



OFFICE OF ECONOMIC DEVELOPMENT
CITY OF JACKSONVILLE, FL

CERTIFICATION

Transcribed by:

Daphne Colbert

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Submitted by:

Secretary (N/A)

Approved by:

Joseph Whitaker

Joseph Whitaker, Chair

Date:

5/31/2017



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CITY OF JACKSONVILLE, FL

**Northwest Jacksonville Economic Development Fund (NWJEDF)
Advisory Committee Meeting Summary
Tuesday, March 21, 2017
3:30 p.m.**

Location: City Hall, St. James Building, 117 West Duval Street, 3rd Floor, Conference Room C, Jacksonville, Florida

Advisory Committee Members in attendance: John Allmand, Fred Atwill, George Barnes, Valerie H. Jenkins and Joseph Whitaker (Chair)

Absent: Cynthia Glover, Karen Landry and Dr. Royce McGowan

Others: **Jacksonville City Council** – The Honorable Reggie L. Brown; **Office of Economic Development (OED)** – Daphne Colbert, Ed Crawford and Kirk Wendland; **Office of General Counsel (OGC)** – John Sawyer, Jr.

Chairman Whitaker called the meeting to order @ 3:30 pm. A quorum was established.

The board approved the following items: NWJEDF November 2016 and January 2017 meeting minutes. The advisory committee adopted the NWJEDF Goals, Policies and Guidelines, Bill No. 2016-0799, which were approved by the Jacksonville City Council on February 14, 2017.

Financial Reports

- **Financial Summary** – There are currently ten mortgages: **7 current, 1 default, and 3 in OGC.**

Files at Office of General Counsel (OGC)

- Mediation begins with the guarantor of K. Mack, LLC Shoppes on Wednesday, March 22, 2017. The loan has been in default since 2011. This project was the renovation of an existing shopping center located at the intersection of Norfolk Boulevard and Soutel Drive.
- Co- Wealth, Inc. – Mr. Wendland provided an update in regards to the litigation and other legal updates.
- OGC is currently negotiating a settlement with Cedar Grove Corporation.
- Earnestine Baker (T.C.'s Barbecue) loan was recently settled for \$47,899.66. The funds will be deposited back into the NWJEDF. This item will be removed from the NWJEDF Loan Balances report due to its settlement.

Project Tracking Spreadsheet – The board has approved 8 projects since October 2014.

- **Jax Farmers Market** – Temporary building permit has been pulled. Construction will begin by 3/31/2017, per their economic development agreement.

- **Hans-Mill, Inc.** – Some equipment is on order and is in the process of being assembled. Company may be in operation by mid-May 2017.
- **2035 Corbett Street, LLC (Mixon Studios Project), Bill No. 2017-18 and Jessie L. & Rosa L. Wilcox, Bill No. 2017-19** were approved by City Council on February 28, 2017. The Economic Development Agreement (EDA) for the 2035 Corbett Street, LLC (Mixon Studios Project) is in progress. This project received a grant to assist with heating, vacuum, and air conditioning (HVAC) improvements. Project should be completed mid-May-June.
- **Jessie L. & Rosa L. Wilcox, Bill No. 2017-19** are now paying under the new amortization loan terms. The loan was extended for another ten years.

Old Business was covered during the Financial Reports segment. Please refer to the Project Tracking Spreadsheet information.

Comments

Council Member Brown encouraged OED and the board to highlight successful NWJEDF projects so that the public will know what the committee and staff is doing and the type of projects that are considered. Board member Atwill recommended providing marketing material regarding NWJEDF to the Citizens Planning Advisory Committees (CPACs), a total of six, which consists of a diverse group of people. He understands that the program boundaries are in the northwest quadrant, but we have the opportunity to reach business owners throughout the county that may be interested and or considering within the indicated area. Board member Jenkins commented on the economic impact of other businesses being able to come to an area in which the NWJEDF provided infrastructure assistance, i.e. Church's Chicken restaurant on Dunn Avenue. Sharing the success stories may trigger additional growth in the area for existing and or new businesses.

Chairman Whitaker volunteered to attend community meetings to share information about the NWJEDF. The brochure is a wonderful tool to take to community organizations to tell the story of the NWJEDF and things that may be hindering the growth within the area. He recommends posting it on the website, creating it in a pdf format to be sent electronically to interested parties.

(An audio file of the meeting is available in its entirety and can be requested via email to daphnec@coj.net.)

Meeting adjourned: 4:02

Agenda, Meeting Packet, and Sign-in sheets: See attachments

Minutes: March 2017 - NWJEDF Meeting Summary 03.21.17.docx

Media file: NWJEDF-032117.MP3

Next meeting: Tuesday, April 18, 2017 @ 3:30 pm

Transcriber: An audio file of the meeting is available in its entirety and can be requested via email to daphnec@coj.net, or 904-630-7117.