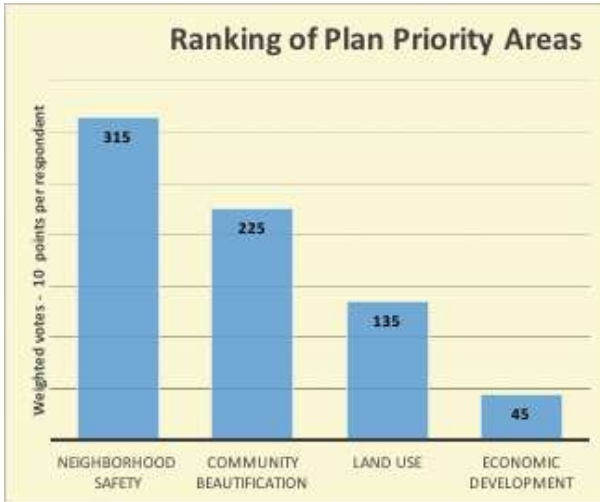
APPENDIX B

LITTER CONTROL (CB 3.1, 3.2).

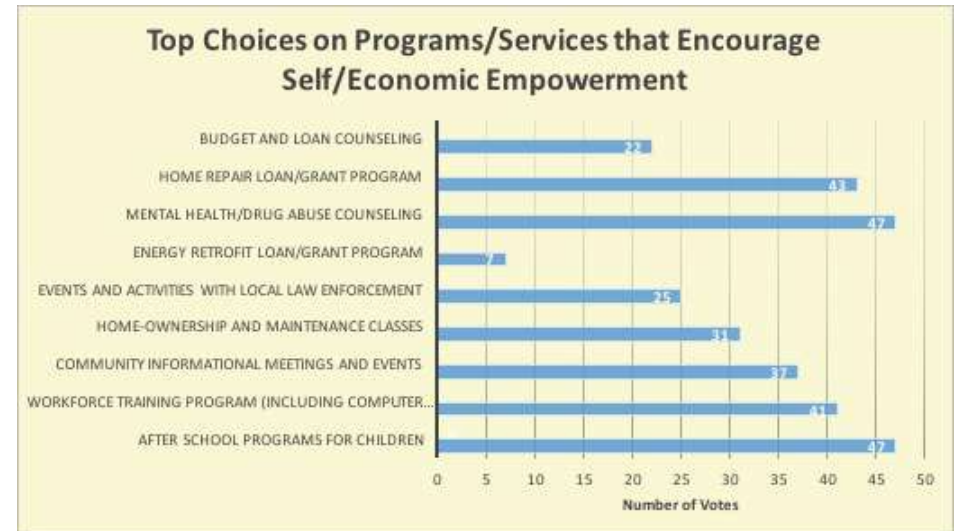
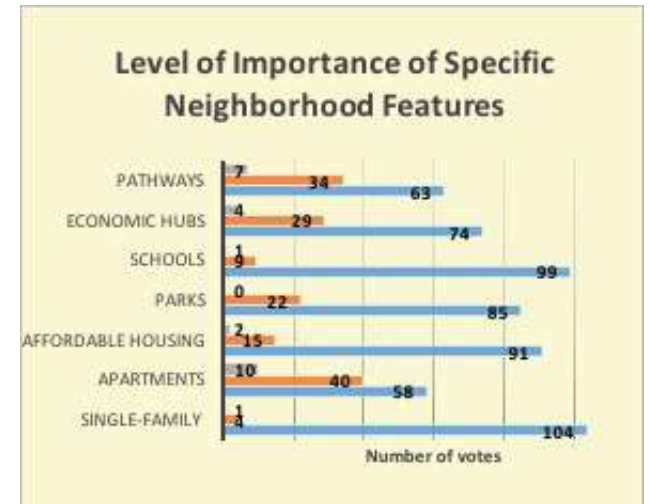
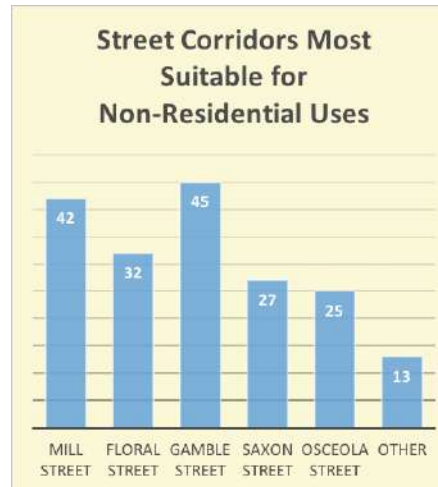
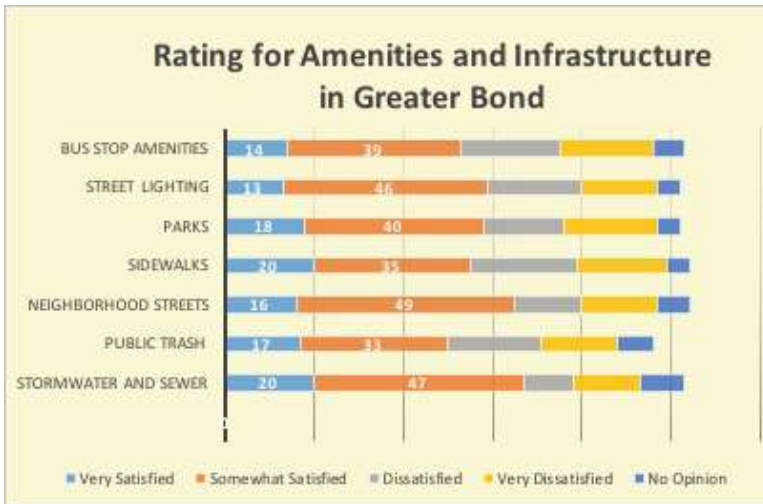
Potential Partners: City of Tallahassee (Community Beautification and Waste Management; StarMetro; Parks, Recreation & Neighborhood Affairs; Growth Management; Communications; Underground Utilities and Public Infrastructure), Leon County Schools, faith-based organizations, nonprofits, local businesses

