

COMMUNITY REDEVELOPMENT AGENCY
ADVISORY BOARD MEETING
December 9, 2008

In attendance: Larry Cappleman, Kelly Randall, Ronald Sikes, Joy Bouler, Charlie Roper, Jim Gustino, Bob Battaglia, Alan Haughey and John Kirby, Planner II Regina McGruder, City Manager Mike Bollhoefer, Economic Development Director Dolores Key, Community Relations Coordinator Andrea Vaughn, Chief Planner Tim Wilson, Finance Director Robin Hayes, Planning Director Ed Williams, and Acting Code Enforcement Manager Ray Lettsome.

Chairman Larry Cappleman called the meeting to order and determined a quorum at 4:33 p.m.

Mr. Cappleman called for a discussion of the September 9, 2008 meeting minutes.

Charlie Roper made a motion to approve the above meeting minutes, seconded by Jim Gustino, Approved unanimously.

Mike Bollhoefer stated that the Ken Thomas Property Tandem Housing Project is still moving forward, and staff has met with the Arts in Architecture Group and is currently working out the final details of a contract for development of the property. The City has allocated a \$200,000 contribution to help fund the project; along with the CRA's \$100,000 fund allocation to purchase property in East Winter Garden for development and redevelopment.

Mike Bollhoefer stated that the City's Overall Goal for this project is to attract and put good families from the community in these houses; so that the property is maintained and kept in good condition to build value and improve the community.

Larry Cappleman stated the CRA hopes this project will attract local medical workers, firefighters, policemen and educators to the area.

Charlie Roper stated that it would be a good transition to try and relocate some of the existing homeowners within the community that are currently living in dilapidated housing or rental units and move them into these new homes.

Mike Bollhoefer stated that the downtown parking fee may be coming back before the CRA in the future; the parking fee has become an issue for many of the merchants because of the current economic down turn and economic hardship this has created for many of the businesses. The City may request some funding assistance to help pay for public parking, the downtown master retention pond and other required items that will provide assistance to help the downtown area continue to grow and flourish.

Alan Haughey stated that many businesses are trying to find creative ways to accommodate parking such as mix use developments.

Mike Bollhoefer stated the City is currently pursuing and trying to attract high tech and high paying jobs to the area. Because of City sponsored events and other scheduled activities within the last couple of months; the Downtown Businesses have been able to maintain their current business market, but the City is always looking for new ways to create and bring additional business to the area. The City is also continuing to pursue other downtown events to increase business.

Mike Bollhoefer stated the City has become strict on compliance with enforcing Board Member attendance as required by the Ordinance.

Mike Bollhoefer stated that the City is currently actively and aggressively pursuing annexation of all enclaves. Annexation of these enclaves will help with crime, police and fire enforcement and protection within these areas. The Kenny Court annexation ballots are scheduled for January. The Plant Street Improvements are on schedule and the City is actively working with property owners to clean up their properties and make their businesses more attractive because Plant Street is the entryway into the Downtown Corridor.

Meeting Adjourned at 5:00 p.m.

APPROVED:

ATTEST:

Chairman Larry Cappleman

Planner II Regina McGruder