

The City of Bradenton



Meeting Minutes

February 23, 2006

Call to order

Mr. Rosario called to order the regular meeting of the Central Community Redevelopment Agency (CCRA) at 5:07 P.M on February 23, 2006 in the City Hall Chambers located at 101 Old Main Street, Bradenton FL 34205. Mr. Thompson was detained for approximately 15 minutes.

Roll call

The following persons were present: Stephen Thompson, Chairman

Mike Rosario

Romonia Calpin

Ed Leonard, Treasurer

CCRA and City Staff present:

Bemis Smith, Vice Mayor

William Lisch, City Attorney

Sherod Halliburton, Exec. Director

Frances Reese-Small, Exec. Asst/Project Manager

Approval of minutes from February 23, 2006

Mr. Thompson opened the floor for a motion to approve the January 26, 2006 meeting minutes. Mr. Rosario motioned to approve the January 26, 2006 meeting minutes; Ms. Calpin seconded motion; motion passes.

New Business

Award Presentation (Bradenton Front Porch CDC, Inc). – Mr. Halliburton acknowledged Rodney Jones, Community Liaison, and Theodore Jenkins, President for their commitment to the CCRA endeavors and contribution to the Central Economic Development Center. Additional discussion followed.

Frontier Lighting, Inc. - Mr. Halliburton addresses the board regarding the lighting for the MLK Streetscape Project. Mr. Halliburton introduces Mark Cline, referred to the CCRA by the City of Bradenton. Mr. Cline addresses the board with several renderings of lighting fixtures for board approval. Additional discussion followed.

Just For Girls, Inc.- Mr. Halliburton introduces Becky Canesse, Executive Director and Doug Peoples, Board of Directors-Legal Counsel for Just For Girls,

Inc. Mr. Halliburton states that he has been meeting with Becky to develop a strategy for Norma Lloyd Park. Mr. Halliburton states that the idea is to inventory what presently exist at Just for Girls, Inc. and support the expansion of Just For Girls, Inc. to compliment to the current plans of the Norma Lloyd Park. Becky Canesse addresses the board regarding the particulars and statistically data associated with the participants of Just for Girls, Inc. Doug Peoples addresses the board regarding the financial and expansion costs associated with adding a new classroom wing, new canopy to the existing building. According to Ms. Canesse and Mr. Peoples this would make for a more complete campus style atmosphere. It was determined that a possible resolution outlining the CCRA financial commitment should be addressed during the next board meeting. Additional discussion regarding financial supporters and funders followed.

Old Business

Norma Lloyd Project Update: Mr. Halliburton stated that he and Mr. Thompson have attended meeting to include representatives from the City and County Mr. Halliburton states that the CCRA and City will be working in concert to identify an engineer. The County has stimulated a scope of services by which the engineering firms will adhere too. The City will recommend a firm based upon the selections of the County and CCRA. According to Mr. Halliburton states that there are three parcels currently being negotiated; these parcels are needed for the Norma Lloyd Project.

Mr. Halliburton states one credit line is tax exempt and use for capital improvement, street projects and Norma Lloyd. Mr. Halliburton recommends authorizing using the 2.5 million dollar line of credit to purchase the remaining properties for the Norma Lloyd Project or should the

Economic Development Committee Report

CCRA/CEDC Boot Camp Proposal: Mr. Halliburton briefs the board regarding the activity of the CCRA/CEDC clients. In addition to hiring Mr. Andy Fox, of Andy Fox Advertising Agency and Dean of the Manatee Chamber's Boot Camp Academy to implement a curriculum of classes that would benefit the CCRA district with complete oversight of development, coordination, implementation and marketing of all classes, seminars and/or workshops related to this proposed "CEDC Boot Camp" Per Mr. Fox this "Boot Camp" would target a specific audience that has expressed an interest in continuing courses well after the Manatee Chamber's Boot Camp has convened. Mr. Halliburton acknowledges that the monies allocated toward funding the Small Business Development Center (SBDC) would be used to fund the proposed class curriculum of Andy Fox Advertising. Class curriculum coordination, planning and marketing is said to begin immediately provided the CCRA Board approval of the proposal.

Board Action: Ms. Ingram made a motion to approve the proposed CCRA/CEDC "Boot Camp" coordinated by Andy Fox of Andy Fox Advertising in the amount of \$12,000 with a deposit of \$4,000. Mr. Lezman seconded the motion; motion carries unanimously.

