



Regular Meeting Minutes

Community Redevelopment Agency

Monday, October 26, 2020

5:00 PM

Virtual Meeting

CALL TO ORDER

Chairman Art Graham called the called the Virtual Regular Meeting to order at 5:00 P.M.

ROLL CALL

Chairperson: Art Graham
Vice-Chairperson: Frances Povloski
Agency Members: Jeffrey Jones, Samuel Hall, Gary Paetau

Also present were CRA Administrator William Mann, City Attorney Chris Ambrosio, Police Commander Mark Evans, Chief Financial Officer Ashlie Gossett, Assistant Financial Officer A.J. Souto, Golf Maintenance Superintendent Trevor Hughes, Consultants James Gilmore and Taylor Mejia, and Recording Secretary Chandra Medford

APPROVAL OF MINUTES

There were no minutes presented before the Agency for review and approval.

DOWNTOWN CAPE

Commander Evans provided a status update for the security camera improvements and announced the recent emergence of scooter rentals. City Attorney Ambrosio advised the Agency that current regulations prohibits micro-mobility from the promenade and any sidewalk areas. A short discussion ensued. City Attorney Ambrosio and Commander Evans answered various question including but not limited to: enforcement regulations, time restrictions, liability issues, penalties, and conflicts with special events.

OLD BUSINESS

a. Downtown Delivery Vehicle Parking – Proposed Ordinance No. 2020-8152

Administrator Mann advised the Agency the first reading of this Ordinance is scheduled for the November 2, 2020 City Council meeting. Mr. Mann, City Attorney Ambrosio, and Commander Evans answered various questions related to the moderately-extensive discussion that ensued related to correcting boundary lines referenced within the preamble, dissemination of information to affected parties, implementation, and enforcement parameters.

NEW BUSINESS

Administrator Mann announced that recently he formally announced his retirement effective on January 8, 2021. Vice-Chairperson Povloski proposed re-evaluation of the direct supervisor for the CRA Program Manager and for the position to be independent of the Planning and Development Department. A brief

discussion ensued. An informal verbal poll conducted by Chairperson Graham resulted in the Agency's recommendation for Administrator Mann and Consultant Gilmore to discuss these areas of the job description with the City Manager.

- a. **Resolution No. 2020-05** - A resolution of the City of Jacksonville Beach Community Redevelopment Agency to amend the FY 2020-2021 South Beach Community Redevelopment District Capital Improvements Budget to appropriate \$4,106.95 for the purchase and delivery of two portable metal soccer goals for use on the artificial turf multi-purpose playing field located in South Beach Park.

It was moved by Vice-Chairperson Povloski and seconded by Mr. Hall, to approve CRA Resolution No. 2020-05. After a brief discussion, the motion carried unanimously by roll call vote.

Administrator Mann read the following into the record: "This resolution authorizes the appropriation from the South Beach Capital Improvements FY 2020-2021 Operating Budget of \$4,106.95 for the purchase and delivery of two portable soccer goals for use in South Beach Park. Details are provided in the attached memorandum from the Parks and Recreation Director, and supporting price quotes." Mr. Mann stated based on this information, Staff recommends approval of Resolution No. 2020-05.

Discussion ensued regarding but not limited to: quantity, material type, and storage; Golf Superintendent Trevor Hughes answered various questions related to the same.

- b. **Resolution No. 2020-06** - A resolution of the City of Jacksonville Beach Community Redevelopment Agency to amend the FY 2019-2020 Downtown Community Redevelopment Capital Improvement Budget and to appropriate Downtown Tax Increment Trust Funds for capital improvement projects as shown in the attached Exhibit A - *CRA RESOLUTION NO. 2020-06, YEAR-END DOWNTOWN FUND BALANCE APPROPRIATION*.

It was moved by Mrs. Povloski and seconded by Mr. Jones, to approve CRA Resolution No. 2020-06. After a short discussion, the motion carried unanimously by roll call vote.

Administrator Mann read the following: "This resolution amends the year-end FY 2019/ 2020 Capital Improvements Budget for the Downtown Community Redevelopment District to appropriate \$15,645,479 of unencumbered funds to: Ongoing Vision Plan Infrastructure Plan Phase III-B, Projects 2-5, Design and Construction of Dune Walkovers and Stormwater Outfall ex-tensions, Implementation of Dix.Hite + Partners Art, Bike Parking, Site Furnishings, Wayfinding Signage, and Lighting plans, and the design and reconstruction of the Pier Entry area, and Downtown CAPE support, including Monitoring Camera System Enhancements. Mr. Mann stated based on this information, Staff recommends approval of Resolution No. 2020-06.