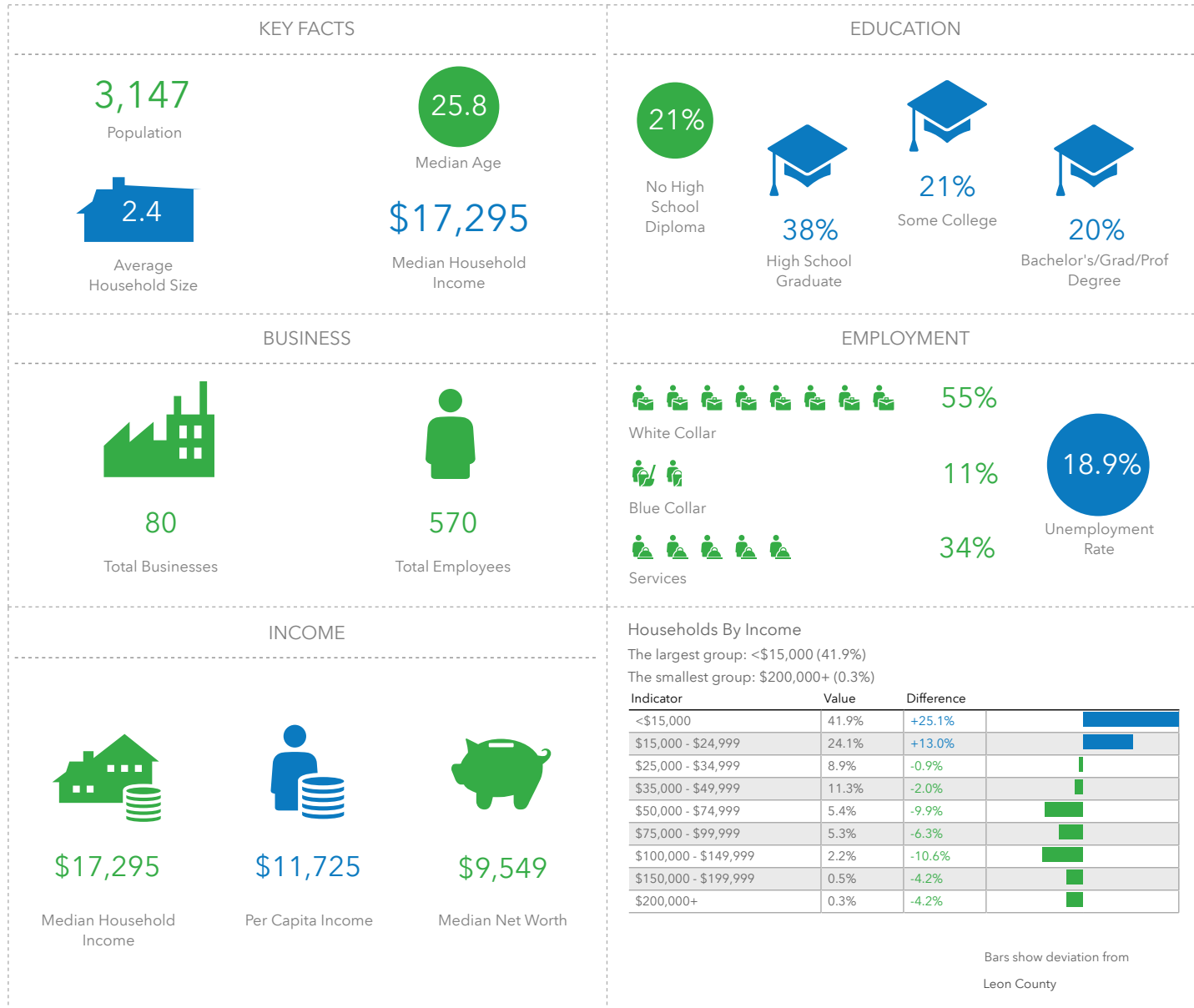
ACTION ITEM	STARTING TIME FRAME	RESOURCES	STATUS
Develop and implement a targeted litter campaign for youth that includes themed characters/mascots and a litter bug poster contest. (CB 3.1.1)			
Develop Litter-Free Zones, which are designated areas within the neighborhood that have a plan in place to reduce/remove litter on a frequent basis. (CB 3.1.2)			
Place additional trash/recycling cans in public spaces, where appropriate. (CB 3.1.3)			
Encourage local businesses to have trash/recycling cans that are available for use by patrons. (CB 3.1.4)			
Coordinate with Keep Tallahassee Beautiful to ensure that all Greater Bond neighborhood streets are adopted. (CB 3.2.1)			
Coordinate frequent neighborhood cleanup activities, including Neighborhood Sweeps that address the whole neighborhood and efforts that focus on Speed-Spencer-Stephens Park and the stormwater pond. (CB 3.2.2)			
Coordinate with the City on street sweeping efforts to ensure that neighborhood vehicles are moved to allow for greater efficiency and cleaning. (CB 3.2.3)			

