COMMUNITY REDEVELOPMENT ADVISORY COMMITTEE MEETING

CITY OF LAKE CITY

June 08, 2021 at 5:30 PM Venue: City Council Chambers

AGENDA

CMT instructions are located at the end of this Agenda.

Call to Order

Roll Call

Approval of Agenda

Minutes

1. April 13, 2021

Public Comments

Citizens are encouraged to participate in City of Lake City meetings. The City of Lake City encourages civility in public discourse and requests that speakers direct their comments to the Chair. Those attendees wishing to share a document and or comments in writing for inclusion into the public record must email the item to submissions @lcfla.com no later than noon on the day of the meeting. Citizens may also provide input to individual council members via office visits, phone calls, letters and e-mail that will become public record.

Old Business

- 2. Update Sallie Mae Jerry Park and LED Sign (Thomas Henry)
- 3. Update on Portable Bathroom (Thomas Henry)
- 4. Update on Downtown Banners (Thomas Henry)
- Discussion and Possible Action Welcome to Lake City Signs with LED (Thomas Henry)

New Business

 Discussion and Possible Action - CRA Annual Report (Joseph Helfenberger/Terri Phillips)

Future Topics

Schedule Next Meeting

Adjournment

Zoom CMT Information

Place: Due to the COVID-19 social distancing requirements, the City of Lake City will also hold this meeting via communications media technology.

Members of the public may attend the meetings online

at: https://us02web.zoom.us/j/85143910809 or

Telephonic by toll number (no cost to the city), audio only at: 1-346-248-7799

Meeting ID: 851 4391 0809#

Then it will ask for Participant id, just press #.

Telephonic by toll-free number (cost per minute, billed to the city, zero cost to the caller), audio only at: 1-888-788-0099

Meeting ID: 851 4391 0809#

Then it will ask for Participant id, just press #.

Public Participation

The public may participate at the appropriate time via: (i) video conference by utilizing the software chat function or raise hand function to request to speak; or (2) telephonically by dialing *9 to raise hand. The Chair will allow for sufficient time for all participants to be heard.

Those attendees wishing to share a document must email the item to **submissions@lcfla.com** no later than noon on the day of the meeting.

Instructions for meeting attendance and participation are also available at www.lcfla.com under the calendar entry for the corresponding City Council Regular Session Meeting.

To receive a copy of the agenda packet with supporting documentation, please contact the City Clerk's Office at **clerk@lcfla.com** or **386-719-5826.**

Pursuant to 286.0105, Florida Statutes, the City hereby advises the public if a person decides to appeal any decision made by the City with respect to any matter considered at its meetings or hearings, he or she will need a record of the proceedings, and that, for such purpose, he or she may need to ensure that a verbatim record of the

Community Redevelopment Advisory Committee Meeting Agenda June 08, 2021

proceedings is made, which record includes the testimony and evidence upon which the appeal is to be based.

SPECIAL REQUIREMENTS: Pursuant to 286.26, Florida Statutes, persons needing special accommodations to participate in these meetings should contact the **City Manager's Office at (386) 719-5768**.

File Attachments for Item:

1. April 13, 2021

The Community Redevelopment Advisory Committee in and for the citizens of the City of Lake City, Florida, met on April 13, 2021 beginning at 5:30 P.M., in the City Council Chambers, located at City Hall, 205 North Marion Avenue, Lake City, FL 32055. The meeting was also held via Communications Media Technology.

CALL TO ORDER – Chairman Jefferson called the meeting to order at 5:30 P.M.

ROLL CALL

Dennille Decker - absent

Lee Ann Hires Lester MeKellum Janet Moses - absent

Melinda Moses Gloria Spivey Stephen M. Witt Eugene Jefferson

Chairman/City Council Member Eugene Jefferson
City Attorney Frederick Koberlein.
City Manager Joseph Helfenberger
City Clerk Audrey Sikes - absent

SUPPORT STAFF PRESENT

Public Works Director Thomas Henry Community Program Manager Terri Phillips

Growth Management Director Dave Young – acting secretary

APPROVAL OF AGENDA

Mayor Witt made a motion to approve the agenda as presented. Ms. Melinda Moses seconded the motion and the motion carried unanimously on a voice vote.

PUBLIC COMMENTS

Sylvester Warren requested to speak at item number 15.

UPDATES, DISCUSSION AND ACTION ITEMS

Mayor/Council Member

- CRA area map (for informational purposes only)
 No action. This is for informational purposes only.
- Approval of Minutes November 13, 2020
 Ms. Spivey made a motion to approve the November 13, 2020 minutes as presented. Ms. Hires seconded the motion and the motion carried

unanimously on a voice vote.

