

# Community Redevelopment Agency

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



## **Meeting Minutes**

**Monday, April 21, 2008**

**3:00 PM**

**City Hall Auditorium**

*Scherwin Henry (Chair)  
Jeanna Mastrodicasa (Vice Chair)  
Ed Braddy (Member)  
Rick Bryant (Member)  
Jack Donovan (Member)  
Pegeen Hanrahan (Member)  
Craig Lowe (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 - 3:09 PM****ROLL CALL**

Present: Pegeen Hanrahan, Rick Bryant, Craig Lowe, Jack Donovan, Jeanna Mastrodicasa and Scherwin Henry  
Absent: Edward Braddy

**ADOPTION OF THE CONSENT AGENDA**

*Member Hanrahan moved and Member Bryant seconded to adopt the Consent Agenda, as presented.  
(VOTE: 6-0, Member Braddy - Absent, MOTION CARRIED)*

**SECRETARY CONSENT****071125. Community Redevelopment Agency (CRA) Minutes (B)**

RECOMMENDATION     *The CRA approve the minutes of March 17, 2008, as circulated.*

**This Matter was Approved as Recommended on the Consent Agenda.**

**EXECUTIVE DIRECTOR CONSENT****071127. Update on Redevelopment Projects and Development Agreements (NB)**

RECOMMENDATION     *Executive Director to the CRA: Receive update from Staff.*

**This Matter was Approved as Recommended on the Consent Agenda.**

**REPORTS FROM ADVISORY BOARDS/COMMITTEES CONSENT****College Park/University Heights Redevelopment Advisory Board****071128. Bus Shelter Design (B)**

RECOMMENDATION     *College Park University Heights Advisory Board to the CRA: 1) Approve ranking of consultants with Bentley Architects & Engineers as the top-ranked consultant; and 2) authorize the Executive Director to authorize any and all necessary documents related to the purchase of the aforementioned bus*

*shelter design service.*

**This Matter was Approved as Recommended on the Consent Agenda.**

## **Passed The Consent Agenda**

**A motion was made by Member Hanrahan, seconded by Member Lowe, 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, Rick Bryant, Scherwin Henry and Jack Donovan  
Absent: Edward Braddy

## **END OF THE CONSENT AGENDA**

## **ADOPTION OF THE REGULAR AGENDA**

*Member Hanrahan moved and Member Lowe seconded to adopt the Regular Agenda, as presented.*

*(VOTE: 6-0, Commissioner Braddy - Absent, MOTION CARRIED)*

## **SECRETARY**

### **071126. Appointment to the Fifth Avenue/Pleasant Street Redevelopment Advisory Board (B)**

*NOTE: There was a referral to the CRA Advisory Boards regarding residency requirements during the discussion of this item. See the following item #071170.*

**RECOMMENDATION**      *The Community Redevelopment Agency appoint Timothy L. Jones to the Fifth Avenue/Pleasant Street Redevelopment Advisory board for a term to expire 6/17/2010.*

*Member Braddy: Jones*

*Member Bryant: Jones*

*Member Donovan: Blount*

*Member Hanrahan: Jones*

*Member Lowe: Blount*

*Member Mastrodicasa: Jones*

*Chair Henry: Jones*

**A motion was made by Member Lowe, seconded by Member Donovan, that this matter be Approved as Recommended. The motion carried by the following vote:**

**Votes:** Aye: Jeanna Mastrodicasa, Craig Lowe, Pegeen Hanrahan, Rick Bryant, Scherwin Henry and Jack Donovan  
Absent: Edward Braddy

**071170. CRA Advisory Boards Residency Requirements (NB)**

*NOTE: This issue was brought forward during the discussion of File #071126 - Appointment of Timothy Jones to the Fifth Avenue/Pleasant Street Redevelopment Advisory Board.*

**RECOMMENDATION**      *The CRA: 1) Refer to the CRA Advisory Boards, the issue of residency within the districts and within the City for each of the CRA boards; and 2) solicit input from the neighborhood associations within each district.*

