

CRA BOARD MEETING

October 4, 2021

7:00 PM

This CRA Board Meeting was conducted utilizing Communications Media Technology. Some Staff members were present in the Commission Chambers while others were present via the Zoom application to respect the social distancing guidelines.

CRA BOARD MEMBERS PRESENT IN CHAMBERS:

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

STAFF PRESENT IN CHAMBERS:

Mark Barnebey, City Attorney
Jim Freeman, City Clerk
Jeff Burton, CRA Director
Xavier Colon, Assistant CRA Director
Mohammed Rayan, Public Works Director
Scott Tyler, Chief of Police
Penny Johnston, Executive Assistant
Vanessa Cochran, Assistant City Clerk

STAFF PRESENT ELECTRONICALLY:

Todd Williams, Information Technology (IT) Consultant

1. Mayor Bryant called the meeting to order at 7:18 p.m.

2. CRA BOARD AGENDA APPROVAL

Motion: Commissioner Cornwell moved, Commissioner Smith seconded, and the motion carried 5-0 to approve the October 4, 2021 CRA Board Agenda

3. PUBLIC COMMENT

All public comments were related to agenda item #5, 9th Avenue Boat Parking and will be heard later in the agenda.

4. CONSENT AGENDA

- a. Minutes: August 16, 2021
- b. Legal Bills
- c. Riverside Day Dock

Motion: Commissioner Cornwell moved, Commissioner Smith seconded, and the motion carried 5-0 to approve the Consent Agenda as presented by staff.

5. 9TH AVENUE BOAT PARKING (J. Burton/X. Colon)

Mr. Burton, CRA Director, discussed adding additional parking spaces to accommodate parking at the boat ramp, and Mr. Colon, Assistant CRA Director, provided a presentation. The presentation is a part of the minutes. Mr. Burton proposed to one way 9th Avenue West between Riverside Drive and 4th Street West, which connects to the one way on 9th Avenue West between 4th Street and 5th Street. The proposed traffic arrangement provides accessibility from Riverside Drive and not selling a portion of the CRA property across from the boat ramp will add about 20 parking spaces. Mr. Colon's presentation provided clarity regarding the proposed changes to the traffic pattern and the potential benefits relating to the additional parking spaces. Following the presentation, Mr. Burton requested conceptual approval for public boat parking from the Board to permit a Request For Qualification (RFQ), and the results returning to the CRA Board for final approval and signature. Also, direct staff to work on the change of traffic pattern for 9th Avenue from Riverside Drive to 4th Street West making it a one way.

Discussion ensued: Several Board members inquired about the traffic one way arrangement and the accessibility to and from Riverside Drive. There was a question regarding the ownership of the properties, and the boat sizes versus the parking space size. The concern was whether the spaces were wide enough to accommodate parking boat trailers. The Board was informed by Mr. Burton that Jon Moore, Moore 2 Design, LLC, supported the layout, and the CRA owns the vacant lot across from the boat ramp and the City owns the right of way.

Public Comment

The below members of the public gave their opinions on the proposed number of boat parking spaces and the format/dimensions of the spaces.

- Gene Brown
- Phil Baker
- Julie Brown
- Lynn Meier

Motion: Commissioner Williams moved, Commissioner Cornwell seconded, and the motion carried 4-1 to allow staff to develop appropriate plan documents for the construction of approximately 20 boat parking spaces with pedestrian amenities, prepare and enact a Request For Qualifications, with the results returned to the CRA Board for final approval and signature and to direct Staff to work on change of traffic patterns for 9th Avenue West from Riverside to 4th Street West making it a one way for discussion.

9TH AVENUE BOAT PARKING DISCUSSION

Commissioner Cornwell requested that the motion be amended as follow: remove the number 20 to as many as possible and eliminate all language after 9th Avenue West.

Motion: Commissioner Williams moved, Commissioner Cornwell seconded, and the motion carried 4-1 to allow staff to develop appropriate plan documents for the construction of as many as possible boat parking spaces with pedestrian amenities, prepare and enact a Request For Qualifications, with the results returned to the CRA Board for final approval and signature, and direct staff to work on change of traffic patterns for 9th Avenue West. Commissioner Varnadore voted nay.

CRA DIRECTOR'S COMMENTS

Mr. Burton reported that he received inquiries on the below properties for redevelopment. He discussed each one and answered the Board's questions.

- CSX Railroad Property near 9th Street West and 6th Avenue West.
- Riverside Drive/10th Avenue city parking lot across from Regatta Point.

6. CRA PRESIDING OFFICER'S COMMENTS

Mayor Bryant reserved her comments after the CRA Board Members made their comments.

Mayor Bryant expressed that she was disappointed about the boat ramp verdict taking so long and being misquoted by a constituent. She voiced that the City cannot do it alone and announced that the County is working on putting boat ramp parking in across the river and doubling the parking at Fort Hamer.

7. CRA BOARD MEMBERS' COMMENTS

Commissioner Jones congratulated Mr. Burton on doing a great job tonight.

Commissioner Cornwell commented that the Plan tonight was exciting and will make the City better.

Commissioner Williams stated that there is a need for the CRA to have items on the Workshop because it will eliminate lengthy meetings.

Mr. Burton announced that he has another property to discuss with the Board. In regards to the CRA property south of Taylor & Fulton Packing House, he reported that there are two potential lessees and additional parking spaces are required. He suggested doing an exchange of properties between one lessee and the CRA. Mayor Bryant recommended that Mr. Burton email an aerial with the areas of interest to the Commissioners.

Also, the Board recommended Workshops for items that need to be discussed, or call each member individually to speak on items, and provide CRA incentives information supporting renters.

CRA Board Meeting
October 4, 2021
Page 4 of 4

Mayor Bryant adjourned the meeting at 8:53 p.m.

MINUTES APPROVED: DECEMBER 6, 2021

JAMES R. FREEMAN

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CITY CLERK