 Update - Sallie Mae Jerry Park
 Mr. Henry provided an update on the improvements to Sallie Mae Jerry Park.

- Update Wilson Park
 Mr. Henry provided an update on the improvements to Wilson Park.
- Update Youngs Park Tennis Courts
 Mr. Henry provided an update on the improvements to the Youngs Park Tennis Courts.
- Update Youngs Park Basketball Courts
 Mr. Henry provided an update to the improvements at Youngs Park Basketball Courts.
- Discussion Item Christmas Decorations
 Mr. Henry and Mr. Helfenberger discussed Christmas decorations with the committee.
- 8. Discussion Item City Clean Up June 5th
 Mr. Helfenberger reported June 5, 2021 as the City Clean Up day, and provided
 a summary of the amenities that would be available.
- 9. Discussion Item Downtown City of Lake City north "Welcome" sign
 Ms. M Moses made a motion to have a "Welcome" sign at the North, South,
 East, and West entrances of the City. Mr. McKellum seconded the motion
 and the motion carried unanimously on a voice vote.
- Discussion Item Marion Street Banners Nikki Carroll from CGI
 Communications Presentation via Zoom
 Ms. Carroll provided a presentation via Zoom. Mr. Henry and Ms. Phillips are to work together on #5 and locations.
- Discussion Item Outreach ProgramMr. Helfenberger and Ms. Phillips provided updates on the Outreach Program.
- 12. Discussion Item Program/Grant/Funds for Renovations to Historic District Mr. Helfenberger gave a presentation on applying to programs and grants for renovations to the Historic District.
- Discussion Item Portable Restroom TrailerMr. Henry provided updates to the members on the portable restroom trailer.
- 14. Discussion Item Skate Park Update

 Mr. Henry provided an update on the skate park. Mr. McKellum made a motion
 to recommend to City Council the approval of a skate park. approve to go
 to CTA then to Council on applying for grants to update the skate park. Ms.
 Spivey seconded the motion and the motion carried unanimously on a
 voice vote.

- 15. Discussion Item Walking Track
 - Ms. Hires made a motion to move forward with the grant paperwork for the skate park and the walking track. Ms. Spivey seconded the motion and the motion carried unanimously on a voice vote.
- Discussion Item Workout Station Staff has a two (2) minute video to show relating to the Fitness Court
 Ms. Phillips provided an update on potential grants the Committee could apply for to build the workout stations.

FUTURE TOPICS - None

SCHEDULE NEXT MEETING

Council agreed to schedule meetings as needed.

ADJOURNMENT

All matters having been handled, the meeting adjourned at 6:00 P.M. on a motion made and duly seconded.

Dave Young, Acting Secretary

File Attachments for Item:

5. Discussion and Possible Action - Welcome to Lake City Signs with LED (Thomas Henry)



File	Attac	hments	for	Item:

6. Discussion and Possible Action - CRA Annual Report (Joseph Helfenberger/Terri Phillips)







REDEVELOPMENT AGENCY 2020





ABOUT LAKE CITY'S COMMUNITY REDEVELOPMENT AGENCY



Origins

The City of Lake City Community Redevelopment Agency (CRA) was established in 1981 to create opportunities for the downtown Central Business District to evolve into a more dynamic office, service, financial, entertainment, residential and governmental area. The CRA was created pursuant to Sections 163, Part III. F.S. The first CRA Master Plan was approved in 1989, revised in 1992 and most recently updated in November 2011. CRA boundaries have been expanded three times and in 2015 the life of the Downtown District was extended to 2031 to leverage a \$1.3 million Redevelopment Revenue Note to fund public projects.

Projects and Funding

CRA projects must have a public purpose with the intent to alleviate urban blight in the district. Examples of projects could be street-scapes, new buildings, parking lots/garages, neighborhood parks, planned low-moderate income housing developments, sidewalks and street landscaping. "Tax Increment Financing" (TIF) provides funding for projects in the CRA.