**A motion was made by Member Lowe, seconded by Member Donovan, that this matter be Referred to the CRA Advisory Boards, due back on October 21, 2008. The motion carried by the following vote:**

Votes: Aye: Jeanna Mastrodicasa, Craig Lowe, Pegeen Hanrahan, Rick Bryant, Scherwin Henry and Jack Donovan  
Absent: Edward Braddy

**EXECUTIVE DIRECTOR****071129. Tumblin Creek Watershed Management Plan (B)**

*CRA Utility Design Engineer Diane Bennett and CRA Project Coordinator and Neighborhood Planner Kelly Huard gave presentations.*

*Chair Henry recognized Bruce DeLaney who spoke to the matter.*

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

**Discussed**

**071130. Fifth Avenue/Pleasant Street Redevelopment Plan (B)**

*CRA Project Coordinator and Neighborhood Planner Kelly Huard and Assistant City Manager Fred Murry gave presentations.*

*AMENDMENT: Approve the recommendation and add the following amendments: 4) that staff continue outreach to relevant neighborhood entities; 5) refer to staff to do more refined research by looking into title related issues (liens) in terms of the vacancy of properties in the district, and also to look into code enforcement issues (Amnesty Program).*

**RECOMMENDATION**      *Executive Director to the CRA: 1) Approve the amended Fifth Avenue/Pleasant Street Redevelopment Plan, which has been amended in its entirety; 2) authorize the Executive Director to submit additional findings to the City Commission, should they arise at the final neighborhood meeting; and 3)*

*recommend the City Commission hold a public hearing and adopt the amended Redevelopment Plan.*

**A motion was made by Member Lowe, seconded by Vice Chair Mastrodicasa, that this matter be Approved as Amended and Referred to the CRA Executive Director, due back on October 21, 2008. The motion carried by the following vote:**

Votes: Aye: Jeanna Mastrodicasa, Craig Lowe, Pegeen Hanrahan, Rick Bryant, Scherwin Henry and Jack Donovan

Absent: Edward Braddy

## **CRA ATTORNEY**

## **REPORTS FROM ADVISORY BOARDS/COMMITTEES**

### **College Park/University Heights Redevelopment Advisory Board**

### **Downtown Redevelopment Advisory Board**

### **Eastside Redevelopment Advisory Board**

#### **071131. 1712 SE Hawthorne Road & 1714 SE Hawthorne Road (B)**

*CRA Project Coordinator Sharon Dixon gave a presentation.*

**RECOMMENDATION**

*Eastside Redevelopment Advisory Board to the CRA: 1) Approve the purchase of the property located at 1712 SE Hawthorne Road and 1714 SE Hawthorne Road for a purchase price and associated recording fees not to exceed the amount of \$65,000; with a contingent contract for sale and purchase upon approval from the CRA; 2) approve the transfer of \$28,316.57 from accounts 621-W905 and 621-W914; and 3) authorize the Executive Director to execute all necessary documents.*

**A motion was made by Member Lowe, seconded by Member Hanrahan, that this matter be Approved as Recommended. The motion carried by the following vote:**

Votes: Aye: Jeanna Mastrodicasa, Craig Lowe, Pegeen Hanrahan, Rick Bryant, Scherwin Henry and Jack Donovan

Absent: Edward Braddy

### **Fifth Avenue/Pleasant Street Redevelopment Advisory Board**

## **MEMBER COMMENT**

**Member Pegeen Hanrahan**

*Noise Issue - Police Helicopter, Shands Hospital Helicopter, Police and Fire sirens and general noise in the core of the City.*

*Member Rick Bryant expressed concerns regarding "boom box" noise.*

*CRA Project Coordinator Matt Dube' and Assistant City Manager Fred Murry made comments.*

*Staff to investigate and report back.*

*NOTE: Member Mastrodicasa suggested discussing this at the next Public Safety Committee Meeting.*

**Chair Scherwin L. Henry**

*Goodbye to Member Rick Bryant.*

**CITIZEN COMMENT**

*There were no citizens who wished to speak at this time.*

**NEXT MEETING DATE - May 19, 2008**

**ADJOURNMENT - 4:36 PM**

---

CRA Secretary