

**MINUTES
CITY OF COCOA
DIAMOND SQUARE CRA
REGULAR MEETING
May 15, 2023**

The Regular Meeting of the Diamond Square Community Redevelopment Agency was held on May 15, 2023, at City of Cocoa, City Hall, 65 Stone Street, Cocoa, FL, as publicly noted.

I. Call to Order

Chairperson **MOORE** called the meeting to order at **6:02 pm**.

ROLL CALL:

Tracy A. Moore	Chairperson
Crystal McQueen	Vice Chairperson
Larry Brown	Agency Member
Jackie Isom	Agency Member
Ed Jones	Agency Member
Amy Robinson	Agency Member
Marilyn Smith	Agency Member
Joseph Colombo	Agency Attorney
Ryan Browne	Recording Secretary

PRESENT:

Tracy A. Moore	Chairperson
Crystal McQueen	Vice Chairperson
Larry Brown	Agency Member
Jackie Isom	Agency Member
Ed Jones	Agency Member
Amy Robinson	Agency Member
Joseph Colombo	Agency Attorney
Ryan Browne	Recording Secretary

ABSENT: Marilyn Smith

STAFF PRESENT:

Agency Liaison **GOINS**, City Mayor **BLAKE** (in Audience); City Manager **WHITTEN**, and Community Services Director **NEUTERMAN** were in attendance.

Chairperson **MOORE** provided the invocation and the Pledge of Allegiance to the flag of the United States of America.

II. Approval of Agenda and Minutes:

AGENDA: Regular Meeting of May 15, 2023.

- * ***MOTION by Agency Member ROBINSON; SECONDED by Agency Member BROWN to approve the agenda for the May 15, 2023 Meeting, as written or as amended.**

AYES: ALL

MOTION PASSED UNANIMOUSLY (6-0)

MINUTES: Regular Meeting of April 17, 2023.

- * ***MOTION by Vice Chair McQUEEN; SECONDED by Agency Member BROWN to approve the minutes for the April 17, 2023 Meeting, as written or as amended.**

AYES: ALL

MOTION PASSED UNANIMOUSLY (6-0)

III. Presentation:

1. Informational Item (Director NEUTERMAN): UpStart Diamond Square Update.

Director Neuterman presented a brief overview of the UpStart Diamond Square Program. She stated the DS CRA selection was Infinity Affairs Venue, LLC (Patricia Irving), and her business proposal was an event planning and social marketing operation. Ms. Irving will begin the 26-week program through WEventure and will work to secure a location in the next few months.

Kathy Register from WEventure commented that Ms. Irving is a fabulous candidate for the program and they are excited to work with her. Agency members commented on the selection and were excited to have a potential new business in Diamond Square.

IV. Delegations:

1. **Sherry Lyons-Amos** – The Learning and Achievement Group on King Street; past two years. Summer academics. They focus on preventing the “Summer slide,” where students lose grade-level achievements over the summer break. They have had CARES Act funds. Typical student loses approximately 22% - on reading and math – because they do not have access during the summer. Their focus is on early literacy. Most of our students are one to two years behind on reading. They spend the first nine weeks doing review. 9am -12pm academics; art and field trips in afternoon.

Agency members asked questions related to the program.

- a. Age of children: 5-13 with 85% being Diamond Square youth.
- b. Amount requested \$30,000
- c. Number of youth: 40-50
- d. Measurement of success: Pre and Post tests
- e. Methods of funding: Donations from friends, family and local businesses

Director Neuterman recommended that Ms. Amos submit documentation for program reimbursement, similar to what the Agency does with the Brevard County Parks and Recreation scholarships. Ms. Amos would need to submit the documentation to be presented at the June 19th meeting. Director Neuterman noted that the Agency has \$20,000 allocated for programs similar to the funding provided to ANR for their programs. Agency member Brown stated he is willing to support a \$10,000 contribution. Agency Chair Moore directed Ms. Amos to get the paperwork submitted to Staff for their review and recommendation to the Agency.

V. **Action Items:**

1. Staff is requesting Agency Approval for an application for the agency's Paint Grant Program in an amount not to exceed \$1,000 for the property located at 828 Temple Street, Cocoa, FL and authorize the City Manager to execute a Paint Program Agreement.
 - a. NEUTERMAN – presents. Reviewed application. No deficiencies, eligible.

