

COMMUNITY REDEVELOPMENT AGENCY
August 10, 2015

The meeting of the Community Redevelopment Agency was called to order by Chairman Steve Leary at 2:00 p.m. in the Commission Chambers, 401 Park Avenue South, Winter Park, Florida.

Members present:

Mayor Steve Leary
Commissioner Greg Seidel
Commissioner Sarah Sprinkel
Commissioner Carolyn Cooper
Commissioner Tom McMacken

Also present:

City Manager Randy Knight
City Clerk Cynthia Bonham
CRA Director Dori Stone
CRA Attorney Larry Brown

Motion made by Commissioner McMacken to approve the agenda; seconded by Commissioner Sprinkel and carried unanimously with a 5-0 vote.

1. Administrative Items

Motion made by Commissioner McMacken to approve the minutes of June 8, 2015 and July 20, 2015; seconded by Commissioner Seidel and approved by acclamation with a 5-0 vote.

Regarding the Orange County Representative seat, City Manager Knight explained that the County has to ratify the appointment of Mr. Hal George before it is official.

2. Action Items

a. Review and approval of FY 15/16 budget

CRA Director Dori Stone addressed the revised budget sent to the Commission today that includes funding they were able to find for the Winter Park Playhouse for an annual contribution which will be discussed under organizational support later in the meeting.

Kyle Dudgeon, CRA provided an overview of the proposed FY 15/16 budget. He outlined the 10 year historical CRA tax base and revenues, revenue from years 2013-2015 and the proposed 2016 revenues of approximately \$3.1 million, expenses, expenditures, and debt service. Mr. Dudgeon addressed the CRA projects being proposed in this budget to include 'Winter in the Park', Denning Drive, New York Avenue and small scale CRA improvements. He provided a list of CRA grants worked on by staff and advisory board members which requires minimal financial support to get them off the ground and to determine any interest from those (driveway renovation program, paint only program, housing rehabilitation program, sign replacement to replace pole signs with monument type signs, organizational support (such as Bach Festival, etc.), and community support. Mr. Dudgeon summarized the amount of funding requested for each item.

The Denning Drive allocation of \$500,000 and what is included in that funding was addressed by Mr. Dudgeon. He spoke about the proposal to reallocate the public right-of-way from a 4 lane, 11' roadway to 3 lanes with a turn lane (left); they will come back during the design phase with updates. Ms. Stone spoke about the Denning beautification being a fraction of the cost because of using in-house resources and we are not purchasing right-of-way but that is a resurfacing project moving the curb out. It was clarified that this funding is not entirely for the design but would include sidewalks, resurfacing, and curbing but no bus bays. Upon questioning, Ms. Stone stated they can look at the design to put in a bus bay during the process, bring back design alternatives and include public input. The design brought forward this evening will be utilized as a good place to start but that other designs will be brought forward with public input during the design process. There was a consensus to move forward with this project in this budget year.

Mr. Dudgeon then addressed Phase I of New York Avenue. Ms. Stone clarified this would be a two year phased project because it cannot be fully funded within one year. The need to improve this intersection with Lyman was discussed because of safety concerns. The funding of trees was addressed. Ms. Stone will build trees in the total cost and bring that back to the CRA Agency. She also stated they will review the turning radius at New York Avenue and Fairbanks and will review the right-of-way at Fairbanks to make sure the turning radius there is not reduced (there was a consensus to move forward with this).

Mr. Dudgeon spoke about CRA grants and that they are asking for similar financial contributions to our grants. He stated the community support elements remain relatively consistent as last year. He addressed the Winter Park Playhouse request for funding. Ms. Stone asked that the Welbourne Day Nursery and the Winter Park Day Nursery be granted the same amount; they will adjust the funding at final budget approval for the Winter Park Day Nursery as they are requesting a larger amount of funding.

Discussion ensued regarding traffic adaptive signalization, the Harper Street transmission lines, and if an additional police officer for the CRA area can be funded from CRA funds. Winter Park Day Nursery Executive Director Ali DeMaria spoke about their request and that they have not received funding for the last few years (from approximately 2008-2014).

Electric Director Jerry Warren provided information regarding the Harper Street transmission lines being installed at the corner of Comstock Avenue and Harper Street and the associated costs. Mr. Warren spoke about the need to inform Duke now if the City wishes to underground these lines because of the timing of their request for bids to furnish and install the conduit cable system. He spoke about the increase in cost of about 25% if the City does not do this now. Mayor Leary and Commissioners McMacken and Seidel did not support this at this time because of the large amount of funding required. Commissioners Cooper and Sprinkel supported this.