FY 2020 Lake City CRA Members

Contents Of This Report:

- 1. About Lake City's CRA
- 2. The CRA's History
- 3. CRA Projects
- 4. 2020 Financial Report

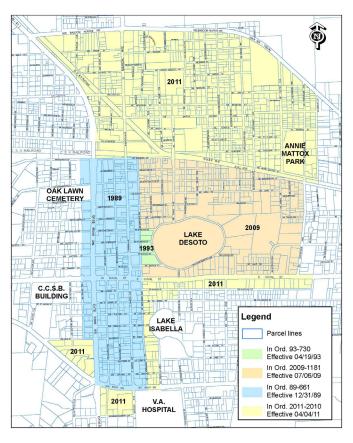
FY 2020 Lake City CRA Members:

- Mayor Stephen M. Witt
- Councilmember Jake Hill, Jr.
- Councilmember Eugene Jefferson
- Councilmember Melinda Moses
- Councilmember Chris Greene

Lake City CRA Administrative Staff:

- **Joseph Helfenberger** City Manager
- **David Young**Growth Management Director

LAKE CITY CRA'S HISTORY & BOUNDARIES



In May 1981 (Resolution 81-16), the City of Lake City made a finding of necessity under Chapter 163 of the Florida Statutes and started the process of establishing a Community Redevelopment Agency. In June 1981 (Resolution 81-17) the City Council created the Community Redevelopment Advisory Committee to assist the Community Redevelopment Agency in obtaining the data and public input necessary to establish the boundaries of the redevelopment district in November 1989 (Resolution 89-97) and formulate the Community Redevelopment Plan in December 1989 (Resolution 89-98). In December 1989 (Ordinance 89-661), the City Council declared itself to act as the Lake City Community Redevelopment Agency (CRA) and established a Redevelopment Trust Fund as authorized under Chapter 163, Part III of the Florida Statutes. In November 1992 the Community Redevelopment Plan was revised (Resolution 92-069). In March of 1993, the City Council expanded and



amended the boundaries of the Community Redevelopment Area (Resolution 93-021) and in April of 1993, the City Council approved an amendment to the Community Redevelopment Plan (Resolution 93-028) to include the change in the boundaries (Ordinance 93-730). In February 2009, the CRA amended the Community Redevelopment Plan (Resolution CRA09-1.) The boundaries of the Community Redevelopment Area were amended by Ordinance 2009-1181. The latest expansion of boundaries was approved on April 4, 2011. (Ordinance 2011-2010.)

As a dependent special district of the city, audits of the CRA are performed annually and included as part of the city's audit. This Report is available for inspection during business hours in the office of the City Clerk, located in City Hall at 205 North Marion Avenue, Lake City, Florida 32055.

LAKE DESOTO/WILSON PARK RECREATION AREA DEVELOPMENT



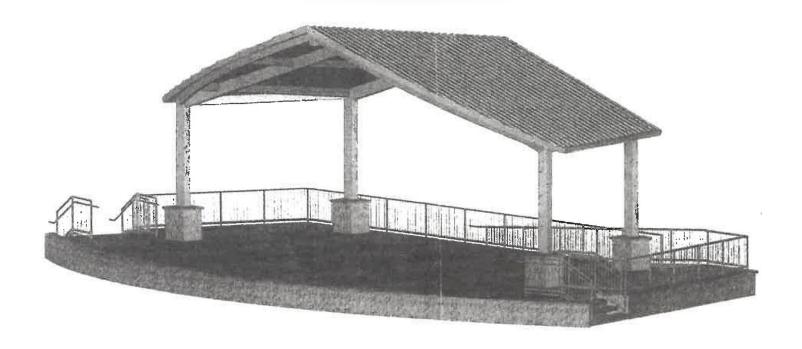
In order to create and enhance the Waterfront Entertainment District and create a "Premiere Event Destination" in the Historic Downtown which was earmarked as a "key" community asset in the 2011 "Lake City Community Redevelopment Area Master Plan" an expansion and enhancement project for the Lake Desoto Water Front District and adjoining Wilson Park was designed and construction began in late fall of 2018. Construction on the approximately \$1,000,000 planned improvements was completed in late fall 2019.

A LIST OF THESE IMPROVEMENTS:

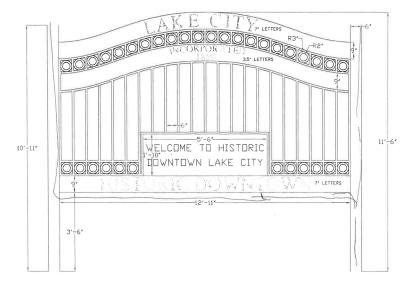
- Outdoor Speaker System throughout Wilson Park for events.
- Landscaping and Trees for Wilson Park and Parking Lot areas.
- Irrigation throughout the Wilson Park.
- Completed Veterans Plaza Pedestrian Park



LAKE DESOTO/WILSON PARK RECREATION AREA DEVELOPMENT



2021 Wish List and Future Projects for Park Expansion will include combining CDBG, Tourist Development, FDOT and Civic Organization Grant opportunities for the following projects:

