

May 08, 2019

**MINUTES
CITY OF COCOA
COCOA CRA
REGULAR MEETING
May 08, 2019**

The Regular Meeting of the Cocoa Community Redevelopment Agency was held on May 08, 2019 at City Hall, 65 Stone Street, Cocoa, FL, as publicly noticed.

I. CALL TO ORDER:

Chairperson **Williams** called the meeting to order at 5:03 pm

ROLL CALL:

Jake Williams, Jr.	Chairperson
Brenda Warner	Vice Chairperson
Don Boisvert	Agency member
Lorraine Koss	Agency member
Ed Lanni	Agency member
Alex Goins	Agency member
Anthony Garganese	Agency Counsel

PRESENT:

Jake Williams, Jr.	Chairperson
Lorraine Koss	Agency member
Ed Lanni	Agency member
Alex Goins	Agency member
Anthony Garganese	Agency Counsel
Kadi Carver	Recording Secretary

ABSENT:

Brenda Warner	Vice Chairperson
Don Boisvert	Agency member

STAFF PRESENT:

Matt Fuhrer, Assistant City Manager, **Rebecca Bowman**, Finance Director, and **Charlene Neuterman**, Redevelopment Program Manager. **Darryl Niles**, Community Development Program Manager

Agency member **Goins** provided the invocation and led the assembly in the Pledge of Allegiance.

II. APPROVAL OF AGENDA AND MINUTES:

AGENDA: Regular Meeting of May 08, 2019

- * **MOTION by Agency member Koss; SECONDED by Agency member Goins to approve the Agenda for the May 08, 2019 regular meeting.**

AYES: Williams, Koss, Lanni, Goins

MOTION CARRIED (4-0)

MINUTES: Regular Meeting of April 10, 2019

- * **MOTION by Agency member Lanni; SECONDED by Agency member Goins to approve the Minutes for the April 10, 2019 regular meeting.**

AYES: Williams, Koss, Lanni. Goins

MOTION CARRIED (4-0)

III. DELEGATIONS:

NONE

IV. ACTION ITEMS:

1. Approve a Façade Grant Application for 316 Brevard Ave.

Charlene Neuterman shared Mike DiChristopher turned in this application on January 28, 2019 for approval. This is the business that occupies Ossorio's. The application is to improve the doors and the windows of the exterior of the building. The improvements will help the look of the building and the temperature inside.

Agency Member Koss asked about the emollients because right now it has the historical New Orleans look. She then asked if he was going to lose those.

No this is not an insulated door. It's just impact glass so they can come off and on.

Agency Member Koss stated what's charming about that building is the New Orleans kind of look.

- * **MOTION by Agency member Lanni; SECONDED by Agency member Koss to approve the Façade Grant Application for 316 Brevard Avenue in the amount of \$10,000 and to authorize the City Manager to execute the Facade Grant Agreement.**

AYES: Williams, Koss, Lanni. Goins

MOTION CARRIED (4-0)

2. Agency Approval to contribute funds for the T-dock and Days Slips construction project.

Charlene Neuterman shared we have an agenda coming before Council to approve and award the bid to the lowest bidder for the contract. In order to complete the construction project, the CRA is paying for the enhancements of the T-Docks and Day Slips so the funds are being transferred into the construction account in order for the project to move forward.

Agency Member Lanni asked what the length will be and what the depth of the water at the dock is.

Charlene Neuterman stated the new length would be 250 Feet at the T-Dock and she isn't sure of the depth of the water, but she stated it may need to be dredged for the larger vessels.

Agency Member Koss stated there is no side walk between the launch point and going into the village. Koss then asked if that will be added.

Charlene Neuterman shared that's part of the promenade project and it will be added later.

Matt Fuhrer shared that the elevated board walk existed over the water and served the day slips. With those no longer present, there was no way to access the day slips. This project contemplates bringing a sidewalk back on the land connecting to the corner of Riverfront Park and then going out east toward the end of Lee Wenner Park, tying into the boat ramp to the existing section. From that new sidewalk there will be a gangway to access the day slips.

Agency Member Koss asked if this was part of the promenade project.

Matt Fuhrer stated it is part of this project.

Agency Member Koss asked if the sidewalk was considered in these prices.

Matt Fuhrer shared noted that the sidewalk to access the day slips is part of the cost along with the T-Docks.

Agency Member Lanni asked if the T-Docks will extend enough for kayaks and row boats to dock.

Matt Fuhrer shared the system that was bid was a modular type system where they can attach a kayak launching or canoe launching system to the inside of it.

Matt Fuhrer shared you will likely see an agenda item presented to you for additional funding for this project. The amounts that are contemplated in this item are based on the existing Florida Inland Navigation District (FIND) grant. That FIND grant dates back to 2015 when a fixed wood system was contemplated. What's going back there is a floating concrete system that is more expensive.

- * **MOTION by Agency member Lanni ; SECONDED by Agency member Koss for approval to contribute funds for the 100 Foot extension of the T- Dock and additional six (6) days Slips in Lee Wenner Park; Approve a budget transfer of funds specifically for the construction of the T-Docks and Day Slips enhancements (additions) in the amount of \$329,490 from CRA Contingency (110-3230-559-39-00) and capital Infrastructure Account (110-3230-559-63-00) to the Capital Project Fund accounts identified as CRA Transfer to General Fun Capital Projects (302) (110-3230-581.91-32).**

AYES: Williams, Koss, Lanni. Goins

MOTION CARRIED (4-0)

V. ATTORNEY'S REPORT:
NONE

VI. AGENCY MEMBERS AND STAFF REPORTS:
1. Project Reports
2. Budget Reports

Charlene Neuterman shared that she has included a project and budget report in your packets for review, if there are any questions they can be directed to her or Rebecca Bowman the Finance Director.

Agency Member Koss shared on the budget she noticed there was a big difference on the Intergovernmental revenue, the estimated year to date was \$724,344 where the actual is at \$1.4 Million, She then asked if that was a timing issue or if she was reading it wrong.

Rebecca Bowman stated that amount of money would be a transfer from the general fund to the CRA. When we budget, we budget based on what the estimated values are going to be of the property calculated times the abnormal rate and the actual collections came in lower then what we thought we were going to get.

Agency Member Koss stated that the number was higher tough its 1.4 Million.

Rebecca Bowman shared that the values are there due to properties in the CRA that came online this year plus there was an increase in property values. That causes it to increase. When we prepare the budget, we are estimating what the increase in property value will be. The final numbers could be higher or lower than the estimate. We use the budget as a guideline and we are watching on the financial side to record the actual amount of money coming in.

VII. NEXT MEETING:

The next regularly scheduled meeting of the Cocoa Redevelopment Agency will be held on Wednesday, June 12, 2019 at 5:00 PM in the Council Chambers located in Cocoa City Hall, 65 Stone Street, Cocoa, Florida.

IX. ADJOURNMENT:

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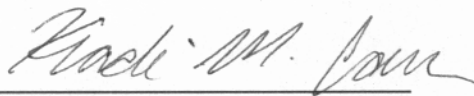
MOTION made by Agency member Lanni; SECONDED by Agency member Goins to adjourn the regular meeting of May 08, 2019.

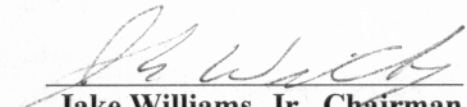
AYES: Williams, Koss, Lanni. Goins

MOTION CARRIED UNANIMOUSLY (4-0)

MEETING WAS ADJOURNED AT 5:23 PM

Respectfully Submitted by:


Kadi Carver, Recording Secretary


Jake Williams, Jr., Chairman