

# **MEETING SUMMARY**

Florida State College at Jacksonville North Campus  
4501 Capper Rd. Building C-136  
September 9, 2015

## **Attendance:**

### **Members:**

Chair – Rex Neidlinger  
Vice Chair – Joseph Tate  
Charter Member – Richard Berry  
Charter Member – Dot Mathias  
Charter Member - David Spruill  
Council Appointee - Tommy Ruffin  
Amelia View – Gay Septon  
Blue Grass Northwood – Sharon Bivins  
Blue Grass Northwood – Pastor Mark Bivins  
Copper Hill - Bessie Williams  
Edwards Creek – Danny Ferreira  
Lydia Estates – Michael Wozniak  
Lydia Estates – Shelley Wozniak  
Main Street Farms Civic Association - Tom Byrnes  
Marshwinds – Matt Stone  
National Park Service – Shauna Allen  
Northlake Homeowners Association – Josephine Fiveash Porter  
The Cape Association – Delores Spruill

### **Excused:**

Ashford Wood - Evelyn "Kathy" Myers  
Duval County PTS/PTA – Vicki Drake  
Florida Open Beaches – Bobby Taylor  
Heckscher Drive Community Club – Fran Beach  
Heckscher Drive Community Club – Gerie Leigh  
Highlands- Jack Stuart  
Johnson Community Civic Association – James Shronce  
Northside Lions – Harry Wagner

### **Absent:**

Betz Realty – T Baker  
Black Hammock Island Civic Association - Mary Thompson  
Eagle Bend – Mike Getchell

***Three consecutive unexcused absences will result in removal from CPAC membership.  
Please contact Mary Beth Ridderman at 255-8260 or [marybeth@coj.net](mailto:marybeth@coj.net) if members will be absent.***

### **Elected Officials:**

Council Member Reggie Gaffney, District 7  
Council Member Katrina Brown, District 8

### **Staff:**

Mayor's Liaison – Mike Sweat  
JTA – Cheryl Riddick  
Parks and Recreation – La'dora Taylor  
Planning & Development, Housing & Community Development - Mary Beth Ridderman  
Planning & Development, Planning, Marvin Echols  
Regulatory Compliance, Municipal Code Compliance – Timothy Myers

### **Staff Excused:**

Florida Department of Transportation – Jim Green  
JSO – Lt. Allen Eason

**Guests:**

Jeffrey Evans - UNF Nursing  
Lara Hipps – Hipps Group  
Alberta Hipps – Hipps Group  
Robert Parks - Northlake HOA  
Wyman Duggan - Rogers Towers

Josh Cockrell – Infinity Global Solutions  
Evelyn Pierce – Duval Owens  
Kristellys Zolondek - Kingsmill  
Cindy Lit – Kingdom Management

**1. Call to Order/Verify Quorum**

Chair Rex Neidlinger called the meeting to order at 5:30 p.m. He welcomed all members and guests. He recognized Council Member Reginald Gaffney and Council Member Katrina Brown. He announced North CPAC Member Roland Biederer had passed and honored his memory with a moment of silence. Mary Beth Ridderman verified a quorum.

**2. Approval of the Previous Meeting Summary**

A motion to approve the August summary was made by Dick Berry and seconded by Danny Ferreira. The vote: All were in favor.

**3. Jacksonville Sheriff's Office (JSO) – no JSO representative attended the meeting.****4. Elected Officials:**

- Council Member Reggie Gaffney, District 7, reported:
  - He was grateful to attend another North CPAC meeting and he expressed his pleasure that more people were in attendance on September 9 than on August 12. He thanked CPAC members for their community work.
  - Council District 7's main goal is to create jobs.
  - He and Chair Neidlinger, in behalf of Mayor Lenny Curry, presented the Mayor's letter appointing Tommy Ruffin as to Council District 7 Representative. Council Member Gaffney thanked Mr. Ruffin for his volunteerism.
  - Council Member Gaffney introduced Council Member Katrina Brown.
- Council Member Katrina Brown, District 8, reported:
  - She is a member of the City Council LUZ subcommittee.
  - The North CPAC recommended denial of the Thomas Creek addition to the Jacksonville International Airport Commercial Redevelopment Area. She asked the CPAC to reconsider its position. The position, at the time of the CPAC's original letter, was that the North CPAC lacked sufficient information. A lengthy discussion was held. The CPAC will not change its position.

