

**MINUTES
COCOA CRA
REGULAR MEETING
December 6, 2021**

FINAL

The Regular Meeting of the Cocoa Community Redevelopment Agency was held on December 6, 2021 at City Hall, 65 Stone Street, Cocoa, FL, as publicly noticed.

I. CALL TO ORDER:

Chairman Blake called the meeting to order at 6:02 pm.

ROLL CALL:

Michael C. Blake	Chairperson
Lavander Hearn	Vice Chairperson
Alex Goins	Agency Member
Rip Dyal	Agency Member
Lorraine Koss	Agency Member
Janne Etz	Agency Member
Candace Rogers	Agency Member
Anthony Garganese	Agency Attorney
Lori Chabot	Recording Secretary

PRESENT:

Michael C. Blake	Chairperson
Rip Dyal	Agency Member
Alex Goins	Agency Member
Lorraine Koss	Agency Member
Janne Etz	Agency Member
Anthony Garganese	Agency Attorney
Candace Rogers	Agency Member
Lori Chabot	Recording Secretary

ABSENT:

Lavander Hearn	Vice Chairperson
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STAFF PRESENT:

Stockton Whitten, City Manager, **Charlene Neuterman**, Community Services Interim Director.

Agency Member Goins led the assembly in the Invocation and **Agency Member Dyal** led the assembly in the Pledge of Allegiance to the flag of the United States of America.

II. APPROVAL OF AGENDA AND MINUTES:

AGENDA: Special Meeting December 6, 2021 as written or with amendments.

*** MOTION by Agency Member GOINS; SECONDED by Agency Member DYAL to approve the Agenda for the Regular Meeting of December 6, 2021, with an amendment of adding an agenda item to be heard under Reports.**

AYES: BLAKE, GOINS, ETZ, DYAL, KOSS, ROGERS

MOTION PASSED UNANIMOUSLY (6-0)

MINUTES: Special Meeting of November 9, 2021 as written or with amendments.

*** MOTION by Agency Member GOINS; SECONDED by Agency Member DYAL to approve the Minutes of the Special Meeting on November 9, 2021, as written.**

AYES: BLAKE, GOINS, ETZ, DYAL, KOSS, ROGERS

MOTION PASSED UNANIMOUSLY (6-0)

III. DELEGATIONS: None

IV. PRESENTATIONS: None

V. ACTION ITEMS:

1. Agency approval of a Commercial Façade Improvement Grant application for an amount of up to \$10,000 for the property located at 26 Oleander Street, Cocoa, Fl and authorize the City Manager to complete and execute a Façade Grant Agreement.

Mrs. Neuterman presented the item describing the Façade request. Agency Member Rogers asked a question regarding a previously approved Commercial Façade Grant. Mrs. Neuterman requested to defer the discussion to the Reports portion of the Agenda.

*** MOTION by Agency Member DYAL; SECONDED by Agency Member ETZ for Agency approval of a Commercial Façade Improvement Grant application for an amount of up to \$10,000 for the property located at 26 Oleander Street, Cocoa, Fl and authorize the City Manager to complete and execute a Façade Grant Agreement.**

AYES: BLAKE, GOINS, ETZ, DYAL, KOSS, ROGERS

MOTION PASSED UNANIMOUSLY (6-0)

2. Agency Approval of the 2022 Cocoa CRA Meeting Schedule.

Mrs. Neuterman presented the item explaining the Meeting Dates followed the 2nd Monday schedule with the exception of July and September as those Monday's were holidays. She added those two months are scheduled for the Tuesday immediately prior to the Council Meeting. Discussion ensued as to the Agency's wishes. Ultimately, Agency Members decided to approve the schedule as presented asking that for the July and September meetings, if there is not a lot of items on the Agenda that Staff consider cancelling that particular meeting.

* **MOTION by Vice Chairperson BLAKE; SECONDED by Agency Member KOSS** for Agency Approval of the 2022 Cocoa CRA Meeting Schedule.

AYES: BLAKE, GOINS, ETZ, DYAL, KOSS, ROGERS

MOTION PASSED UNANIMOUSLY (6-0)

VI. **ATTORNEY'S REPORT** – NONE

VII. **UPDATES AND STAFF REPORTS -**

Mrs. Neuterman explained the situation regarding the Commercial Façade Grant previously approved and questioned by Agency Member Rogers. The request was approved for a Commercial Property and later sold to a non-profit. It was understood by staff the non-profit would also include commercial. Attorney Garganese reiterated the conveyance to nonprofit does not make them ineligible, it's the lack of commercial use. Mrs. Neuterman added there must be a certain % of a commercial component.

Agency Attorney Garganese will look to see if there is a breach of contract. Mrs. Neuterman also stated a meeting would be set up a meeting with new occupant to see if there is a commercial intent and would bring back to next meeting. Mayor Blake suggested always to be sure to ask that question of applicants if they have intents to sell.

Mrs. Neuterman explained the added Informational item and Agency Member Koss discussed her presentation on the Florida RDA conference she attended with Vice Chairperson Hearn.

Mayor Blake reported craft show was very well attended and received good reviews and commended Leisure Services for their work.

VIII. NEXT MEETING DATE

The next regularly scheduled meeting of the Cocoa Redevelopment Agency will be on Monday, January 3, 2022 at 6:00 PM in the Council Chambers located in Cocoa City Hall, 65 Stone Street, Cocoa, Florida.

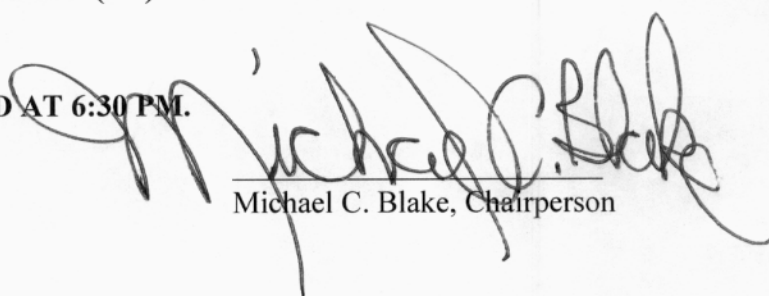
IX. ADJOURNMENT

* **MOTION by Agency Member DYAL; SECONDED by Agency Member GOINS to adjourn the meeting.**

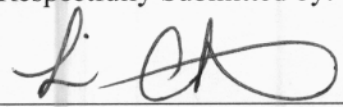
AYES: BLAKE, GOINS, ETZ, DYAL, KOSS, ROGERS

MOTION PASSED UNANIMOUSLY (6-0)

MEETING WAS ADJOURNED AT 6:30 PM.


Michael C. Blake, Chairperson

Respectfully Submitted by:


Lori Chabot, Recording Secretary