



City of Jacksonville Beach

11 North Third Street
Jacksonville Beach, Florida

Regular Meeting Minutes

Community Redevelopment Agency

Monday, January 25, 2021

5:00 PM

Council Chambers

CALL TO ORDER

Chairman Art Graham called the Regular Meeting to order at 5:02 P.M.

ROLL CALL

Chairperson: Art Graham
Vice-Chairperson: Frances Povloski
Agency Members: Jeffrey Jones, Gary Paetau, David McGraw

Also present were Interim Acting Agency Administrator James Gilmore, Consultant Taylor Mejia, Police Commander Mark Evans, Chief Financial Officer Ashlie Gossett and Recording Secretary Chandra Medford.

APPROVAL OF MINUTES

- a. Special Community Redevelopment Agency Meeting held December 16, 2020

It was moved by Mr. Jones and seconded by Mr. Paetau and passed unanimously by voice vote, to approve the December 16, 2020 special meeting minutes as presented.

DOWNTOWN CAPE

Police Commander Evans apprised the Agency of recent events, crime and other issues that occurred or affected properties in the Downtown and South Beach Redevelopment Districts and responded to various questions from Agency members, including but not limited to micromobility devices and security at South Beach Park.

OLD BUSINESS

There were no scheduled old business agenda items. Consultant Gilmore provided a status update for the posted CRA Program Manager position at the request of Mr. Paetau.

NEW BUSINESS

- a. **The Southern Group Contract Extension – Jim Gilmore**

It was moved by Mr. Paetau and seconded by Mrs. Povloski and passed unanimously by roll call vote to amend and extend the existing contract with The Southern Group for an additional six (6) months.

Consultant Gilmore provided an overview of the proposed contract extension. Discussion ensued and Mr. Gilmore and Chief Financial Officer Gossett responded to various questions and statements regarding but not limited to contract length, consultant availability and funding.

ITEMS FOR DISCUSSION

a. Southend TIFF Reduction - Ashlie Gossett, Chief Financial Officer

It was moved by Mr. Paetau to hire a consultant to conduct a capital improvements plan study to review the status of previously identified projects from 2011 to determine if there are any outstanding projects that remain to be completed in the South Beach District. The Motion died for lack of a second.

Discussion ensued and Chief Financial Officer Ashlie Gossett and Interim Administrator Gilmore responded to various questions and statements including but not limited to projected capital improvement and maintenance projects, funding [reserves, pay-offs and returns], assets, accountability, project studies, external consultants, and private property taxes. Mr. Gilmore distributed copies of capital improvements plan documents he received. Mr. Jones and Mrs. Povloski expressed desire to allow the Public Works Department Director to provide updated project information before making any recommendations.

Acting Administrator Gilmore distributed copies of capital improvements plan documents he received of consolidated plan documents and a spreadsheet from Council Resolution No. 1949-2015 (as amended) to the Agency Members. Vice Chairperson Povloski distributed a handout. Discussion ensued regarding future improvements in the Downtown District.

b. Downtown Projected Cash Flow - Ashlie Gossett, Chief Financial Officer

Chief Financial Officer Ashlie Gossett summarized and provided additional information and contained within two spreadsheets concerning cash flow projections for the Downtown Redevelopment District, including but not limited to Phase III-C project clarification, maintenance funds and projects, and unallocated funds.

c. CRA- Owned Southend Lot Appraisal Update – Jim Gilmore, The Southern Group

Interim Administrator Gilmore reported that the appraisal has been completed and that a request for proposal (RFP) for consideration is anticipated to be issued in March 2021. A brief discussion ensued.

d. Public Works Downtown Repairs – Jim Gilmore/Kayle Moore, Project Engineer

Interim Administrator Gilmore provided status updates of repair projects located in the Downtown District, including but not limited to the Pier design, expansion of the Dix.Hite contract, street lighting plan, and Art Master Plan. Mr. Gilmore distributed a copy of an invoice from A.W.A. Contracting Co., Inc. A short discussion ensued.

e. Delray Beach CRA – Art Graham, Chair

Due to time constraints this item was deferred to an upcoming, future, undetermined meeting.

f. Upcoming Meeting Agenda Topics – Jim Gilmore and Taylor Mejia, The Southern Group

Interim Administrator Gilmore provided a list of potential agenda items to be presented before the Agency in February 2021 and responded to various statements and questions from Agency members.

- g. It was moved by Mr. Jones and seconded by Mrs. Povloski and approved unanimously by roll call vote to authorize the reimbursement of travel expenses related to Chairperson Graham's tour and evaluation of the Delray Beach Community Redevelopment Agency.**

COURTESY OF THE FLOOR TO VISITORS

There were no visitors who wished to address the Agency.

ADJOURNMENT

There being no further business, Chairperson Graham adjourned the meeting at 6:46 P.M.
Submitted by: Chandra Medford, Recording Secretary

Approval:



Art Graham, Chairperson

Date: 7/29/21