
MINUTES
Downtown Redevelopment Advisory Board
Wednesday, December 17, 2008 8:30 AM

Florida Community Design Center
300 East University Avenue
1st Floor Suite 110

A. ROLL CALL

Vice-Chairman Williams called the meeting to order at 8:40 am. No Quorum established. Group convened as a workgroup.

Members Present

Cristina Barone
David Castine
Janie Williams

Members Absent

Michael Amish
Michael Giddings
Jay Reeves

Staff Present

Kelly Huard-Fisher
Stephanie Seawright
Matt Dubé
Anthony Lyons

Guests

Eric Wild

B. ADOPTION OF THE AGENDA

C. APPROVAL OF THE MINUTES

D. ELECTIONS

E. REQUEST TO ADDRESS THE BOARD

F. COMMUNICATIONS

1. **Chair's Report** – There was no report.
2. **Staff Report – Information Items**

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

Downtown Community Plaza – Working with DRAB, staff is examining the issues and opportunities at play, and is also examining how the Plaza compares to examples of healthy, vibrant public spaces found in other cities. These sessions will continue at the next DRAB meeting.

Bethel Station – At an upcoming meeting, the City Commission will consider leasing the Bethel Garage to the CRA. Should this lease agreement be approved, the CRA will proceed with issuing an RFP to attract new businesses that wish to locate at the Bethel site. The selected business will sublet the Bethel Garage from the CRA.

Lynch Park – The landscape architect is finalizing design documents for the park. Staff hopes to bid the project for construction in late autumn, with a groundbreaking by the end of the calendar year.

GRU Redevelopment – The consultant team continues to refine the vision for the area surrounding the Kelly Power Plant. Consultants are developing a potential regulatory toolset that will allow flexibility and high-quality redevelopment to occur in the manner they have described to the CRA and to local stakeholders. Additionally, the consultant team is also considering economics and business considerations associated with redevelopment. Representatives from Lord-Aeck-Sargent will return to Gainesville in late October to work with staff and meet with key stakeholders.

Hampton Inn/Lot 9 Redevelopment – It is anticipated that the project will be complete and the hotel will be operational by July 2009.

Porters Neighborhood Improvements – The CRA has received a utility design scheme from GRU and Cox Cable for SW 3rd St (Depot Ave – 400BLK); AT&T design is anticipated. Once all utility designs are received, the CRA will review the scope of improvements with DRAB.

CRA Streetscaping for Depot Ave – The CRA is coordinating with the Public Works Department to add CRA streetscaping materials to the Depot Ave Reconstruction project, to be bid this year. Streetscaping elements include brick sidewalks, crosswalks, and decorative lighting.

Gainesville Responsible Hospitality Partnership – GRHP is pleased to welcome a new intern, Jenni Skinner. Ms. Skinner is a marketing student at the University of Florida, and she will be working to help publicize and promote GRHP, as well as to enlist new Responsible Hospitality members.

Downtown Parking Study – Consultants from Rich & Associates visited Gainesville during the first two weeks in October. During that time, the team collected on-site data and began a series of stakeholder meetings. Consultants will likely return the first week of November to complete field data collection and to meet with interested parties. Preliminary findings are anticipated for early December.

University Avenue Improvements - FDOT approved the maintenance agreement for streetscape items and medians. On October 6, 2008, CRA staff met with Joytech Construction to discuss the installation scope of work and to develop a price quote. Additional construction details needed to be added to the scope and it is anticipated that the proposal will be available before the DRAB meeting. The median landscaping project is on this agenda. At the time of this writing, CRA staff is working to secure the final approval of the median design.

G. OLD BUSINESS

Staff led a discussion on each of the following items. Due to lack of quorum no action was taken.

1. **Lot 10 Redevelopment Update**
2. **Lynch Park Update**
3. **Bike Racks**
4. **Downtown Community Plaza**
5. **Depot Park Update**

H. NEW BUSINESS

No new business

I. REPORT OF OFFICERS AND COMMITTEE

No report of officers and committee

J. BOARD MEMBER COMMENT

No Board Member Comments

K. PUBLIC COMMENT

No public comments

L. ADJOURNMENT – 10:00 am