**5. Staff Reports**

- **Mayor's Liaison** – Agriculture Extension Office Director Mike Sweat reported:
  - The Master Gardener class on pesticides was held today.
  - Sept. 18 – Rain Barrel Workshop
  - Sept. 19 - Cool Season Vegetable Gardening
  - Sept. 21- Pressure canning pizza sauce
  - Sept. 22 – 4-H Expo at the Fairgrounds. Free admission and free refreshments.
  - Sept. 25 - Money Management – Get Checking class.
  - Sept. 26 – Pressure Canning – Hot Banana Pepper Rings
  - Each month, Mary Beth Ridderman forwards the Extension Connection newsletter.
  - For more information about the Extension Office or classes, please call 255-7450
  - Chair Neidlinger thanked Mr. Sweat for his informative report.
- **Mayor's Representative** – Mary Beth Ridderman announced the Mayor's Representative is E. Denise Lee. Ms. Lee was provided with CPAC meeting dates, times and locations.
- **Planning & Development**
  - **Planning** – Marvin Echols was present to answer questions. Mr. Echols may be contacted at 255-7823 or [MEchols@coj.net](mailto:MEchols@coj.net).
  - **Housing and Community Development Division** – Mary Beth Ridderman reported she attended the funeral of Member Roland Biederer and requested a letter of condolence from Mayor Curry. She will send a sympathy card from the North CPAC.

- **Parks, Recreation and Community Services** – Ladora Taylor reported:
  - Club Rec activities have begun. Club Rec is a free after school program for children in kindergarten – 5<sup>th</sup> grade. Flyers were distributed.
  - Sept. 19 – Worldwide Day of Play with a pirate theme at Drew Park, 6621 Barnes Rd., 4-10 p.m. . Free activities include: free movie "Hook", watermelon eating contest, tug of war, treasure hunt and photo ops with real pirates. Flyers were distributed.
  - A concern was expressed at the August meeting: benches at Bert Maxwell Park were removed months ago. Benches are needed. A request was made for an update on the status of bench purchase and installation.
- **Regulatory Compliance - Municipal Code Compliance Division** – Tim Myers reported:
  - Zone 6 officers completed 1740 inspections in the past month. City wide, officers conducted approximately 11,000 inspections.
  - Citywide, 123,515 inspections were completed from September 1, 2014 – August 31, 2015. Over 55% of those inspections were self-generated. Please call 630-CITY (2489) to report and track CARE concerns.
  - Chair Neidlinger thanked Officer Myers for his report and for the division's hard work.
- **National Park Service** – Shauna Allen introduced Park Superintendent Chris Hayden.
  - Sept. 26, 2015, 9 – 4 p.m. National Public Lands Day. For more information, please visit [www.nps.gov/timu](http://www.nps.gov/timu). Flyers were distributed.
  - Oct. 10, 2015 10-4 p.m. Kingsley Plantation Harvest Day – Free activities include living history demonstrations, musket demonstrations, butter making, carpentry, and cooking. For more information, please call 904-251-3537 or visit [www.nps.gov/timu](http://www.nps.gov/timu). Flyers were distributed.
  - Save the date: January 22, 2016. The symposium is limited to the first 100 registrants.
  - For information about National Parks, visit <http://www.nps.gov/state/fl/index.htm?program=all>
- **FDOT (Florida Department of Transportation)** – Jim Green' absence was excused.
  - Regional traffic information: [www.northfloridaroads.com](http://www.northfloridaroads.com)
  - 511 websites: [www.jax511.com](http://www.jax511.com) and [www.fl511.com](http://www.fl511.com)
- **Public Works**
  - US 1 water main improvement project US 1 South from I-295 to Border Street
  - \$78 million capital improvement project is proposed. Chiefs are making sure contractors are in place to do the work.
  - Mowing crews abate property.
  - Mowing crews cut right of way along roads 1-2 times each month. Rural roads are cut every other month.
  - City Council tentatively approved \$100,000 for new sidewalk construction.
  - City Council Auditor allowed Mowing to withdraw money from the tree mitigation fund. This will be added to existing funds to mow right of way and to cut back encroaching plant material.
  - Working on ways to fund right of way mowing.
- **JTA – Cheryl Riddick reported:**
  - The First Coast Flyer Bus Rapid Transit (BRT) is a limited stop, 57 mile service connecting four corridors through downtown. Construction has begun on bus stop upgrades, primarily to meet ADA compliance.
  - JTA Mobility works is hosting a charrette Sept. 15- 17 at Potter's House (NW and SW Districts).
  - A concern was expressed about bus stops without seating. Sharon Bivins provided the list to Mary Beth Ridderman, who will distribute the list to JTA, Council Members, CPAC members and CPAC support staff members.

