

**DRAFT  
CITY OF PALMETTO  
COMMUNITY REDEVELOPMENT AGENCY  
ADVISORY BOARD MEETING  
NOVEMBER 9, 2021  
1:30 PM**

**BOARD MEMBERS PRESENT:**

Barbara Gaulien, Chair  
David Washington

**BOARD MEMBERS ABSENT:**

Maria Sosa, Vice-Chair

**STAFF PRESENT:**

Jeff Burton, CRA Director  
Xavier Colon, Assistant CRA Director  
Marisa Powers, Assistant City Attorney  
Penny Johnston, Executive Administrative Assistant

Chair Barb Gaulien called the meeting to order at 1:30 p.m. No audio recording was available for this meeting.

1. CRA ADVISORY BOARD AGENDA APPROVAL

**MOTION: Mr. Washington moved, Mrs. Gaulien seconded and the motion passed 2-0 to approve the November 9, 2021 CRA Advisory Board Agenda.**

2. PUBLIC COMMENT

There was no public comment.

3. CONSENT AGENDA APPROVAL

a. Minutes Approval

The CRA Advisory Board reviewed the Minutes.

**MOTION: Mr. Washington moved, Mrs. Gaulien seconded and the motion passed 2-0 to approve the November 9, 2021 Consent Agenda as written.**

4. 2022-2028 CRA PLAN

Mr. Xavier Colon, Assistant CRA Director presented the preliminary Community Redevelopment Plan Update. The Plan is updated every 5-8 years and the Palmetto CRA has been operating from the 2015-2020 Plan. NO legal decision was needed today, but staff wanted to present an overview of the 2022-2028 Plan, prior to presenting it to the CRA Board/ City Commission.

The complete presentation was made a part of these Minutes. Mr. Colon mentioned that CRA's completed projects included the Seahorse statue and the demolition of Slick's property. Projects still in progress included Slick's property redevelopment; Connor Park; and the refurbishing and restoring of the Women's Club.

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New projects in the future include "Palmetto Bay" (not the official project title); housing expansion for workforce housing and assisting with other housing projects within the City; and Main Street corridor designation (Riverside Drive – 10th Street West and 9th Avenue West to 11th Avenue West).

The staff is also reformatting the plan to match state and federal requirements. Mr. Colon reiterated the CRA Golden Rule, "if it is not in the Plan, we cannot do it". He reviewed seven (7) major aspects listed below, and six (6) main CRA Land Use categories.

Accountability - reporting, available to the public, wants to keep Zoom platform, internships (attract, train, retain talent), procurement, future land use

Property Maintenance - CPTED, code enforcement

Public Safety - Community Policing

Housing - workforce housing and assist other housing projects

Infrastructure - traffic study; alternative energy; traffic calming; living shoreline

Image – advertising, Movie in the Park, Main Street Program, historic preservation w/Women's Club, Armory, and perhaps East Palmetto historic buildings

Commerce – reduce slum and blight

Mr. Colon commented that the environment is a consideration with each project, aiming toward renewable energy and sustainability.

Mr. Colon proposed a timeline to introduce the CRA Comprehensive Plan, starting today with the Advisory Board, then attain feedback from the CRA Board, then gather public input between December and February in order to submit final CRA Comprehensive Plan March 7, 2022. Public Forum dates suggested were January 4, January 18, February 8, and summarize on February 21, 2022.

There was discussion about perhaps two in-person forums and one virtual. Suggested locations included Sutton Park, MLK Park, and possibly Riviera Dunes or nearby if the RD entry gate would be a deterrent. Mr. Burton admitted historically, the public forums are not very well attended.

Chair Mrs. Barbara Gaulien asked about the progress with the Multimodal Corridor. Mr. Burton stated the project has been approved by the City, staff is working with the Florida Department of Transportation (FDOT), and we have applied for County and Build Grant funding. Future FDOT funding, if granted, will provide trail system through Palmetto from Lincoln Park pool, through Lincoln Tunnel and connect with Palmetto High School and the Palmetto Youth Center.

The trail will split to connect with MSA and go to both bridges, including a proposed walk over US 41 near the Green Bridge. North end of trail in the City will be connecting to 88 acres in Washington Park. Most of the CRA projects "connect" to the trail. MLK Park and Connor Park are on the trail. Mr. Burton suggested we need public input to show support and interest in the overall plan. The funding for the US-41 Walk Over would be an 85%/15% grant, making CRA portion approximately \$1.5 million. Mrs. Gaulien and Mr. Washington agreed the City needed a walkover for US41.

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Mr. Burton said the CRA had two revolving loan funds- 1) for Brownfield remediation, CRA has already completed 5 brownfield sites and 2) for housing.

Mrs. Gaulien asked what portion of the CRA population is living in Riviera Dunes. Mrs. Gaulien asked for redline version of previous Comprehensive Plan to see the changes.

There was discussion that traffic had been noticeably lighter due to COVID, but an understanding that northern visitors, business and vehicles are coming. No matter what you do, traffic is coming.

CRA Director Jeff Burton commented:

Possibly making changes in the CRA Board, perhaps having the Chair and Vice Chair lead the meetings, sharing the responsibility, and relieving the Mayor of the burden. Mr. Burton may also try to increase the number of people on the CRA Advisory Board.

Multicultural Event at Sutton Park on January 15, 2022. Freddy Jackson will be performing.

Staff is working on Housing Rehabilitation plan due to increased construction costs. Wooden houses are aging and are hard to "improve." He opined it is sometimes better to build new than try to repair.

Staff is working to update incentives, since it has been 5 years since the last revision.

Chair Barbara Gaulien adjourned the meeting at 2:29 p.m.