



A NEW DAY.

**RENEW ARLINGTON  
COMMUNITY REDEVELOPMENT AGENCY BOARD MEETING  
COUNCIL CHAMBERS  
117 WEST DUVAL STREET, JACKSONVILLE, FL 32202  
TUESDAY, NOVEMBER 14, 2023**

**MEETING MINUTES  
TUESDAY, NOVEMBER 14, 2023 – 4:00 P.M.**

**Location:** Council Chambers, 1<sup>st</sup> Floor, City Hall at St. James, 117 West Duval Street, Jacksonville, FL 32202

**Agency Board Members Present:** Agency Board Chair Ron Salem, Agency Board Vice Chair Ken Amaro, Agency Board Members Michael Boylan, Joe Carlucci, Matt Carlucci, Kevin Carrico, Tyrone Clark-Murray, Michael Gay, Nick Howland, Will Lahnen, Chris Miller, Jimmy Peluso, Reggie Gaffney, Jr. and Randy White

**Agency Board Members Excused:** Agency Board Member Rory Diamond, Ju'Coby Pittman, Raul Arias and Terrance Freeman

**I. CALL TO ORDER**

Chair Salem called the Renew Arlington Community Redevelopment Agency Board meeting to order at approximately 4:07 p.m. A quorum was confirmed.

**II. ACTION ITEMS**

**APPROVAL OF THE AUGUST 8, 2023 RENEW ARLINGTON COMMUNITY REDEVELOPMENT AGENCY BOARD MEETING MINUTES**

***A MOTION WAS MADE AND SECONDED APPROVING THE AUGUST 8, 2023 RENEW ARLINGTON COMMUNITY REDEVELOPMENT AGENCY BOARD MEETING MINUTES. THE MOTION PASSED UNANIMOUSLY 14-0-0.***

**CONSIDERATION OF \$130,000 IN ADDITIONAL FUNDING FOR THE ARLINGTON ROAD RESTRIPIING PROJECT (RESOLUTION RA/CRA-2023-05)**

Ms. Nasrallah provided an overview of Renew Arlington Community Redevelopment Agency (RA/CRA) Board Resolution RA/CRA-2023-05.

Using the Complete Streets approach Primary Objective number one of the Renew Arlington Redevelopment Plan is to improve transportation facilities within the CRA boundary especially on University Blvd., Merrill Road and Arlington Road with Arlington Road not being anticipated until late in the term of the CRA.

Complete Street strategies have proven to correct the blighted conditions of defective or inadequate street layouts and unsafe conditions.

Due to the cost of Complete Streets, many cities are using paint to create temporary Complete Streets projects. The Arlington Road Restriping Project was approved by the Renew Arlington Agency Board on March 23, 2021 as an inexpensive method of traffic control using pavement markings to create a trial conceptual roadway that meets the Complete Streets goals and objectives. Ms. Nasrallah added that \$150,000 was set aside for the project at that time.

It is a very effective way to evaluate traffic operations without investing in expensive, permanent infrastructure. Most importantly, the project would create 30 on-street parking spaces that will act as a great solution for property owners along Arlington Road and time and money to create required parking mandated by the Renew Arlington Zoning Overlay. The project will begin at University Blvd. and extend east on Arlington Road to Cesery Blvd., approximately .66 of a mile.

Two RFPs were advertised for the project; however, no responses were received. The City Traffic Engineer reached out to a company who said they would be interested in bidding on the project only if resurfacing was included in the project scope. Due to the age of the road, they feared that the hydro blasting of existing pavement markings would destroy the pavement causing it to crumble.

We are requesting an additional \$130,000 be allocated to the project for resurfacing, bringing the project total to \$280,000.

Chair Salem opened the floor for public comment of which there was none.

