

**CRA BOARD MEETING**

**April 5, 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

Mohammed Rayan, Public Works Director

Scott Tyler, Chief of Police

Penny Johnston, Executive Assistant (Not Present)

Vanessa Cochran, Assistant City Clerk

**STAFF PRESENT ELECTRONICALLY:**

Todd Williams, Information Technology (IT) Consultant

1. Presiding Officer Bryant called the CRA Board Meeting to order at 9:31 p.m.
2. CRA BOARD AGENDA APPROVAL

**Motion: Mr. Williams moved, Mrs. Cornwell seconded, and the motion carried 5-0 to approve the April 5, 2021 CRA Board Meeting Agenda**

3. PUBLIC COMMENT  
None

4. CONSENT AGENDA
  - a. Minutes
  - b. Legal Bills
  - c. CRA Annual Report (J. Burton)

**Motion: Mrs. Cornwell moved, Mr. Williams seconded, and the motion carried 5-0 to approve the consent agenda as resented by staff.**

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5. LEASE OF GROWER'S HARDWARE- 911 5th Street West (J. Burton)

Mr. Burton, CRA Director, stated that the lease is for the Grower's Fertilizer at 911 5th Street West. The City's Purchasing Department issued a 30 day advertisement, which two applicants, Berman Studios and Palmetto Art Center, applied. Mr. Burton stated that Berman Studios ranked first and summarized the lease terms.

**Motion: Vice Chair Varnadore moved, Mr. Jones seconded, and the motion carried 5-0 to lease Grower's Hardware site to Berman Studios and authorize the CRA Presiding Officer to sign the lease agreement.**

6. 803 10TH STREET EAST GENERAL COMMERCIAL INCENTIVE (J. Burton)

Mr. Burton explained that this estimate is for a general commercial incentive for a fast food restaurant to be built on the old vacant Jestany Auto lot. He also stated that the vacant property is tied into a Public Works project concerning the main sewage line. He requested the Board's approval for the estimated general base incentive \$37,755 and the bonus incentives of \$106,075.

Mrs. Cornwell commented that the mobile home park in that area has a traffic problem due to the heavy circulation and adding another entity will cause more congestion. Mr. Burton agreed and expressed that he will address the issue with the Florida Department of Transportation (FDOT).

Mr. Jones inquired about the type of restaurant being built, and Mr. Burton replied an Arby's.

**Motion: Mrs. Cornwell moved, Vice Chair Varnadore seconded, and the motion carried 5-0 to approve estimated general commercial base incentive of 37,755 and bonus incentives of \$106,075. Final incentive to be brought back to the board upon awarded certificate of occupancy.**

7. 639 8TH AVENUE DOWNTOWN INCENTIVE (J. Burton)

Mr. Burton stated that this is the final agreement for the 7-11 at the corner of 7th Street and 8th Avenue West. He pointed out that the agreement addresses the code enforcement provision that stipulates if the City's Code of Ordinances are violated, the incentives can be voided. Next, he requested the Board's approval.

**Motion: Vice Chair Varnadore moved, Chair Smith seconded, and the motion carried 5-0 to approve the redevelopment incentive agreement with PC41 Palmetto, LLC for \$182,650 and authorize the CRA Presiding Officer or CRA Chairman to sign the agreement.**

8. CRA DIRECTOR'S COMMENTS

Mr. Burton reported that he met with Manatee County Economic Development Center regarding an Interlocal agreement for job creation incentives.

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9. CRA PRESIDING OFFICER'S COMMENTS

None

10. CRA BOARD MEMEBER'S COMMENTS

Mr. Jones inquired about the Lamb Park modifications. Mr. Burton replied before any changes are made, a replacement will be presented to the Board first.

Presiding Officer Bryant adjourned the CRA Board Meeting at 9:51 pm

MINUTES APPROVED: MAY 3, 2021

*JAMES R. FREEMAN*

JAMES R. FREEMAN  
CITY CLERK