



The City of Bradenton

Meeting Minutes

June 29, 2006

Call to order

Mr. Thompson called to order the regular meeting of the Central Community Redevelopment Agency (CCRA) at 5:13 P.M on June 29, 2006 in the City Hall Chambers located at 101 Old Main Street, Bradenton FL 34205.

Roll call

The following persons were present:

Stephen Thompson, Chairman
Irene Ingram, Vice Chair
Mike Rosario
Romonia Calpin
Edward Leonard, Treasurer
William Lisch, City Attorney

CCRA and City Staff present:

Sherod Halliburton, Exec. Director
Frances A Reese-Small, Project Manager

Approval of minutes from May 26, 2006

Mr. Thompson opened the floor for a motion to approve the May 26, 2006, minutes. Mr. Rosario offers a motion to approve the meeting minutes from May 26, 2006; Ms. Ingram seconds the motion; the motion to approve the May 26, 2006 meeting minutes pass unanimously. A quorum was present at 5:27pm.

Old Business

Norma Lloyd Project Update: According to Mr. Halliburton, a meeting was scheduled for June 29, 2006 with the County Parks and Recreation Department. Mr. Halliburton stated he met with Cindy Turner, Manatee County Parks and Recreation Department. Per Mr. Halliburton, Ms. Turner has been named the project manager for the Norma Lloyd project. According to Mr. Halliburton the location of the community center has changed. The community center will be centered toward Martin Luther King, Avenue East.

Board Action (Lee Property-2304 9th Avenue East): Mr. Halliburton addresses the second appraisal regarding the Lee Property located at 2304 9th Avenue East. Mr. Halliburton has recommends an amount limit to secure contract for the Lee Property with a one year lease option. Mr. Leonard motions for the amount not to exceed \$330,000 with a lease option of one year for the Lee's; Mr. Rosario seconds the motion; the motion is approved unanimously. If an agreement can not be reached, the motion will be brought back to the board for approval. Additional discussion followed.

Economic Development Committee Report

CCRA/CEDC Boot Camp Update: Mr. Halliburton briefs the board regarding the tentative course outline and dates for the Central Economic Development Center and the Manatee Chamber Boot Camp course dates to begin in late July and early August 2006. Additional discussion followed regarding the name of the Entrepreneurial “Boot Camp”.

County CDBG Grant: Mr. Halliburton directs the board’s attention to an official letter from the County Community Development Block Grant (CDBG) that states the CCRA has received a recommendation for final approval for the CDBG grant in the amount of \$83,250 fiscal year (October 1, 2006-September 30, 2007). The approval of the Action Plan is anticipated on June 25, 2006. Once the action plan is approved, the CCRA will receive official grant notification.

Strategic Planning Committee Report

Martin Luther King Beautification Project Update: Mr. Halliburton has met with Mr. Leonard to discuss the financials with regards to the bid proposals. Mr. Halliburton scheduled a meeting with the contractor to renegotiate the bid. According to Mr. Halliburton the new figures for the MLK project after negotiations were \$613,028.90 from Superior Asphalt. Mr. Halliburton addressed the Downtown Development Authority with regards to partnership for this particular project. The project start date is July 10, 2006.

Board Action: Mr. Halliburton recommends finalizing the contract with Superior Asphalt in the amount of \$613,028.90. Ms. Ingram motions to approve the execution of a contract with Superior Asphalt in the amount of \$613,028.90; Mr. Leonard seconds the motion; the motion passes unanimously.

Lighting: Mr. Halliburton briefs the board regarding a quote from Frontier lighting. There were several bids submitted regarding the lighting for the MLK Project. Mr. Halliburton recommends a motion to approve Frontier Lighting as the distributor for the MLK project. Frontier Lighting will not be involved in the installation of the lighting for the MLK project. The City of Bradenton has agreed to the installation of lighting fixtures.

Board Action: Ms. Ingram motions to approve Frontier Lighting, Inc as the distributor of lights for the MLK Streetscape project in the amount of \$139,744.00; Mr. Rosario seconds the motion; motion carries unanimously. Additional discussion followed.

Love Phase I-Commercial Rehabilitation- Mr. Halliburton states that after conversing with Mr. Lisch with regards to the disposal of property. According to Mr. Halliburton, there must be an issuance of an RFP with a response time of 30days from the City Council. Mr. Halliburton has the assistance of Matt McLachlin. The RFP will not be issued until the approval of the rezone. The rezone is anticipated to be approved during the next City Council meeting scheduled for July 19, 2006. Additional discussion followed.

Neighborhood Plan Update- Mr. Halliburton states this will be a community meeting to included feedback from previous meetings and current projects; in addition to communicating to

the residents the objectives of the MLK Project. The Community Meeting will be held at the CCRA facility, located at 2002 9th Avenue East, at 6:00-8pm. Additional discussion followed.

Business Incubator/ Job Skills Training/CCRA Office Building: Mr. Halliburton states there is significant interest on behalf of Tropicana Products, Inc. regarding the Business Incubator-Job Skills-CCRA Office building. Wilson-Miller will bring forth a site plan for this project at a later date. Additional discussion followed.

Finance Report

May 2006 Financial Report- Mr. Leonard summarizes the CCRA's financial statement for May 2006; in addition, Mr. Leonard suggests budget workshops prior to the board meetings to begin the month of July. Mr. Leonard requests an amended budget be prepared and addressed at the July board meeting. Mr. Halliburton states there will not be any additional acquisition of property for this fiscal year. Additional discussion followed.

Director's Report

Mr. Halliburton discussed and requested Board input with respect to Frances Small's performance evaluation and salary increase effective August 1, 2006. Mr. Halliburton states that previous discussion regarding the amount of Ms. Small's increase was previously discussed with the board chair, Stephen Thompson. Mr. Thompson stated that all staff salary increases are an Executive Director's decision and therefore does not require the approval of the Board of Directors. All board members present agreed.

Board Comments

CCRA District Tour: Ms. Ingram suggests an update of the 10th Avenue Drainage issue be addressed at the Community Meeting. Ms. Ingram acknowledged Frances Small, CCRA Project Manager and Rebekah Brightbill, Receptionist-Intake, for an outstanding job coordinating the 13th Avenue/MLK Ceremony.

Citizen Comments -None

Adjournment

Mr. Thompson recommends a motion to adjourn. Motion passes unanimously. Meeting adjourned at 6:30 pm.

Meeting Dates: **CCRA Budget Workshop:**
 CCRA Board Meeting: Thursday, August 24, 2006
 City Council Chambers-101 Old Main Street.

Minutes submitted by: _____

Minutes approved by: _____