Strategic Planning Committee Report

13th Ave Beautification Project Update- Mr. Halliburton states the project has a completion date of 30 days. Contractors scheduled meeting regarding the progress of the project to include the principal participants: John Moody of Moody & Associates; Carl Taylor, City of Bradenton Public Works; Tom Lightcap of Modern Construction and others continues to be held once per week.

Board Action- Mr. Halliburton requests approval of the Naomi Thomas easement. Mr. Halliburton states that the completion of the 13th Avenue Streetscape Project will be impacted due in part to a huge oak tree that sits direct on Naomi Thomas's yard. It is the recommendation of Mr. Halliburton to offer Naomi Thomas in the amount of \$5,000 for permission of removal of oak tree. Mr. Lezman suggests contacting Mr. Lisch regarding legal verbiage regarding this transaction. Mr. Lezman motions to approve compensation in the amount of \$5,000 for permission of removal of oak tree; Mr. Rosario seconds motion, motion carries unanimously.

Martin Luther King, Jr. Beautification Project Update- Mr. Halliburton states a meeting was held on Tuesday to discuss the MLK Project aesthetic plans. Additional discussion followed.

Property Accumulation Strategy Update

Board Action- Armstead Property located at 922 24th Street East, Bradenton FL 34208. Mr. Halliburton requests a motion to purchase the Armstead Property in the amount of \$225,000; this property is currently being utilized as rental income and as a result of this purchase, the lease will remain intact for a period of 12 months. Ms. Ingram motions to purchase the Armstead property; Mr. Lezman seconds motion. Motion carries unanimously.

Board Action- Loren McMaster's Property located at 1015 6th St Ct East, Bradenton FL 34208. Mr. Halliburton requests a motion to purchase the McMaster's property in the amount of \$ 49,900. Mr. Lezman motions to approve the purchase in the amount of \$49,900; Mr. Lezman seconds the motion; motion carries unanimously.

Board Action- John and Sesh Granger Property located at 1009 10th Street East Bradenton FL 34208. Mr. Halliburton requests a motion to purchase this property in the amount of \$ 149,900, this property will remain a rental property and as a result the current rental contract will remain intact for a period of 12 months. Ms. Ingram motions to approve the purchase the property in the amount of \$149,900; Mr. Lezman seconds; motion passes unanimously.

Board Action- William Eunice Property located at 413 10th Avenue East, Bradenton FL 34208. Mr. Halliburton requests a motion to purchase the Eunice Property in the amount of \$135,000. Ms. Ingram motions to approve the purchase of the William Eunice Property; Mr. Lezman seconds the motion; motion carries unanimously. Let the record reflect that Mr. Rosario refrained from voting citing conflict of interest.

Neighborhood Plan

Mr. Halliburton recommends hiring Wilson Miller to develop the Washington Park Neighborhood Plan. According to Mr. Halliburton a matrix was used to critique and score each Consulting firm. Mr. Halliburton recommends approval to hire the Consulting firm of Wilson Miller.

Board Action- Mr. Lezman motions to proceed with contract negotiations with Wilson Miller to develop the Washington Park Neighborhood Plan; Ms. Ingram seconds; motion passes unanimously.

Finance Report

Mr. Halliburton addresses the finance report and states that Mr. Leonard has reviewed and approved the contents of this report. Mr. Halliburton states that the budget will and should be adjusted. Mr. Halliburton states that he will attempt to meet with Mr. Leonard regarding any/all adjustments relative to the budget upon Mr. Leonard's availability. Additional discussion followed.

Director's Report

Mr. Halliburton states that he was awarded him as an Outstanding Volunteer of 2005 by the Manatee Chamber of Commerce. Mr. Halliburton stated that he has inquired about online Masters Program courses.

Citizen Comments

Mr. Martin addresses the board regarding new affordable housing construction methods. Mr. Martin states he has an extensive background working with Tropicana Products, Inc., the City of Sarasota and has built many homes within the CCRA district. Additional discussion followed.

Board Comments

None

Adjournment

Mr. Thompson recommends a motion to adjourn. Meeting adjourned at 7:24pm. Next CCRA Board Meeting scheduled for February 23, 2006 at 5:00pm.

Minutes submitted by: _____

Minutes approved by: _____