

**PALMETTO COMMUNITY REDEVELOPMENT AGENCY  
ADVISORY BOARD MEETING  
DECEMBER 14, 2010 - 5:30 PM  
MINUTES**

Board Members Present: Absent

Sia Mollanazar, Chair  
McArthur Sellars  
Betty Ann Price  
Charles Smith  
Nick Costides  
Charles Smith  
McArthur Sellars

Staff and Others Present:

Mayor Shirley Bryant  
Jeff Burton, Interim CRA Director  
Scott Rudacille, City Attorney  
Antoinette Kilgore, Administrative Assistant

Mr. Mollanazar called the meeting to order at 5:30 p.m., followed by a Moment of Silence and the Pledge of Allegiance.

1. OATH OF OFFICE FOR McARTHUR SELLARS

**Mayor Bryant administered the Oath of Office to Mr. McArthur Sellars**

2. CRA ADVISORY BOARD AGENDA APPROVAL

**Motion: Ms. Price moved to approve the December 14, 2010 agenda. Second by Mr. Costides. Motion carried 5-0.**

3. APPROVAL OF MINUTES – NOVEMBER 09, 2010

(TAB A)

**Motion: Mr. Costides moved to approve the November 9, 2010 minutes. Second by Ms. Price. Motion carried 5-0.**

**NEW BUSINESS**

4. STORE FRONT GRANT – North River Investments, Inc. (Jeff Burton)

(TAB B)

Mr. Burton stated that the owner of the property was not present but was informed of the meeting. The request is for \$28,622 to repair concrete paving. The sum includes \$10,000, which is the maximum allowed under the Temporary Maintenance Program (TMP) and \$18,622 under the storefront grant program.

Mr. Smith stated that the owner of the property in question, Mr. James Amerson, owes the Community Redevelopment Agency (CRA) money that was improperly funded in the past and that has not been repaid. Mr. Smith stated for the record that he has contacted the US Attorney's Office to request a Federal investigation and that it would be improper to award more funds to the property owner until the issue was settled. Further discussion ensued regarding specifics of the current grant request, as well as what effect of the ongoing investigation should be on the status of the request and on the Advisory Board actions.

**Motion: Mr. Costides moved to approve only the TMP portion of the grant, in the amount of \$10,000 and defer payment subject to the City Attorney's review of conflicts with**

**regard to the money the applicant might need to return too CRA. Second by Ms. Price. Motion failed 3-2.**

**Motion: Ms. Price moved that the agenda be tabled until such time that the issue of questionable outstanding debts owed by the owner of the property is resolved. Second by Mr. Sellars, Motion carried 5-0.**

**5. DOWNTOWN COMMERCIAL CORE INCENTIVE PACKAGE (Jeff Burton) (TAB C)**

Mr. Burton presented a proposal creating an incentive package for redevelopment in the downtown commercial core. Discussion centered on minor modifications or additions to the proposal, as well as a concern that the \$300,000 proposed should be changed to at least \$1 million.

**Action: By consensus, the Advisory Board voiced support for the proposal and recommended that the item be continued until the next meeting to allow the CRA Director time to refine the incentive package.**

**Included in the document should be an emphasis on achieving intended program goals through the recommendation of the Advisory Board. Additionally, it was recommended that the budget amount be increased to at least \$1,000,000.**

**6. MARTIN LUTHER KING (MLK) T-SHIRTS AND SUPPORT (Jeff Burton) (TAB D)**

Mr. Burton requested approval for the purchase of 1,500 shirts commemoration the birthday of Martin Luther King (MLK) and the sponsorship plus an extra table at the MLK Banquet. Discussion included a recommendation that print and graphics be on the front of the shirt only and that a small CRA logo be placed on the lower front.

**Motion: Mr. Sellars moved to approve the purchase of the t-shirts and sponsorship plus an extra table at the MLK Banquet. Seconded by Mr. Smith. Motion carried 5-0.**

**7. CRA OFFICE VEHICLE (Jeff Burton) (TAB E)**

Mr. Burton stated that the CRA Board requested the recommendation of the Advisory Board regarding the purchase of a vehicle for the CRA. During the discussion, members expressed concern that it was not a matter for the Advisory Board to consider, though the consensus was that a vehicle is needed. It was also noted that the use of a vehicle was supposed to be a part of the CRA Director's compensation package.

**Motion: Mr. Sellars moved that the Advisory Board recommend approval of the purchase of the vehicle. Second by Mr. Smith. Motion failed 3-2.**

**OLD BUSINESS**

**8. CRA ACTION STATUS SPREADSHEET (Jeff Burton) (TAB F)**

No comments.

**9. CRA PROJECTS MANAGED BY PUBLIC WORKS (TAB G)**

No comments.

## 10. CRA ATTORNEY'S COMMENTS

No comments.

## 11. CRA DIRECTOR ADMINISTRATOR'S COMMENTS

1. CCNA update.
2. Website update.
3. CRA Board update
  - a. Residential Rehab
  - b. De Lesline – Store Front Grant

## 12. CRA ADVISORY BOARD COMMENTS

Mr. Sellars – No comment.

Mr. Costides requested an update on the Residential Rehab Program. Mr. Burton stated the first applicant Code Enforcement had given the Police Department was rejected because of eighteen pages of criminal violations committed by occupants of the residence. A second applicant is being considered.

Ms. Price commented on an email with a Google file that she couldn't open. Mr. Burton suggested that Ms. Price come into the office for assistance.

Mr. Smith – No comment.

Mr. Mollanazar commented on the 17<sup>th</sup> Street Reconstruction Project and asked if CRA paid for the street lights. After receiving confirmation that 17<sup>th</sup> Street is within the CRA boundaries, Mr. Mollanazar suggested that CRA look into providing refreshments at the opening of the completed 17<sup>th</sup> Street Project.

## 13. CITIZENS COMMENTS

No comments.

## 14. ADJOURNMENT

Mr. Mollanazar adjourned the meeting at 7:35 p.m.

## NEXT REGULAR SCHEDULED MEETING – JANUARY11, 2011

The City of Palmetto does not discriminate on the basis of race, color, national origin, sex, religion, age, marital status or handicapped status in employment or in the provision of services. Handicapped individuals may receive special accommodation in services on one working day's notice (Fla. Stat. §286.26) anyone requiring reasonable accommodation for this meeting as provided for in the Americans with Disabilities Act should contact the Community Redevelopment Agency by telephone at 941-723-4988, fax 941-723-4704 or e-mail jburton@palmettofl.org.