Discussion ensued and Chief Financial Ashlie Gossett and Administrator Mann responded to various questions and statements including but not limited to appropriation and allocation of the remaining trust fund balance to listed projects, additional revenues received from future TIF fund distribution, and expenditure windows.

- c. **Resolution No. 2020-07** - A resolution of the City of Jacksonville Beach Community Redevelopment Agency to amend the FY 2018-2019 South Beach Community Redevelopment Capital Improvement Budget and to appropriate South Beach Tax Increment Trust Funds for capital improvement projects as shown in the attached Exhibit A - *CRA RESOLUTION NO. 2020-07, FY2020 YEAR-END SOUTH BEACH FUND BALANCE APPROPRIATION*.

It was moved by Vice-Chairperson Povloski and seconded by Mr. Hall, to approve CRA Resolution No. 2020-07. After a short discussion, the motion carried unanimously by roll call vote.

Administrator Mann read the following: “This resolution amends the year-end FY 2019/ 2020 Capital Improvements Budget for the Southend Community Redevelopment District to appropriate \$10,797,781 of unencumbered funds to: Improvements to the South Beach Parkway/Marsh Landing Parkway stormwater pond, Projects resulting from the Ocean Terrace Area Drainage Study, addressing drainage and roadway improvements, and including water and sewer improvements as necessary, South Basin Stormwater Outfall Channel Improvements, including modifications to, and de-silting of, the stilling basin behind Pier 1, and de-silting and channel stabilization for the outfall channel downstream of the basin.” Mr. Mann stated based on this information, Staff recommends approval of Resolution No. 2020-07.

Discussion ensued and Chief Financial Ashlie Gossett and Administrator Mann responded to various questions and statements including but not limited to: allocation of additional funds from future tax revenue receipts for potential capital improvements, park security, purchasing City-owned property to initiate potential capital improvements, appropriation and allocation of the remaining funds, and expenditure windows.

ITEMS FOR DISCUSSION

There were no scheduled items for discussion.

- a. Chairperson Graham advised he received a request from an interested party to purchase of a vacant Agency-owned parcel located south of Sunshine Park at the end of Horn Court. A brief discussion ensued including the potential discussion of this request with the City Manager and historical land acquisition. Mr. Graham asked Agency members to assess the area in preparation of future discussion.
- b. Consultant Gilmore requested the following items be scheduled for discussion at a future meeting:
- His Firm’s completed incentive toolbox related to implementing development program objectives be presented for discussion
 - Augmenting the review of the Consolidated Downtown Redevelopment Plan discussed at the virtual workshop held on October 7, 2020
- c. Administrator Mann advised the Agency that Mr. Gilmore’s contract, which is piggybacked under an existing JTA contract, expires at the end of the month and extensions are allowed. Mr. Gilmore provided a scope of services for the proposed extension that would be effective from November 1, 2020 through January 31, 2021.

It was moved by Vice-Chairperson Povloski and seconded by Mr. Hall, to approve the extension of the contract with Gilmore Hagan Partners through January 31, 2021. After clarification of the scope of services to be covered under the contract, the motion carried unanimously by roll call vote.

- d. Due to conflicts with upcoming Holidays, the regular meetings scheduled for Monday, November 23, 2020 and Monday, December 28, 2020 were cancelled. Administrator Mann advised the Agency that it would return to holding regular meetings in the City Council Chambers. The Agency scheduled special meetings for Wednesday, November 18, 2020 and Wednesday, December 16, 2020.
- e. Mr. Paetau requested the Agency discuss the allocation of funds for potential repairs and maintenance projects located within both Redevelopment Districts. Chairperson Graham requested that in addition to inviting the Public Works Streets Superintendent to the next meeting that Mr. Mann also ask the Parks and Recreation Director to attend.

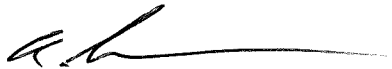
COURTESY OF THE FLOOR TO VISITORS

There were no visitors who wished to address the Agency.

ADJOURNMENT

There being no further business, Chairperson Graham adjourned the meeting at 6:38 P.M.
Submitted by: Chandra Medford, Recording Secretary

Approval:



Art Graham, Chairperson

Date: 12-10-2020