

**APPROVED MINUTES  
PALMETTO COMMUNITY REDEVELOPMENT AGENCY  
ADVISORY BOARD MEETING  
March 13, 2012 - 5:30 PM**

Board Members Present:

Betty Ann Price , Chair  
Sia Mollanazar  
Nick Costides  
McArthur Sellars  
Jose Estigarribia

Staff and Others Present:

Jeff Burton, CRA Director  
Mark Barnebey, City Attorney  
Antoinette Kilgore, Administrative Assistant  
Robert Marble, CRA Staff  
Kevin McCarthy, CRA Staff

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Meeting was called to order by Betty Ann Price at 5:30 followed by a moment of silence and the Pledge of Allegiance.

**1. CRA ADVISORY BOARD AGENDA APPROVAL.**

**Action:** Nick Costides moved to approve the March 13, 2012 agenda.  
**Seconded by** McArthur Sellars.

**Vote:** Motion carried by unanimous vote.

**2. APPROVAL OF DECEMBER 13, 2011 MINUTES.**

**Action:** McArthur Sellars moved to approve the December 13, 2011 minutes.  
**Seconded by** Nick Costides.

**Vote:** Motion carried by unanimous vote.

**OLD BUSINESS**

**3. CRA POLICIES "CRA PLAN"**

**a) Industrial incentive amendment 2012-01**

**Discussion:** A proposal was put forward to amend the Heavy Commercial/Industrial Incentives sub-plan to show that the amounts listed in the incentives table are maximums, rather than set amounts.

**Action:** McArthur Sellars moved to recommend amending the Heavy Commercial Industrial Incentive sub-plan by adding the phrase "up to" in front of the amounts in the percentage column in the incentive table.  
After some discussion, there was no second and the motion died.

**Action:** Sia Mollanazar then moved to recommend the staff's proposal to amend the Heavy Commercial Industrial Incentive sub-plan by adding the phrase "up to" in front of the amounts in the percentage column in the incentive table and also recommend that staff create a matrix of award amounts at a later date. Second by McArthur Sellars.

**Vote:** Motion carried by unanimous vote.

**b) All incentives amendment 2012-01**

**Discussion:** A proposal was put forward to amend the incentive provisions to remove the incentive for CRA-based contractors, thus making all city-based contractors eligible for the greater incentive.

**Action:** Nick Costides moved to recommend that the plan stays as is, with the rationale that the function of the CRA is to promote and redevelop the CRA District first. Seconded by McArthur Sellars.

**Vote:** Motion carried by unanimous vote.

**c) Storefront grant amendment 2012-01**

**Discussion:** A proposal was brought forward to edit the Storefront Grant sub-plan to ensure that the replacement of such things as windows and doors are only eligible for reimbursement when done for reasons of aesthetics, as opposed to general maintenance or new construction.

**Action:** Nick Costides moved to recommend approval of the changes to the Storefront Grant Program, which clarify the program's basic purpose of enhancing the outward appearance of structures in the CRA District. Second by Sia Mollanazar.

**Vote:** Motion carried by unanimous vote.

**d) Residential Rehabilitation Program question**

**Discussion:** Mr. Burton pointed out that the Residential Rehabilitation program currently has no provision for providing support to the owner of a house selected, if it turns out that the condition of the structure is such that rehabilitation is not feasible. One possibility discussed is that if the owner and Habitat for Humanity could arrange for a new house to be built on the site, the CRA could provide an amount up to the \$25,000 that it was prepared to contribute for rehabilitation. The consensus of the board was to support the idea, as well as to see if there are ways that the city can also contribute through such things as waiving fees.

**4. CRA Action Status**

**Discussion:** Mr. Burton pointed out highlights of the action status report and it was agreed that the report should be revised to reflect the advisory board's amended role.

5. **Public Works Project Status**

**Discussion:** It was agreed that the report no longer is pertinent to the advisory board.

6. **CRA Attorney Comments**

No comment.

7. **CRA Director Comments**

**Discussion:** Mr. Burton provided updates on several projects in which the CRA is involved.

8. **CRA Advisory Board Comments**

**Mr. Sellars** – Stated that the state is trying to enhance its relationship with churches and, in light of that, asked if a re-examination can be made to see if the storefront grant program can be applied to religious institutions.

**Mr. Costides**- Asked if there is any new news on the potential for a hotel by the Convention Center. Mr. Burton stated he is working with a County Commissioner to develop a proposal package to encourage development of a hotel.

**Mr. Mollanazar** – No comments.

**Mr. Estigarribia** – No comments.

**Ms. Price** – Commented on the fact that the billboard on the east side of US 41/301 north of the Desoto Bridge is only visible to those heading south, thus leaving Palmetto. Mr. Burton said he would work on getting the foliage trimmed on the south side of the sign to make it visible.

9. **Citizens Comments**

No comment.

10. **Adjournment**

Meeting adjourned at 6:40 p.m.