



**RENEW ARLINGTON COMMUNITY REDEVELOPMENT AREA
ADVISORY BOARD**

City Hall at St. James
117 West Duval Street, 2nd Floor, Conference Room 2C
Jacksonville, FL 32202
Wednesday, June 14, 2017 – 3:30 p.m.

ONE CITY. ONE JACKSONVILLE.

MEETING MINUTES

Location: City Hall at St. James, located at 117 West Duval Street, 2nd Floor, Conference Room 2C, Jacksonville, FL 32202

Advisory Board Members Present; Steven Berry-Chairman, Ann Burt- Vice Chair, Dr. Ronald Salem, Matthew Tuohy, Danyuell Newkirk, Jim Tullis, Randy Goodwin

Advisory Board Members Absent: None

Others Present: Kirk Wendland-Executive Director, Karen Nasrallah-Redevelopment Manager, Paul Crawford- Director of Operations, Angie Slayton-Administrative Support, Jim Gilmore-IGS, Taylor Meija-IGS, Susan Grandin-OGC, Joyce Morgan- Council Member, Steve Matchett

I. CALL TO ORDER

Advisory Board Chairman Berry called the Renew Arlington Advisory Board meeting to order at 3:32 p.m.

II. ACTION ITEMS

Approval of the April 12, 2017 Meeting Minutes

A MOTION MADE BY ADVISORY BOARD MEMBER TULLIS TO APPROVE THE MINUTES AS DISTRIBUTED. THE MOTION WAS SECONDED BY ADVISORY BOARD MEMBER TUOHY. MEETING MINUTES FROM APRIL 12, 2017 WERE PASSED UNANIMOUSLY 6-0.

Approval of the May 10, 2017 Meeting Minutes

Advisory Board Member Burt, referencing page 1 of the May 10, 2017 minutes noted that "Pending approval of the January 11, 2017 minutes entered for the next meeting", should be removed from the May 10, 2017 minutes as they were approved at the April 12, 2017 meeting.

A MOTION MADE BY ADVISORY BOARD MEMBER TUOHY TO APPROVE THE MINUTES AS AMENDED. THE MOTION WAS SECONDED BY ADVISORY BOARD MEMBER

TULLIS. MEETING MINUTES FROM MAY 10, 2017 WERE PASSED UNANIMOUSLY AS AMENDED 6-0.

Review of the FY 16/17 Budget and FY 17/18 Budget

Mr. Wendland presented two different budgets, the FY 16/17 and FY 17/18 budget.

Current Fiscal Year (FY) 16/17 approved budget had a total \$343,527. From this amount, operating expenses are deducted, \$91,514. A total \$252,013 was designated to authorize projects.

- Operating expenses are split among the three CRAs. The amount shown is the responsibility for the Renew Arlington Advisory CRA.

The 17/18 FY Budget has a \$35,677 estimated remaining balance.

FY 16/17 Requested Amendments allocates the project funds as discussed in the May 10, 2017 Advisory Board meeting.

- Storm water Management Plan, Traffic Study, Façade Loan Program and Complete Streets Projects.

Current FY 17/18 Budget is estimated at \$589,332. From this amount, \$94,004 for Operational Expenses and \$445,328 has been designated to Plan Authorized Projects, Façade Loan Program and Complete Streets Projects.

FY 16/17

- Mr. Tuohy suggested that funds from Complete Streets be designated to a signage or PR campaigns to ensure residence are aware of the coming changes.
- Chairman Berry asked if signage would be included in the Zoning Overlay Project.
- Ms. Nasrallah advised signage would be included in the Zoning Overlay. Ms. Nasrallah passed out handouts showing DIA (Downtown Investment Authority), showing different Wayfinding sign examples. She suggested no decisions be made until the Zoning Overlay is completed with sign standards and a consultant be hired to put a sign program in place.
- There was discussion about allocating funds from the FY 17/18 budget to Planned Authorized Projects potentially for sign and PR campaigns. These funds would need to be used on a project to be completed within three years from the start of FY 17/18.
- Ms. Grandin questioned if signage would be part of Complete Streets.
- Chairman. Berry suggested a signage study consultant.
- Mr. Tuohy would like to see funding taken from the FY 17/18 Budget set aside to begin the signage campaign.

