

Community Redevelopment Agency

*City Hall
200 East University Avenue
Gainesville, Florida 32601*



Meeting Minutes

Monday, August 17, 2009

3:00 PM

City Hall Auditorium

*Thomas Hawkins (Chair)
Lauren Poe (Vice-Chair)
Jack Donovan (Member)
Pegeen Hanrahan (Member)
Scherwin Henry (Member)
Craig Lowe (Member)
Jeanna Mastrodicasa (Member)*

Persons with disabilities who require assistance to participate in this meeting are requested to notify the Office of Equal Opportunity at 334-5051 or call the TDD phone line at 334-2069 at least 48 hours in advance.

CALL TO ORDER - 3:04 PM

NOTE: Chair Hawkins recognized CRA Manager Anthony Lyons who introduced two new CRA Employees: Senior Analyst Sarah Vidal-Finn and College Park Project Manager Kelly Henderson.

ROLL CALL

Present: Pegeen Hanrahan, Craig Lowe, Jack Donovan, Jeanna Mastrodicasa, Scherwin Henry, Lauren Poe and Thomas Hawkins

ADOPTION OF THE CONSENT AGENDA

Member Lowe moved and Member Mastrodicasa seconded to adopt the Consent Agenda, as modified.

(VOTE: 7-0, MOTION CARRIED)

MODIFICATION: File #090315 Lot 10 RFP Update - (move from the Consent Agenda and place on the Regular Agenda for discussion).

Chair Hawkins recognized Pat Fitzpatrick who made comments.

SECRETARY CONSENT

090309. Community Redevelopment Agency (CRA) Minutes (B)

RECOMMENDATION *The CRA approve the minutes of July 20, 2009, as circulated.*

This Matter was Approved as Recommended on the Consent Agenda.

EXECUTIVE DIRECTOR CONSENT

090313. Historic Depot Building Restoration Project – Design Proposal (B)

RECOMMENDATION *Downtown Redevelopment Advisory Board to the CRA: 1) Approve Bender and Associates Architects, P.A. proposal to complete design and construction documents for the Depot Building; and 2) authorize the CRA Executive Director to sign all necessary documents, subject to approval as to form and legality by the CRA Attorney.*

This Matter was Approved as Recommended on the Consent Agenda.

090314. Bethel Station RFP Update (NB)

RECOMMENDATION *CRA Executive Director to the CRA Board: Receive update from staff*

This Matter was Approved as Recommended on the Consent Agenda.

090316. CRA Project Summary (NB)

RECOMMENDATION *CRA Executive Director to CRA: 1) Receive project update from Staff.*

This Matter was Approved as Recommended on the Consent Agenda.

Passed The Consent Agenda

A motion was made by Vice-Chair Poe, seconded by Member Mastrodicasa, including all the preceding items marked as having been adopted on the Consent Agenda. The motion carried by the following vote:

Votes: Aye: Jeanna Mastrodicasa, Craig Lowe, Pegeen Hanrahan, Scherwin Henry, Jack Donovan, Thomas Hawkins and Lauren Poe

END OF THE CONSENT AGENDA

ADOPTION OF THE REGULAR AGENDA

*Member Hanrahan moved and Member Lowe seconded to adopt the Regular Agenda, as modified (addition of File #090315 from the Consent Agenda).
(VOTE: 7-0, MOTION CARRIED)*

SECRETARY

EXECUTIVE DIRECTOR

090317. Fifth Avenue Pleasant Street Heritage Trail (B)

CRA Project Coordinator Kelly Huard Fisher, CRA Project Coordinator Matt Dube', Dix Lathrop and Associates Representatives Chris Lathrop and Jamie Wright gave presentations.

NOTE: A. Quinn Jones Historic Marker Dedication to be held September 10, 2009 @ 11:00 AM.