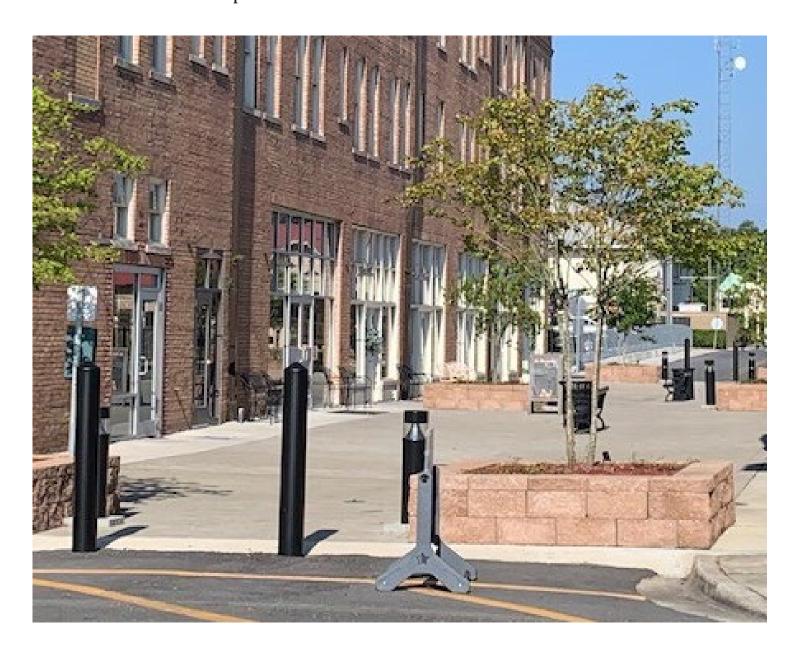


- Stage area over the water at Wilson Park/Lake Desoto
- Park Welcome Sign at Wilson Park
- Deck over the Retention Pond at Wilson Park
- Total renovation of Sallie Mae Jerry Park

VETERAN'S STREET PLAZA

This project was created in conjunction with the Veterans' Street Parking project. The pedestrian mini-park between the Blanche Hotel and the Kuykendall building has made the downtown area more pedestrian

friendly. The park provides safe access between the public parking lot and North Marion avenue. The development of the park included brick pavers, landscaping, and seating.



2020: FINANCIAL REPORT

REVENUES

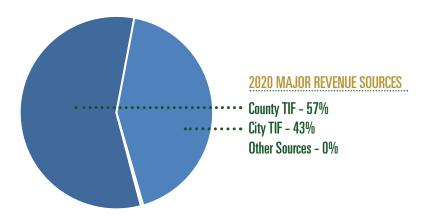
TAX REVENUE SOURCES

COUNTY TIF	\$178,971.03
CITY TIF	\$133,455.58

OTHER REVENUE SOURCES

INTEREST INCOME	.\$473.05
RENTAL INCOME, DARBY PAVILION	.\$700.00
DONATIONS	\$

TOTAL REVENUE...... \$313,599.66



EXPENSES

PERSONNEL EXPENSES

PERSONNEL SERVICES.....\$-.--

OPERATING EXPENSES

PROFESSIONAL FEES	\$1,220.91
ACCOUNTING	\$1,815.20
CONTRACTUAL SERVICES	\$2,916.57
COMMUNICATION EXPENSE	\$4,254.76
POSTAGE	\$
UTILITY SERVICES	\$3,480.03
INSURANCE/REP & MAINTENANCE	\$13,985.89
PRINTING & BINDING	\$
OTHER CURRENT CHARGES	\$13,100.47
OPERATING SUPPLIES	\$
TOTAL OPERATING EXPENSES	. \$40,773.83

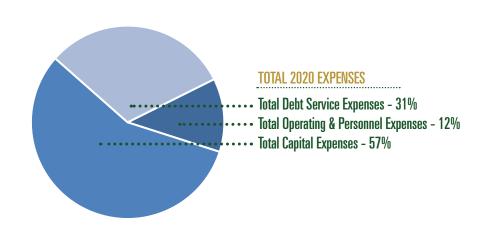
CAPITAL EXPENSES

INFRASTRUCTURE\$187,4	437.	.50
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DEBT SERVICE

INTEREST EXPENSE	\$18,072.57
PRINCIPAL	\$83,076.53
TOTAL DEBT SERVICE	\$103.149.10

TOTAL EXPENSES\$331,360.43



TOTAL ASSESSED CITY REAL PROPERTY VALUES

1989 BASE YEAR ASSESSMENT: \$13,911,256

2010 BASE YEAR ASSESSMENT: \$6,586,754

2012 BASE YEAR ASSESSMENT: \$24,818,927