
MINUTES
College Park University Heights Redevelopment Advisory Board
Wednesday, February 4, 2009
5:00 P.M.

University of Florida Foundation Building
2012 West University Avenue
Wadsworth Board Room

A. ROLL CALL

Chair Wild called the meeting to order at 5:06 pm.

<u>Members Present</u>	<u>Members Absent</u>	<u>Staff Present</u>	<u>Guests</u>
Florida Bridgewater-Alford	Clay Kallman	Diane Bennett	Bruce Delaney
Anne Haisley	Tom Rider	Kelly Huard Fisher	John Fleming
Jimmy Harnsberger		Greg Bradley	Susan Crawley
Phil Heflin		Anthony Lyons	Reid Fogler
Diane Hurtak		Stephanie Seawright	
Brad Pollitt		Matt Dube	
Eric Wild			

B. ADOPTION OF THE AGENDA

The Board unanimously approved the motion made by Member Heflin, seconded by Member Pollitt.

Recommendation: Adopt the Agenda with modifications.

C. APPROVAL OF THE MINUTES

The Board unanimously approved the motion made by Member Harnsberger, seconded by Member Pollitt.

Recommendation: Approve the Minutes for December 3, 2008 as presented.

D. REQUEST TO ADDRESS THE BOARD

No requests to address the board

E. COMMUNICATIONS

1. Chair's Report

Chairman Wild shared with members that he had visited ERAB & DRAB Advisory Board meetings and stated that CPUH has the luck of having monies to actually realize the projects that have been proposed.

Chairman Wild, Heflin & Pollitt attended the architecture meeting which was held.

2. Liaison Report: Linda Dixon – University of Florida

No report

F. OLD BUSINESS

1. SW 7th Ave Improvements

The SW 7th Ave Improvements Project extends between SW 10th and 12th streets in the University Heights area of the CPUH district. The proposed improvements include an underground sub-regional stormwater treatment pilot project, roadway reconstruction, installation of curb and gutter, ADA upgrades, and on-street parking.

In September preliminary plans were distributed to board members for comments, and issues such as tree mitigation, driveway closures, and construction of new developments along the corridor and their impacts to the project were also discussed.

Since the meeting, issues have arisen that affect the capacity and feasibility of the underground stormwater management facility. Staff provided a presentation of these issues for the board to discuss. ***Members asked staff to discuss with GRU the likelihood and costs of partnering to relocate the sewer line to the south.***

2. SW 8th Ave Improvements Project Update

The SW 8th Ave Improvements Project extends between SW 9th and SW 13th streets and includes roadway reconstruction, milling and resurfacing, undergrounding aerial utilities, sidewalk construction, ADA upgrades, and CRA standard streetscaping.

In September staff presented the scope of proposed improvements and distributed preliminary plans that were completed by the City of Gainesville Public Works Department in early 2000. Since the meeting a scope and fee proposal was negotiated with engineering consultants Dyer, Riddle, Mills, and Precourt (DRMP), and a contract has been executed to update and complete 30% plans for the improvements. A project kick-off meeting was held with project stakeholders in December, an updated survey is complete, and the design work has begun. The CRA and PWD received the first plan submittal in late January and met with the consultants to discuss minor revisions.

Staff provided an update of the project's progress and schedule to date.

G. NEW BUSINESS

1. FY2009 Amendatory Budget

Staff gave a presentation to detail the CPUH Amendatory Budget.

The Board unanimously approved the motion made by Member Pollitt, seconded by Member Heflin.

Recommendation: Approve FY09 Amendatory budget as presented.

H. STAFF REPORT

Instead of staff presenting each topic in sequence, members were given the opportunity to give comments or ask questions in an open format. When the members had no more questions, the meeting moved on to the next agenda topic.

CRA Website – Visit www.gainesvillecra.com today!

Parking Study – Staff has received the second preliminary findings reports from Rich & Associates. Staff is analyzing these reports and is coordinating with the consultant on the next steps for the project. Staff anticipates that the consultant will soon travel to Gainesville to conduct additional sessions with the advisory board and the public. ***Members requested the draft of the report for their review. Staff will make the report available for download from the CRA website.***

SW 2nd Avenue Master Plan – CPUH continues to pursue a comprehensive vision for redevelopment along the SW 2nd Avenue corridor. The goal of this initiative is to formulate a plan that is based on a thorough understanding of the market forces and infrastructure issues that will impact redevelopment. Staff is currently examining the possibility of new business partners to help guide this process.

Streetscape Standards – This project is on hold.

Depot Rail Trail (1100-1300 BLK) –

Lighting – In 2006, the CPUH Board recommended the use of Lumec Domus roadway lighting fixtures to be installed along this portion of the Rail-Trail. Lumec has developed a pedestrian scale version of the fixture that is more appropriate for this type application. Shands Hospital plans to improve the portion of Rail-Trail west of the

CPUH area, and has requested CRA to provide lighting specifications. Staff is recommending installation of the Lumec Domus Small Series for the Rail-Trail lighting.

Retaining Walls - GRU plans to construct two retaining walls along this portion of the rail-trail in order to protect recently installed electrical utility boxes. JMJ Consultant Engineers, Inc. has provided the CRA with plans to review. The retaining walls will be constructed with a decorative Keystone Century Wall Retaining Wall System. This project is currently under permitting review by FDOT, and is expected to begin construction by March 2009.

University Avenue Improvements – The CRA has obtained construction services for replacing all the broken and outdated waste receptacles along West University Avenue. A pre-construction meeting and contractor mobilization date are scheduled for early February. Garden World of Holiday was selected to provide construction services for refurbishing the existing roadway medians and a contract is expected to be in place soon. Coordination is taking place with FDOT to ensure that the medians will be protected during the Avenue resurfacing to begin in November. A coordinated effort to install identical improvements is also taking place in the Downtown Redevelopment Area.

Bus Shelters – This project is on hold pending further discussion by the City Commission.

Tumblin Creek Watershed Management Plan – The Tumblin Creek Watershed Management Plan (TCWMP) was completed in late 2007. Projects listed within the plan have been prioritized, and staff is initiating the top priority project, SW 7th Ave exfiltration. Other top-priority projects within the plan are in the process of being scheduled and budgeted as a part of the recent strategic planning sessions.

SW 13th Street Pedestrian Overpass Enhancement Design – The RFQ is currently being revised per request by the City's Legal Department.

NW 6th Street Rail Trail – Phase I 60% have been distributed to the project team for discussion and comment. Construction documents will be completed before April 2009.

CRA Mixed-Use Office Building @ 802 NW 5th Ave – DAG Architects have been contracted to work on the CRA Office project. An internal project team kick-off was held on Thursday, January 29, 2009. A neighborhood public meeting is tentatively planned for Tuesday, March 3, 2009 to discuss preliminary design concepts and gather feedback. Groundbreaking is anticipated to be summer 2009.

I. REPORT OF OFFICERS AND COMMITTEES

No report

J. BOARD MEMBER COMMENT

Member Hurtak inquired as to whether staff had heard anything with regards to the Stadium Club receiving new finance. Staff stated that they had heard no new information regarding the Stadium Club but would keep the members apprised if they should indeed get new information.

K. PUBLIC COMMENT

Bruce Delaney apprised the Board that the City Community Development Committee will be meeting on February 10, 2009 at 5:30 pm in Room 16 to discuss the removal of the 2K radius around campus where homeless shelters are prohibited.

Also there will be a City Commission meeting on February 5, 2009 at 6:00 pm which will discuss the Catholic Church project as well a final reading on the hospitality ordinance.

L. ADJOURNMENT

Meeting adjourned at 6:35 p.m.