



**RENEW ARLINGTON COMMUNITY REDEVELOPMENT AREA  
ADVISORY BOARD  
City Hall at St. James  
117 West Duval Street, 2<sup>nd</sup> Floor, Conference Room 2C  
Jacksonville, FL 32202  
Wednesday, November 13, 2019 – 3:30 p.m.**

**MEETING MINUTES**

**Location:** City Hall at St. James, located at 117 West Duval Street, 2<sup>nd</sup> Floor, Conference Room 2C, Jacksonville, FL 32202

**RA/CRA Advisory Board Members Present:** Advisory Board Chair Matt Tuohy; Danyuell Newkirk; Stephen Matchett; Randall Goodwin, Vice Chair; Monty Selim

**RA/CRA Advisory Board Members Absent:** Raj Adhikari; Dee Dee Harper

**Staff Present:** Karen Nasrallah, Redevelopment Manager; Paul Crawford, OED Director of Operations; Angie Slayton Recording Secretary

**Representing the Office of General Counsel:** Susan Grandin

**Others Present:** Taylor Mejia, Chester Aikens, Jim Gilmore, Dwayne Thompson, Connie Patterson, Michael Chao, Laurie Santana, Josh Reichert

**I. CALL TO ORDER**

A quorum was confirmed and Chair M. Tuohy called the Renew Arlington Community Redevelopment Area (RA/CRA) Advisory Board meeting to order at approximately 3:37 p.m.

Chair M. Tuohy welcomed Mr. Monty Selim as the new Renew Arlington Advisory Board Member.

**II. ACTION ITEMS**

**APPROVAL OF THE SEPTEMBER 11, 2019 RENEW ARLINGTON COMMUNITY REDEVELOPMENT AREA (RA/CRA) ADVISORY BOARD MEETING MINUTES**

***A MOTION WAS MADE AND SECONDED APPROVING THE SEPTEMBER 11, 2019 RENEW ARLINGTON COMMUNITY REDEVELOPMENT AREA (RA/CRA) ADVISORY BOARD MEETING MINUTES. THE MOTION PASSED UNANIMOUSLY 5-0.***

**CONSIDERATION OF THE ZONING APPLICATION E-19-65**

Ms. Connie Patterson presented Zoning Exception Application E-19-65, requesting to open a bakery in a vacant retail space currently zoned CRO. There will be no inside seating and no delivery options available.

***A MOTION WAS MADE AND SECONDED APPROVING THE ZONING APPLICATION E-19-65 AS SUBMITTED. THE MOTION PASSED UNANIMOUSLY 5-0.***

**III. INFORMATION/DISCUSSION ITEM**

**Merrill Road Complete Streets Study Update**

Ms. Nasrallah advised on July 10, 2019, the Renew Arlington Advisory Board approved the Merrill Road Comprehensive Study, which was submitted to the Agency Board. The Renew Arlington Agency Board approved the project resulting in the funding of the Merrill Road Complete Streets Mobility Program Study. Laurie Santana, Transportation Planning Chief, and Josh Reichert, Metric Engineering, provided a project update.

Mr. Josh Reichert advised the engineers would like to remove the previously discussed Road Diet due to the increase in traffic in this area. Pedestrian traffic is still a major concern for this area. A new traffic study is beginning and is expected to take around eight months. The Advisory Board members will be kept apprised of the findings and progress during the study.

**Bethelite Property Update**

Mr. Michael Chao, Chief of Municipal Code and Compliance, advised all 13 buildings on this property have been condemned over the past year. The property owner has acquired permits for two of the buildings for renovation. One week ago, a new agent was registered with the corporation meaning the notification process for condemning the buildings has been delayed once again. The Offices of General Counsel have advised that a final ten day notice would suffice verses the full 30 day notice as the property ownership did not change.

Current estimated cost for demolition of all 13 buildings is between \$1.5 to \$2 million dollars if the city decides that it wants to take action on this property. There is currently over \$53,000 in liens on the property.

**Update Compliance Grant/Façade Grant Programs**

Ms. Nasrallah advised the Renew Arlington Zoning Overlay passed City Council on June 25, 2019. Three components of the Zoning Overlay were placed on hold, including a five year ammonization for landscaping, fencing and signs, until a Compliance Grant Program (formerly Façade Grant Program) could be approved. The Compliance Grant Program will include separate applications for fencing, landscaping and signs. Property owners will be eligible to apply for multiple grants provided they submit applications in different categories. The CRA will

pay 100% of a minimum standard set for each category. For example, a wooden fence would be considered a minimum standard for fencing, meaning, if a fence is required to be replaced and wooden fence is used, the CRA will cover 100% of the cost. If the property owner chooses to upgrade the fence with vinyl or a different material, the property owner will be responsible for the difference in the cost.

The Office of Economic Development is looking into hiring a consultant or a part-time landscaping architect or to assist property owners with site plans in compliance with the minimum requirements of the Zoning Overlay.

OED and the Planning Department continue to work on refining a process for review once grant applications are received. It will require legislation through the City Council process to amend the Zoning Code. The Compliance Grant Program will need consideration and approval from the Renew Arlington Agency Board with no Council action required.

**IV. OLD BUSINESS**

No Old Business

**V. NEW BUSINESS**

No New Business

**VI. PUBLIC COMMENTS**

No Public Comment

**VII. ADJOURNMENT**

The regularly scheduled meeting on Wednesday, December 11, 2019 has been canceled provided there are no Zoning Exception Applications received. A calendar invitation will be sent out for the next possible meeting date in January 2020.

There being no further business, Chair M. Tuohy adjourned the RA/CRA Advisory Board Meeting at 4:17 p.m.

The written minutes for this meeting are only an overview of what was discussed. For verbatim comments of this meeting, an audio file of the meeting is available in its entirety and is available upon request. Please contact Angie Slayton at (904) 255-5444, or by email at [aslayton@coj.net](mailto:aslayton@coj.net).