

# Lealman Community Redevelopment Area Advisory Committee

## Meeting Minutes

### November 16, 2015 6:00 PM

The meeting was held on Monday, November 2, 2015 in the Crown Buick /GMC Dealership Training Room, 5237 – 34<sup>th</sup> Street North, St. Petersburg, FL 33714.

#### 1. Call to Order

Chairman Ray Neri called the meeting to order at 6:05 P.M. and confirmed the presence of a quorum.

#### 2. Roll Call

##### Members:

Ray Neri; Steve Cleveland; Gary Grooms; Jorge Mercado; Cheryl DiCicco; James Roberto and

**Absent Members:** Dwayne Hawkins and Diane Plomatos

##### County Staff:

David Sadowsky; Renea Vincent; Frank Bowman; Rachel Booth, Mary Scott Hardwick and Marcella Faucette

##### Also present:

Sean Ingber; Neil Brickfield and two interested citizens: Eric Schlerd and Allen Typius

Ms. Rachel Booth served as the moderator of the meeting to keep the meeting moving along in a timely manner.

#### 3. Approval of Minutes – November 2, 2015

Upon motion by Mr. Steve Cleveland, seconded by Ms. Cheryl DiCicco and carried, the minutes of the meeting of November 2, 2015 were approved.

#### 4. Old Business

##### a. Charrette Dates

Ms. Booth explained that originally dates had been proposed for a multiple day charrette and that the concept was not appealing to the group. Staff is now proposing a one day charrette/workshop/meeting with a possible additional open house date. The proposed dates are:

**Sat 1/23; Wed 1/27; Thurs 1/28; Fri 1/29 or Sat 1/30.** The committee members were asked to look at their calendars and to be prepared to vote on one of the dates at the next meeting, scheduled for December 7, 2015.

Ms. Booth further explained that two Saturdays were included as options to allow for an open house but the most important task is to pick a day for the charrette /workshop which would be that Wednesday, Thursday or Friday (the 27<sup>th</sup>, 28<sup>th</sup> or 29<sup>th</sup>)

##### b. Updated CRA website links

Ms. Booth explained that all of the website links are now active and current.

##### c. Approval of Final Stakeholder Survey

The committee and staff reviewed the Stakeholder Survey and offered some additional edits. Ms. Booth agreed to make the necessary edits. Upon motion by Mr. Gary Grooms, seconded by Ms. Cheryl DiCicco and carried, the Stakeholder Survey was approved.

## 5. New Business

### Workshop DRAFT Objectives 1-3

Ms. Booth explained three (3) of the nine (9) proposed objectives of the CRA Plan to be used as discussion points for the charrettes. The committee members were asked to brainstorm some ideas/ strategy / thinking points for which she placed on a flipchart. The committee provided the following thinking points which covered the proposed objectives for: *Economic Development and Innovation*; *Infrastructure and Transportation*; and *Housing*:

#### a. Objective 1- Economic Development and Innovation

- Develop training programs for out of work or returning to work individuals
- On the job training apprenticeship
- Drainage issues/Resolutions
- Tax Credit - for VA hiring
- Mentoring programs- salary offset
- Private/strategic partnership
- "Mini" District- Industrial
- Explore uses- complimentary
- Repurpose uses- motels
- 54<sup>th</sup> Avenue
- Incentive to existing businesses
- Marketing
- Mixed Use
- Increase density
- Urban Gardening
- Job recruitment, retention, creation
- Tax incentives
- Talent development
- Small business development
- Grants, loans, micro-lending
- Federal redevelopment \$
- Machinists/Trades
- Training equipment needs
- Well structured deals
- Standards/expectations

#### b. Objective 2 – Infrastructure and Transportation

- Drainage (Drainage Plan)
- Open ditches – Dangerous/ Deters Potential Investment
- Property acquisition
- Cooperative efforts with service providers
- Fire hydrants (lack of # & lack of sufficient water pressure)
- Curbs
- Property/land acquisition for water treatment
- Sidewalks
- Functional alleys
- Lighting
- Medians/decorative islands/crosswalks

- Multi-modal options/access
- New bus shelters-beautification
- Improved bus lines
- Promote specific destination routes (i.e. VA Hospital)
- PSTA partnership
- Prioritize improved PSTA stops , consolidate stops, sense of place
- Bike share
- Repaving/surface improvements
- Traffic flow- roundabouts
- Prioritize improvements
- Bonding
- Grants- set aside
- FDOT – Dist. 7
- Tax Base ↑
- Stormwater fees
- Healthcare services
- County acquired service provider
- Connectivity
- Trail expansion
- Historical grant allocation \$
- Sidewalks (28<sup>th</sup> Street Corridor improvements)
- Strategic Plan Coordination

### c. Objective 3 – Housing

- Financial assistance regardless of household income
- Residential improvement grants
- Remove “BAD” / substandard housing
- Eminent Domain – Explore acquisition options
- Liens/Code Enforcement
- Land Cases
- Zoning / Code issues
- Fence issues
- Design Standards
- Developer packaged areas
- Financing scoring incentives
- Parks, courts
- Mix of uses
- Master Plans
- Land Assembly
- Affordable housing at odds with redevelopment
- Relocation programs
- Balance/mix of income housing (i.e. Townhouse/rent to own)
- Location incentive ownership programs
- Master Plan/Amenity based location
- Garage apartment
- Wounded Warrior projects

**6. Additional Business / Public Comments**

None

**7. Next Meeting Date and Items for the Next Agenda**

- December 7, 2015
- Workshop: Next Draft Objectives
- Finalize charrette date

**8. Adjournment**

There being no further business, Mr. Neri asked if there was a motion to adjourn. Mr. Jorge Mercado made the motion and Mr. Steve Cleveland seconded the motion. The meeting adjourned at 8:10 p.m. The next meeting is scheduled for Monday, December 7, 2015 at 6:00 pm.