A MOTION MADE BY ADVISORY BOARD MEMBER TUOHY TO TRANSFER \$50,000 FROM THE FY 17/18 COMPLETE STREETS PROGRAM BUDGET TO PLAN AUTHORIZED PROJECTS. ADVISORY BOARD MEMBER TULLIS SECONDED THE MOTION. MOTION PASSED UNANIMOUSLY AS AMENDED 7-0.

A MOTION WAS MADE BY DR. SALEM TO APPROVE THE FY 16/17 BUDGET PROPOSAL AS PRESENTED. MOTION WAS SECONDED BY BOARD MEMBER TUOHY.

ADVISORY BOARD VICE-CHAIR BURT MADE A MOTION TO RECONSIDER THE VOTE FOR THE PROPOSED FY 17/18 BUDGET. ADVISORY BOARD MEMBER TULLIS SECONDED THE MOTION. THE MOTION WAS PASSED UNANIMOUSLY 7-0.

Advisory Board Vice-Chair Burt voiced concerns with the Façade Program. Advisory Board Vice-Chair Burt proposed the Crime Free Multi-Housing program be funded instead of the Façade program. This is a voluntary program the multi-housing property owners sign up for and pay their own expenses.

- Mr. Tullis advised that insurance companies are requiring change in the lighting requirements before writing a policy and doesn't feel lighting should be included.

ADVISORY BOARD VICE-CHAIR BURT MADE A MOTION PROPOSING RATHER THAN FACADE LOANS, TO EARMARK FUNDS FOR INCENTIVES FOR APARTMENT OWNERS TO PARTICIPATE IN MULTI-FAMILY PROGRAMS. ADVISORY BOARD CHAIRMAN BERRY SECONDED THE MOTION.

Discussion

- Dr. Salem advised that he could not vote to approve the proposed motion as he does not have enough information on this program.
- Vice-Chair Burt advised the program in the past focused on improved lighting and landscaping to create a safer atmosphere. There was no monetary gain, only a safer place.
- Ms. Newkirk asked if more extensive background checks were completed with this program.
- Mr. Steve Matchett replied not to his knowledge. This program was more a facility improvement, not resident improvement. This program is completely voluntary and at the cost of the owners, however, most had reported improved crime safety.
- Mr. Goodwin asked if the Advisory Board was trying to restrict how Façade Grant funds are distributed and used.
- Mr. Wendland replied historically this is a dollar for dollar matching grant that has a pre-approved cap. The Façade Grant can have a pre-defined use such as landscape and lighting.
- Mr. Tuohy advised that some of the landscaping and lighting is part of the Overlay design. He believes the Façade program will help owners to meet the new compliance guidelines.
- Council Member Morgan advised that JSO and City Council are currently working on legislation to improve the apartments in the area. However, the improvement is pending the FY 17/18 budget approval.

- Ms. Burt stated given the amount of information she has heard, she would like to withdraw her motion to set funds aside for multi-family programs.
- Advisory Board Chairman Berry requested a spokesperson come in to educate the Advisory Board on the multi-family type programs.

A MOTION MADE BY ADVISORY BOARD MEMBER TUOHY TO APPROVE THE FY 17/18 BUDGET AS PREVIOUSLY APPROVED WITH THE \$50,000 TRANSFER FROM COMPLETE STREETS TO PLAN AUTHORIZED PROJECTS. MOTION WAS SECONDED BY ADVISORY BOARD MEMBER JIM TULLIS. MOTION PASSED UNANIMOUSLY AS AMENDED 7-0.

ADVISORY BOARD MEMBER TUOHY MADE A MOTION TO APPROVE THE PREVIOUSLY APPROVED FY 16/17 PROPOSED BUDGET AS PRESENTED. MOTION WAS SECONDED BY ADVISORY BOARD MEMBER DR. SALEM. MOTION WAS PASSED UNAMIOUSLY 7-0

Zoning Exception Application E-17-46 Race Trac Petroleum, Inc.

Advisory Board Chair Berry stated the application is for 12 outdoor seats with tables.

ADVISORY BOARD MEMBER TULLIS MADE A MOTION TO APPROVE ZONING EXCEPTION APPLICATION E-17-46. ADVISORY BOARD MEMBER TUOHY SECONDED THE MOTION.