RECOMMENDATION *CRA Executive Director to the CRA Board: Hear a presentation from staff*

Heard

090318. Commercial Building at 802 NW 5th Ave – Project Update (B)

CRA Finance Manager Greg Bradley, PPI Principal John Carlson, PPI Operations Manager Matt Webster and DAG Representative Robert Charles gave presentations.

AMENDMENT: Request to send this item back to the Fifth Avenue/Pleasant Street (FAPS) Advisory Board to review the and report back to the CRA if the advisory board does not approve the changes.

Chair Hawkins recognized FAPS Chair Dottie Faibisy and Pat Fitzpatrick who spoke to the matter.

RECOMMENDATION *CRA Executive Director to the CRA Board: 1) Provide input on value engineering options presented; and 2) approve the Design Development Estimate as construction budget for project*

A motion was made by Member Henry, seconded by Member Mastrodicasa, that this matter be Approved as Amended. The motion carried by the following vote:

Votes: Aye: Jeanna Mastrodicasa, Scherwin Henry, Jack Donovan, Thomas Hawkins and Lauren Poe
Nay: Craig Lowe and Pegeen Hanrahan

090320. Model Block - Pleasant Street Design and Construction Approval (B)

CRA Finance Manager Greg Bradley gave a presentation.

NOTE: Chair Hawkins declared that he had a conflict of interest regarding this item and would not be voting on this issue.

RECOMMENDATION *Fifth Avenue Pleasant Street Advisory Board to the CRA Board: 1) Approve design of Model Block sites C, E, and F; 2) Approve the Guaranteed Maximum Price (GMP) of \$136,035 for Site C, \$131,212 for Site E, and \$135,025 for Site F for total construction budget of \$402,272; 3) Authorize CRA Executive Director to execute necessary documents for construction loan with terms as presented.*

A motion was made by Vice-Chair Poe, seconded by Member Hanrahan, that this matter be Approved as Recommended. The motion carried by the following vote:

Votes: Aye: Craig Lowe, Pegeen Hanrahan, Scherwin Henry, Jack Donovan and Lauren Poe
Abstain: Thomas Hawkins
Absent: Jeanna Mastrodicasa

090319. Disposition of Model Block (B)

CRA Senior Analyst Sarah Vidal-Finn gave a presentation.

NOTE: Chair Hawkins declared that he had a conflict of interest regarding this item and would not be voting on this issue.

RECOMMENDATION *Fifth Avenue Pleasant Street Advisory Board to the CRA Board: Approve Model Block Disposition Procedures as presented.*

A motion was made by Vice-Chair Poe, seconded by Member Mastrodicasa, that this matter be Approved as Recommended. The motion carried by the following vote:

Votes: Aye: Jeanna Mastrodicasa, Craig Lowe, Pegeen Hanrahan, Jack Donovan and Lauren Poe
Abstain: Thomas Hawkins
Absent: Scherwin Henry

090315. Lot 10 RFP Update (B)

NOTE: This item was pulled from the Consent Agenda and then was continued to the September 21, 2009 CRA meeting.

RECOMMENDATION *CRA Executive Director to the CRA Board: Receive update from staff*

A motion was made by Vice-Chair Poe, seconded by Member Lowe, that this matter be Continued for September 21, 2009. The motion carried by the following vote:

Votes: Aye: Jeanna Mastrodicasa, Craig Lowe, Pegeen Hanrahan, Jack Donovan, Thomas Hawkins and Lauren Poe

Absent: Scherwin Henry

CRA ATTORNEY

REPORTS FROM ADVISORY BOARDS/COMMITTEES

College Park/University Heights Redevelopment Advisory Board

Downtown Redevelopment Advisory Board

Eastside Redevelopment Advisory Board

Fifth Avenue/Pleasant Street Redevelopment Advisory Board

MEMBER COMMENT

CITIZEN COMMENT

Dottie Faibisy - FAPS Advisory Board Chair

Appreciation of CRA staff.

NEXT MEETING DATE

September 21, 2009

ADJOURNMENT - 5:26 PM

CRA Secretary