SELECTED RESULTS FROM COMMUNITY SURVEY



SELECTED RESULTS FROM COMMUNITY SURVEY





Source: U.S. Census Bureau, Census 2010 Summary File 1. Esri forecasts for 2017 and 2022 Esri converted Census 2000 data into 2010 geography.



APPENDIX D

COMMUNITY PROFILE: GREATER BOND AREA

Area: 0.73 square miles

Prepared by ESRI

Population Summary

2000 Total Population	2,516
2010 Total Population	2,939
2017 Total Population	3,147
2017 Group Quarters	149
2022 Total Population	3,291
2017-2022 Annual Rate	0.90%
2017 Total Daytime Population	2,614
Workers	552
Residents	2,062

Household Summary

2000 Households	1,101
2000 Average Household Size	2.19
2010 Households	1,215
2010 Average Household Size	2.30
2017 Households	1,278
2017 Average Household Size	2.35
2022 Households	1,327
2022 Average Household Size	2.37
2017-2022 Annual Rate	0.76%
2010 Families	621
2010 Average Family Size	2.95
2017 Families	651
2017 Average Family Size	3.02
2022 Families	676
2022 Average Family Size	3.05
2017-2022 Annual Rate	0.76%

Housing Unit Summary

2000 Housing Units	1,353
Owner Occupied Housing Units	28.5%
Renter Occupied Housing Units	52.8%
Vacant Housing Units	18.7%
2010 Housing Units	1,533
Owner Occupied Housing Units	22.0%
Renter Occupied Housing Units	57.2%
Vacant Housing Units	20.7%
2017 Housing Units	1,615
Owner Occupied Housing Units	17.5%
Renter Occupied Housing Units	61.6%
Vacant Housing Units	20.9%
2022 Housing Units	1,675
Owner Occupied Housing Units	17.3%
Renter Occupied Housing Units	62.0%
Vacant Housing Units	20.8%

Median Household Income

2017	\$17,295
2022	\$17,828

Median Home Value

2017	\$96,610
2022	\$105,769

Per Capita Income

2017	\$11,725
2022	\$13,155

Median Age

2010	24.8
2017	25.8
2022	26.9

Data Note: Household population includes persons not residing in group quarters. Average Household Size is the household population divided by total households. Persons in families include the householder and persons related to the householder by birth, marriage, or adoption. Per Capita Income represents the income received by all persons aged 15 years and over divided by the total population.

Source: U.S. Census Bureau, Census 2010 Summary File 1. Esri forecasts for 2017 and 2022 Esri converted Census 2000 data into 2010 geography.

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