6. **Presentation:** Josh Cockrell presented information about the Thomas Creek project which will include 26,000 sq. ft. retail, 4.9 million sq. ft. industrial, 670 residential units and office spaces. The tax increment will reimburse for Lem Turner Road improvements. Thomas Creek meets the criteria for blighted property, as set forth in the Florida Statutes. The developers did not previously provide information to the North CPAC – the North CPAC voted to recommend denial of this bill. The Planning Commission voted to approve it. The bill is still pending before City Council. A lengthy discussion was held. Council Member Brown explained her position and requested the CPAC reconsider their prior vote. Questions, comments and concerns were made by members of the North CPAC. The question was called. Chair Neidlinger thanked Josh Cockrell, Wayman Duggan and Council Member Brown for attending the CPAC. Chair Neidlinger announced the North CPAC will not change its earlier position.

**7. Chair's Report** – Chair Rex Neidlinger reported:

- A brief discussion was held regarding basketball hoops and basketball play in the right of way, the Chair's advocacy, JSO's position (city wide problem), Pastor Bivins' perseverance, and Council Member Crescimbeni's research, assistance and email. An effective ordinance is needed to protect motorists, pedestrians and bicyclists from basketball games being played in the streets.
- Nomination Subcommittee members were appointed: Mark Bivins, Matt Stone and Dot Mathias. Fran Beach is appointed if she agrees to serve.
- Members of the Social Subcommittee were appointed: Sharon Bivins and Bessie Williams. Mary Beth Ridderman said she will assist the subcommittee with set up and clean up. Another person is needed to help with the clean-up. More information will be provided by email, including a list of foods and supplies needed. The Chair recognized Member Mary Thompson's many years of dedicated service on the social subcommittee.

**8. Subcommittee Reports**

- **Governmental Affairs** – Tommy Ruffin chaired the Governmental Affairs portion of the meeting. The following items were discussed or voted upon:

2015-0531	Discussion- No Action	This bill appoints Council Member Al Ferraro to the Northeast Florida Regional Council (NEFRC), replacing Council Member Reginald Brown, as a county representative, for a term ending June 30, 2017.
2015-0537:	Discussion- No Action	This bill confirms the appointment of council member Reggie Gaffney, as a member, and council member Anna Lopez Brosche, as an alternate member, both on the board of directors of the Jacksonville Zoological Society, representing the City Council, for a term concurrent with the term of the Council President.
2015-0561	Approve	An ordinance rezoning approximately 9.85± acres located in Council District 7 At 0 Max Leggett Parkway Between Owens Ridge Lane and Owens Court (R.E. No(S). 106245-0010) as described herein, owned by St. Johns Trading Company from Industrial Light (II) District To Public Building Facilities-2 (Pbf-2) District, as defined and classified under the zoning code; providing a disclaimer that the rezoning granted herein shall not be construed as an exemption from any other applicable laws. <i>Alberta Hipps provided information during the meeting.</i>
2015-0562	Approve	An Ordinance rezoning approximately 155.79± acres located in Council District 7 at 0 Hyatt Road between Hyatt Road and Interstate 95 (r.e. no(s) 106276-0150 and 106277-0160), as described herein owned by Duval/Owens signature, LLP and second time signature, LLP, from Planned Unit Development (PUD) and Commercial Community/General-2 (CCG-2) Districts to Planned Unit Development (PUD) District, as defined and classified under the zoning code, to permit commercial and medical uses as described in the approved written description and site plan for the Max Leggett Parkway PUD; providing a disclaimer that the rezoning granted herein shall <u>not</u> be construed as an exemption from any other applicable laws. <i>Evelyn Pierce provided information during the meeting.</i>
2015-0563	Approve	An Ordinance rezoning approximately 26.85± acres located in Council District 2 at 12324, 12327 and 12329 Sapp Road South and 12348 Sapp Road between South Sapp Road and Sapp Road (r.e. no(s) 106494-0000 106497-0000, 106912-0005, 106912-0015, 106912-0020 and a portion of both 106913-0000 and 106915-0000), as described herein owned by Decatur properties, Inc. and Mary Blankenship, from Residential Rural-acre (RR-acre) and Residential Low Density-100a (RLD-100a) Districts to Residential Low Density-60 (RLD-60) District, as defined and classified under the zoning code; providing a disclaimer that the rezoning granted herein shall <u>not</u> be construed as an exemption from any other applicable laws
2015-0586	Approve	An Ordinance rezoning approximately 169.60± acres located in Council District 8 at 0 Ker-Del Road South, 5654 Dunn Avenue and 5330 Dunn Avenue between Farm Bureau Road and Interstate 295 (portions of r.e no(s) 020032-0000, 004303-0000 and 004297-0000), as described herein owned by Citizens State Bank, Dayspring Baptist Church, Inc. and Faith Baptist Church of Jacksonville, Inc., from Planned Unit Development (PUD), Residential Rural-acre (RR-acre) and Commercial Community/General-1 (CCG-1) Districts to Planned Unit Development (PUD) District, as defined and classified under the zoning code, to permit single family dwellings as described in the approved written description and site plan for the Osprey Landing PUD; providing a disclaimer that the rezoning granted herein shall <u>not</u> be construed as an exemption from any other applicable laws.
2015-396	Discussed- no action	ORD Pertaining to JIA Comm. Redev. Area (JIA/CRA) estab. by Ord 93-159-57, finding that slum and blighted conditions exist & a necessity exists for rehab, conservation, or redev. of areas known as the Thomas Creek Parcel; Adding said Parcel (1,108 acres) into the JIA/CRA; Directing Community Redev. Agcy. actions. (Wyman Duggan/Susan Grandin) (Introduced by CM Lee) (CPAC #6 Deny) Public Hearing Pursuant to Chapt 166, F.S. & CR 3.601 - 6/9/15, 6/23/15, 7/28/15, 8/11/15, 8/25/15, 9/8/15, 9/21/15. <i>New information provided by CM K. Brown, Wayman Duggan and Josh Cockrell followed by lengthy discussion.</i>