- Advisory Board Vice-Chair Burt requested confirmation that this application is specifically for adding seats to the outside.
- Ms. Grandin advised currently they are not approved for outside sales.
- There was discussion about this Race Trac being directly across from an elementary school and this becomes a possible loitering issue. The application states that alcohol cannot be sold at the outside service station.
- Loitering would become a code enforcement issue.
- Advisory Board Chairman Berry reminded the Advisory Board that this action item was only to approve the outside seating.
- Dr. Salem advised he would like to see photos or drive by the business that has already added outside service and seating before voting.
- Mr. Goodwin concurred, as well as request feedback from JSO.
- Ms. Nasrallah stated the Planning Department would move this forward without action from the Advisory Board.

ADVISORY BOARD MEMBER TILLIS MADE A MOTION TO WITHDRAW THE PREVIOUS MOTION TO APPROVE.

III. INFORMATION/DISCUSSION ITEMS

Zoning Overlay Ad Hoc Committee Project

Advisory Board Member Tuohy is the representative for the Renew Arlington Advisory Board on the Ad Hoc Committee. The Ad Hoc Committee has completed the three planning meetings. The Committee discussed the authority of an Overlay. The Planning Department staff is setting up the community meeting in the four different sections of Arlington. The Overlay can be set to regulate landscape, lighting, structures, fencing etc.

- Mr. Tullis asked about the previous Wonderwood study on commercial businesses. He feels that safeguards are implemented and then not enforced too often.
- Mr. Matchett, Ad Hoc Committee member stated the Overlay will assist in enforcing zoning issues in the area. He discussed the Burt Harris Act. The Act states if a property owner is burdened with a zoning change, they are entitled to compensation for their loss. This has affected the ability to rezone.
- Ms. Grandin replied that the rezoning of an area is a policy decision in terms of if the issue with the Burt Harris Act.
- There was further discussion of the zoning and usage for the Renew Arlington area.
- Mr. Wendland will discuss these issues with the Bill Killingsworth, the Planning and Development Director, and ask him to attend the next Renew Arlington Advisory Board meeting.

Update Complete Streets Project

Ms. Nasrallah advised FDOT, JTA and Public Works are still working on the design. There are no further updates at this time. Ms. Nasrallah will let the Advisory Board members know as soon as there is an update.

IV. OLD BUSINESS

There was no old business to report on.

V. NEW BUSINESS

- Vice Chairwoman Burt mentioned that the 2017 Florida Redevelopment Conference will be October 16, 2017 thru October 21, 2017. Vice Chairwoman Burt would like to use Renew Arlington Advisory Board funds to send 1-2 Advisory Board members as well as a City Council member.
- Mr. Wendland advised this could be done, however, it is customary to send only one member and have that member come back with a report to the Advisory Board.
- Ms. Grandin will verify if there are any issues including a City Council member.
- There was discussion of the benefits of the conference, such as knowledge of other CRA's happenings.

- Mr. Tullis suggested that the League of Cities Chairman could attend a Renew Arlington meeting instead.
- Chairman Berry stated there would be no vote today.
- Ms. Nasrallah will send a link to the Advisory Board members to research the 2017 FRA Conference being held in Daytona.

Dr. Salem would like to see the running trails from JU and Blue Cypress connected if possible.

- Ms. Nasrallah advised it is included in the Complete Streets Project.

Council Member Morgan is having a Town Hall meeting on June 26, 2017 at, Life At The River International Ministries, 1409 University Blvd N. from 6:00 p.m. – 7:30 p.m.

VI. BOARD LIAISON UPDATES

There were no liaison board updates

VII. PUBLIC COMMENTS

There were no public comments.

VIII. ADJOURNMENT

There being no further business, Chair Berry adjourned the meeting at approximately 5:30 p.m.

Next Renew Arlington CRA meeting is scheduled for Wednesday, July 12, 2017 at 3:30 p.m.

Next Renew Arlington CRA meeting is scheduled for Wednesday, May10, 2016 at 4:00 p.m. The written minutes for this meeting are only an overview of what was discussed. For verbatim comments of this meeting, an audio file of the meeting is available in its entirety and is available upon request. Please contact Angie Slayton at (904) 630-1858, or by email at aslayton@coj.net.