

CRA BOARD MEETING

October 7, 2019

7:00 PM

CRA BOARD MEMBERS PRESENT:

Shirley Groover Bryant, Presiding Officer
Tambra Varnadore, Chair
Jonathan Davis, Vice Chair
Tamara Cornwell
Harold Smith
Brian Williams

STAFF PRESENT:

Jeff Burton, CRA Director
Cheryl Miller, Finance Director
Mohammed Rayan, Public Works Deputy Director
Scott Rudacille, Chief Assistant City Attorney
Scott Tyler, Chief of Police
Amber LaRowe, Assistant City Clerk

1. CRA BOARD AGENDA APPROVAL

Motion: Mr. Williams moved, Mrs. Cornwell seconded, and the motion carried 5-0 to approve the October 7, 2019 CRA Board Agenda.

2. PUBLIC COMMENT

None.

3. CONSENT AGENDA APPROVAL

- A. Blalock Walters Legal Invoices
- B. 10th Avenue Complete Street Update
- C. Taylor Property Update
- D. CRA Downtown Short-Term Parking Update
- E. Riverside Property Sale Update

The Board asked that items 3.B. through 3.E. be removed for discussion.

Motion: Mr. Williams moved, Mrs. Varnadore seconded, and the motion carried 5-0 to approve item 3.A. of the October 7, 2019 CRA Board Consent Agenda as recommended by staff.

3.B. 10TH AVENUE COMPLETE STREET DISCUSSION:

Mr. Burton met with Florida Department of Transportation on Friday and discussed the design by a private company, Dewberry. The CRA did not submit paperwork to Southwest Florida Water Management District (SWFWMD) for a grant for the parking; instead, the CRA would like to look into a State Revolving Fund (SRF) loan to fund the project. Mr. Burton opined that the SWFWMD grant would not be as generous to the project as originally planned, therefore, the SRF loan is a more viable option.

3.C. TAYLOR PROPERTY UPDATE:

Mr. Burton stated that the contract is being finalized at the City Attorney's office. He stated that it would be more appropriate to demo the buildings as they are acquired for the project.

3.D. CRA DOWNTOWN PARKING DISCUSSION:

Mr. Burton is planning to add 84 spaces to the downtown area. He also plans to add bumpers, shell, and lighting. Mr. Burton stated that they CRA should receive a grant from the Environmental Protection Agency in January with demolition to begin in October of 2020.

3.E. RIVERSIDE PARKING UPDATE:

Mr. Burton explained that the City Attorney is reviewing the ad to add some language. It will be advertised one time in the newspaper with a December to January timeframe.

COMMENTS

4. CRA DIRECTOR'S COMMENTS

5. PRESIDING OFFICER'S COMMENTS

Mayor Bryant informed the Board of an elderly resident that has been very ill. Unfortunately, she has been cited by Code Enforcement for a few things. Code Enforcement Officer Kathy Riley reached out to find out if someone could help her make the improvements because this resident was not physically or financially able. Mrs. Riley inquired with Habitat for Humanity who works with the CRA and they are going to clean the house up and replace the front door.

Mayor Bryant wanted to discuss more about the funding for the Lincoln Park Pool. For a \$5M pool, it is estimated that the City would contribute \$1.4M. She inquired if the Board is wanting to transfer the property that the land is on to the County so they can maintain it.

Discussion ensued regarding the pool and the funding.

Motion: Mr. Smith motioned that the CRA would contribute \$1.416M towards the project of the pool but subject to more changes. The motion died for lack of second.

Discussion ensued regarding option one versus option two.

Motion: Mr. Williams moved, Mrs. Cornwell seconded, and the motion carried 5-0 to select option 2 as presented by County Staff on September 9, 2019.

Mrs. Cornwell inquired how much would it cost if everything was included in option two even the alternates. She also would like more clarification on the terms of what is being completed for the investment of \$5M.

Motion: Mrs. Varnadore moved, Mrs. Cornwell seconded the motion to select option two with the investment of \$1.4M from the CRA.

Mr. Burton stated that the terms as provided on the handout, [attached to the minutes], is over a 15 year period.

Mr. Davis questioned if the County would take the land from the City that the pool is to be built on and allow that to cover the one percent interest.

The maker and seconded amended the motion on the floor to include negotiable terms and giving the land to the County that the pool will be built on.

Mrs. Cornwell inquired about having shaded spectator seating built into option two for those to sit and watch during any swim competitions. She also wants to be sure there will be plenty of shaded lounge areas for visitors to utilize.

Mr. Williams would like to know from the County and/or Kimley Horn if Option 2, Alternate 10 could be moved so that spectator seating could be installed there and he would like to know if the County believes they would need more land for Alternate 10 and the spectator seating.

The Board also wants to ensure there is adequate parking for days of competitions, for birthday parties, and events.

Mr. Burton informed the Board that the acreage for Lincoln Park is approximately 16 acres and worth about \$1.4M according to the property appraiser. This makes the price per acre approximately \$87,500.

The motion on the floor carried 5-0.

Motion: Mrs. Varnadore moved, Mrs. Cornwell seconded, and the motion carried 5-0 to approve and inform the County of the amenities as requested above [more shaded lounge areas, addition of spectator seating, adequate parking for events and competitions, and question of how much would it cost to have option 2 and all alternates included as drawn].

6. CRA BOARD MEMBER'S COMMENTS

Mayor Bryant adjourned the meeting at 8:49 p.m.

MINUTES APPROVED: November 4, 2019

James R. Freeman

JAMES R. FREEMAN
CITY CLERK