- o The next Governmental Affairs meeting is October 1, 2015, 5:30 p.m. at FSCJ North Campus, C-136.

- **Membership** – Mark and Sharon Bivins were present but another commitment made it necessary for them to leave before their report time.
  - Chair Neidlinger presented, in behalf of Mayor Curry and the Membership Subcommittee, letters of appointment to Michael Wozniak, Shelley Wozniak and Matt Stone. Mr. Stone was asked to deliver Mrs. Stone's letter. Chair Neidlinger welcomed the new members.
- **Transportation** – Richard Berry's reported:
  - FDOT Jim Green's absence was excused. Mr. Green sent an electronic report:
    - August 27 - a Public Hearing was held for the proposed changes to Kings Road. When the public comment period is concluded (10 days after the Hearing), FDOT staff will evaluate public comments as well as engineering data to make a decision on which option to move forward with:
      - No change – keep four automobile lanes, with no bike lanes, and no turn lanes
      - Keep four automobile lanes with no bike lanes, and provided protected left turns at some intersections. This change would likely be done as part of the Traffic Signal Update project, currently scheduled in 2018.
      - Provide on automobile lane in each direction, a two-way left-turn lane in the center, and bicycle lanes on both sides.
    - October 6, FDOT Offices at 2198 Edison Ave., Public Hearing on Tentative Five Year Work Program.
  - Mr. Berry also reported:
    - Heckscher Drive at I-295 East Beltway- continuous westbound turn lane closure onto I-295 southbound for approximately three months for construction of the southbound ramp.
    - Heckscher Drive at Sisters Creek Bridge - daytime lane closures Saturday from 7:30 a.m. to 4:30 p.m., Monday through Friday from 8:30 a.m. to 4 p.m., and nighttime lane closures Monday through Friday from 6:30 p.m. to 6 a.m. for construction of a retaining wall and pile driving. Bridge beam deliveries are scheduled for Friday (September 18).
    - Main Street over the Trout River- daytime lane closures Tuesday through Thursday from 9:30 a.m. to 3:30 p.m. for routine bridge inspection and Thursday from 9 a.m. to 4 p.m. for bridge work.
- **Taxation, Revenue and Utilization of Expenditures (TRUE)** – Danny Ferreira announced the TRUE report is very detailed. In the interest of time, he asked Mary Beth Ridderman to electronically transmit the TRUE report prior to the meeting. Chair Neidlinger thanked Mr. Ferreira for his service to the North CPAC as the TRUE Commission representative. The TRUE Commission volunteers offer invaluable service to the City of Jacksonville and its residents.

9. **Unfinished Business:** none.

10. **New Business:** New members, Michael Wozniak, Shelley Wozniak and Matt Stone were asked to introduce themselves. Chair Neidlinger welcomed them to the group.

11. **Public Comments:** none

12. **Motion to Adjourn** – Joseph Tate made a motion to adjourn. Shauna Allen seconded the motion. All were in favor. The meeting adjourned at 7:30 p.m.

The next meeting is October 14 at 5:30 p.m. – FSCJ North Campus, 4501 Capper Rd. Building C-136.  
 The Governmental Affairs Subcommittee will meet on Oct.1, 5:30 p.m.  
 FSCJ North Campus, 4501 Capper Rd. Building C-136.