***A MOTION WAS MADE AND SECONDED TO APPROVE THE RENEW ARLINGTON COMMUNITY REDEVELOPMENT AGENCY BOARD RESOLUTION RA/CRA-2023-05 APPROVING THE ALLOCATION AND TRANSFER OF \$130,000 WITHIN THE FY 2023/2024 BUDGET AS ADDITIONAL FUNDING FOR THE ARLINGTON ROAD RESTRIPIING PROJECT; AUTHORIZING THE MAYOR AND CORPORATION SECRETARY TO EXECUTE AND DELIVER ALL CONTRACTS; PROVIDING FOR OVERSIGHT BY THE OFFICE OF ECONOMIC DEVELOPMENT IN CONJUNCTION WITH PUBLIC WORKS; PROVIDING AN EFFECTIVE DATE. THE MOTION PASSED UNANIMOUSLY 14-0-0.***

**CONSIDERATION OF RAISING THE THRESHOLD ON THE MANDATORY COMPLIANCE GRANT PROGRAM PROJECT (RESOLUTION RA/CRA-2023-06)**

Ms. Nasrallah provided an overview of Renew Arlington Community Redevelopment Agency (RA/CRA) Board Resolution RA/CRA-2023-06.

Ms. Nasrallah reviewed the Grant Application Process (page 20 of the RA/CRA Agency Board Meeting Package) for the RA/CRA Zoning Overlay Mandatory Compliance Grant Program (MCGP).

Chair Salem asked Ms. Nasrallah if the threshold was raised to \$300,000 a while back. Ms. Nasrallah responded that the threshold was increased to \$250,000.

Chair Salem commented that they anticipate because of construction costs, etc. that many of the projects are going to be well above \$250,000. Ms. Nasrallah agreed adding that the cost increase daily and contractors are only holding their quotes for 90 days. Costs are coming in so much more than anticipated. Ms. Nasrallah noted that there are 126 applications that are in some form of review right now.

Chair Salem commented that he is in support of increasing the threshold from \$250,000 to \$500,000. He added that he was on the RA/CRA Advisory Board 5-6 years prior to being elected to City Council. He commented that it is critical that the projects move forward as quickly as possible due to construction.

Vice Chair Amaro commented that he supports the resolution. He asked about the timeline for reimbursement. Ms. Nasrallah responded that she sends the applicant a checklist of items that they receive with their agreement and she goes through the checklist with them and tells them as they go through the process what is needed to submit their final package for reimbursement. Once approved, the City direct deposits the amount owed directly to their bank account on file.

Agency Board Member Howland suggested amending the resolution to include a quarterly report be provided at every RA/CRA Agency Board meeting for any grants issued above the \$250,000 threshold. Ms. Nasrallah concurred adding that she has the information available and is happy to provide a quarterly report.

Chair Salem opened the floor for public comment of which there was none.

***A MOTION WAS MADE AND SECONDED APPROVING RENEW ARLINGTON COMMUNITY REDEVELOPMENT AGENCY BOARD RESOLUTION RA/CRA-2023-06 AMENDING THE RENEW ARLINGTON MANDATORY COMPLIANCE GRANT PROGRAM GOALS, POLICIES AND GUIDELINES TO INCREASE THE THRESHOLD GRANT AMOUNT THAT REQUIRES APPROVAL BY THE AGENCY BOARD FROM \$250,000 TO \$500,000; DIRECTING THE OFFICE OF ECONOMIC DEVELOPMENT TO PROVIDE THE AGENCY BOARD WITH QUARTERLY REPORTS OF ALL DISPERSED GRANTS EXCEEDING \$250,000; PROVIDING AN EFFECTIVE DATE. THE MOTION PASSED UNANIMOUSLY 14-0-0, AS AMENDED.***

#### **NEW BUSINESS**

No new business was discussed.

#### **IV. OLD BUSINESS**

No old business was discussed.

**V. PUBLIC COMMENTS**

There were no comments from the public.

**VI. ADJOURNMENT**

There being no further business, Chair Salem adjourned the Renew Arlington CRA Board meeting at approximately 4:23 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 upon request. Please contact Michelle Stephens at (904) 255-5452, or by email at [msteph@coj.net](mailto:msteph@coj.net).