***MOTION to approve Agency Member BROWN made the motion; SECONDED by Agency Member ISOM as written or amended.**

AYES: ALL

MOTION PASSED UNANIMOUSLY (6-0)

2. Authorize the City Manager to negotiate and execute an Agreement with Community Housing Initiative, Inc. in an amount not to exceed \$475,000 for the construction of 5 homes in the Michael C. Blake Subdivision.
 - a. NEUTERMAN: Presented the background for the project and that the funds were budgeted in FY2022 and still available for allocation by the Agency. Nicole Tenpenny from CHI spoke about her program and

how it is facilitated. City Manager Whitten noted the City has invested \$750,000 for the project and that the homes will be different floor plans with 2 or 3 bedrooms and a 2-car garage. Director Neuterman added that the City has additional funds to support First time Homebuyer assistance and that the CRA has budgeted funds for that purpose as well. She noted that a number of employees have expressed interest in the program. Director Neuterman explained the lien that is placed on the home if the City/CRA provide First Time Homebuyer assistance and the details would be in each agreement with the buyer.

***MOTION to approve Agency Member BROWN made the motion; SECONDED by Agency Member JONES as written or amended.**

AYES: ALL

MOTION PASSED UNANIMOUSLY (6-0)

VI. **Attorney's Report** –No report.

VII. **Updates and Staff Report**

1. Director NEUTERMAN:

- i. DS Beauty and Paint Grants Programs – do more “after” PR video and promote on website and social media – work with our Communications staff to prepare a plan to show you, and if you approve, we can put out there – testimonials, etc. to help community – and beautify. Wonderful opportunity to make a lasting difference. MOORE: how we tell it and how we educate; why we use the vendors, Florida friendly landscapes; sustainability inside education and PR program - why important and how good for them. Use for future promotions. July or August we will present.
- ii. Brevard HOME Consortium – if you have not registered we can do it. Group of Cities and County – work together for affordable housing.
- iii. Shauna Ginn – Housing Authority. Improving management company Fiske Stone site – trash – maintenance has a directive to get up to median. Working on complaints, customer service to improve day-to-day. MOORE: thank you and congratulations. Looking forward to development.
 1. First focus for housing; then commercial for Fiske site.
 2. Must be helpful to neighborhood; provide employment.
- iv. BROWN: June 10 – Riverfront Park – June 9 Civic Center; Community Walk with Police Chief last Wednesday. Met Mr. Jones.
- v. BROWN: When do we meet at the Dr. Joe Lee Smith Community Center?

- vi. NEUTERMAN: September is when we usually do our meeting at Dr. Joe Lee Smith Community Center. Flyers will be made.
- vii. MOORE: Juneteenth looks good; paint and sip too.
- viii. Habitat Event: "Rock the Block" (RTB) – share pictures (we will share at next meeting) – excellent event. Residents came out and helped too.
- ix. MOORE: keep Dr. Joe Lee Smith Community Center active and using that space and make sure they know what is there and volunteer opportunities. One of our 'diamonds' in "diamond square."
- x. GOINS: Chief Walk – number one item: speeding. Discussed potential speed bumps and enforcing more in area. JONES: are we going to do nothing? Or wait until a child gets killed? JONES: I have camera footage. GOINS: please share! And bring in the neighbors to speak to us about it. Speed tables – like on Washington Street – helps slow down; Georgia to Aurora; difficult Carolina to Fiske because three stop signs already.
- xi. GOINS: yes, please come to City Council Meeting. We still need lifeguards. Available. Work at Dr. Joe Lee Smith Community Center.
- xii. MOORE: Update Diamonds painted back.

VIII. **Next Meeting Date**

The next scheduled meeting of the Diamond Square Community Redevelopment Agency will be on **June 19, 2023**, at **6:00 pm** at Cocoa City Hall, 65 Stone Street, Cocoa, Florida, unless a business need arises earlier.

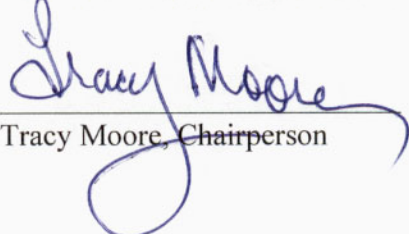
IX. **Adjournment**

***MOTION to adjourn Agency Member BROWN; SECONDED by Agency Member ISOM.**

AYES: ALL

MOTION PASSED UNANIMOUSLY (6-0)

MEETING WAS ADJOURNED at 7:36 pm.


Tracy Moore, Chairperson

Respectfully Submitted by:


Ryan Browne, Recording Secretary