Motion made by Commissioner McMacken to approve the FY 15/16 budget as presented by staff; seconded by Commissioner Sprinkel.

Motion amended by Commissioner Cooper to add \$80,000 to the Denning redesign for street trees. Motion failed for lack of a second.

Motion amended by Commissioner Cooper to add to the Denning renovation a \$50,000 line item for street trees. Ms. Stone explained the funds already allocated for Denning and asked that they be able to use this funding for both the design and trees. **The motion was withdrawn.**

Motion amended by Commissioner Cooper that the CRA will incorporate the design and the street trees into the budget for the Denning renovation; seconded by Commissioner Seidel.

Motion amended by Mayor Leary to reduce the Playhouse contribution to \$25,000 (from \$35,000) from the CRA (re-stated amendment to change from \$10,000 to \$25,000); seconded by Commissioner Seidel. (The funds are being contributed assuming they will continue the community service activities/programs for the day nurseries and seniors).

Motion amended by Mayor Leary to increase the Welbourne Day Nursery contribution to \$15,000 from their request of \$7,000; seconded by Commissioner Cooper.

Heather Alexander, Winter Park Playhouse, thanked the Commission for their consideration for funding but asked if they can support them for \$20,000 that would help them keep supporting their outreach programs. She spoke about their support for both day nurseries.

Ali DeMaria, Executive Director Winter Park Day Nursery, thanked the Commission for supporting both day nurseries and the Playhouse.

Mary Daniels, 650 Canton Avenue, spoke in support of the Winter Park Playhouse and the Welbourne Day Nursery. She addressed concerns with the number of lanes with the Denning Avenue improvements because of possible increase in traffic.

The following spoke about the improvements to Denning Drive:

Luke Krzeminski, 942 Camellia Avenue (in favor)

Jamie Krzeminski, 942 Camellia Avenue (in favor)

Jeffery Blydenburgh, 204 Genius Drive (in favor)

Forest Michael, 358 W. Comstock Avenue (supports CIP projects with bicycle facilities)

Mary Randall, 100 S. Kentucky Avenue (opposed narrowing Denning)

Michael Poole, 1671 Summerland Avenue (in favor of bike lanes and hoped that New York Avenue would also include bike lanes)

Gerry (James) Shepp, 917 Camellia Avenue (should not narrow down the road)
Joan Cason, Woodcrest Drive, stated she did not have the answer but hoped things were considered such as the number of vehicles, bikes, pedestrians and merchants.

Rick Geller, 1750 Carollee Lane, spoke in favor of widening Denning with bicycle lanes

Linda Walker Chappell, 794 Comstock Avenue, opposed adding lanes to Denning
David Erne, 2313 Woodcrest Drive, (in favor with bicycle lanes)

The following spoke in favor of funding for the Winter Park Playhouse:

Brian Wettstein, 329 Park Avenue North (wanted more funding)
Audrey Byllotle, 904 Waterside Drive, Celebration (Playhouse board member)
Gerry (James) Shepp, 917 Camellia Avenue
Gary Brewer, 1250 S. Denning Drive

Michele McArdle and Stacey Johnson, Valencia College, expressed concerns with the ingress/egress with the Denning redesign and asked to be involved with the design process.

Upon a roll call vote on the 1st amendment (that the CRA will incorporate the design and the street trees into the budget for the Denning renovation), Mayor Leary, Commissioners Seidel, Sprinkel, Cooper and McMacken voted yes. The motion carried unanimously with a 5-0 vote.

Upon a roll call vote on the 2nd amendment (to reduce the Playhouse contribution to \$25,000 (from \$35,000) from the CRA), Mayor Leary, Commissioners Seidel, and Cooper voted yes. Commissioners Sprinkel and McMacken voted no. The motion carried with a 3-2 vote.

Upon a roll call vote on the 3rd amendment (to increase the Welbourne Day Nursery contribution to \$15,000 from their request of \$7,000), Mayor Leary, Commissioners Seidel, Sprinkel, Cooper and McMacken voted yes. The motion carried unanimously with a 5-0 vote.

Upon a roll call vote on the main motion with the amendments, Mayor Leary, Commissioners Seidel, Sprinkel, Cooper and McMacken voted yes. The motion carried unanimously with a 5-0 vote.

- b. Review and accept the 5 year CIP for CRA Capital projects

CRA Director Dori Stone explained the CIP will be brought back to the CRA Agency at the November 9 meeting.

The CRA Agency meeting adjourned at 4:02 p.m.

Chairman Steve Leary

ATTEST:

City Clerk Cynthia S. Bonham