

CITY COUNCIL RESEARCH DIVISION LEGISLATIVE SUMMARY



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Bill Type and Number: Resolution 2026-326

Introducer/Sponsor(s): Council President at the request of the Mayor

Date of Introduction: April 28, 2026

Committee(s) of Reference: F

Date of Analysis: April 28, 2026

Type of Action: Approve and authorize execution of an Economic Development Agreement; authorize a twenty-year recapture enhanced value (REV) grant; authorize a Headquarters Retention Grant; approve and authorize the execution of documents by the Mayor and technical amendments by the Executive Director of the Office of Economic Development (OED); provide for oversight; provide a deadline; waive the Public Investment Policy; request two-reading passage

Bill Summary: This bill approves and authorizes the execution of an Economic Development Agreement between the City and Winn-Dixie Company, LLC, to support the renovation and expansion of the company's existing headquarters and renovation of fourteen existing full-service grocery stores within the City. It authorizes a twenty-year REV grant in the maximum amount of \$5,500,000 and a Headquarters Retention Grant to the company in an amount not to exceed \$6,500,000, payable in equal disbursements of \$1,300,000 over a five-year period.

The bill authorizes the Mayor to execute documents and the Executive Director of the OED to make technical amendments. It provides for oversight by the OED and waives the Public Investment Policy adopted by 2024-286-E, as amended, to authorize the Headquarters Grant. It requests a two-reading passage pursuant to Council Rule 3.305.

Background Information: The Winn-Dixie Company, LLC, has submitted its proposal to the OED to renovate and expand its existing headquarters and to renovate and maintain fourteen of its existing full-service grocery stores, which is anticipated to cause a private capital investment of \$65,000,000 and create 200 new jobs with an average annual salary of \$100,000 by December 31, 2031. The OED has reviewed the company's application for community development and negotiated the Agreement. Accordingly, it has been determined that the Agreement and the uses contemplated therein are in the public interest. Public actions and financial assistance contemplated in the Agreement consider the long-term public interests and public interest benefits to be achieved by the City.

Policy Impact Area: Economic Development Agreement

Fiscal Impact: The bill authorizes a twenty-year REV grant in the maximum amount of \$5,500,000 and a Headquarters Retention Grant to the company in an amount not to exceed \$6,500,000, payable in equal disbursements of \$1,300,000 over a five-year period.

Analyst: Russell