

**MINUTES
COCOA CRA
REGULAR MEETING
August 1, 2022**

FINAL

The Regular Meeting of the Cocoa Community Redevelopment Agency was held on August 1, 2022 at City Hall, 65 Stone Street, Cocoa, FL, as publicly noticed.

I. CALL TO ORDER:

Chairman Blake called the meeting to order at 6:00 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
Alex Goins	Agency Member
Janne Etz	Agency Member
Candace Rogers	Agency Member
Rip Dyal	Agency Member
Lorraine Koss	Agency Member
Anthony Garganese	Agency Attorney
Lori Chabot	Recording Secretary

ABSENT:

Lavander Hearn	Vice Chairperson
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STAFF PRESENT:

City Manager, Stockton Whitten and Charlene Neuterman, Community Services Director.

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

At the request of Chairman BLAKE, a moment of silence was held for those suffering in Kentucky.

II. APPROVAL OF AGENDA AND MINUTES:

AGENDA: Regular Meeting, August 1, 2022 as written or with amendments.

* **MOTION** by Agency Member **KOSS**; **SECONDED** by Agency Member **DYAL** to approve the Agenda for the Regular Meeting of August 1, 2022, as written.

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

MOTION PASSED UNANIMOUSLY (6-0)

MINUTES: Special Meeting of July 5, 2022, either as written or with amendments.

* **MOTION** by Agency Member **DYAL**; **SECONDED** by Agency Member **GOINS** to approve the Minutes for the Special Meeting of July 5, 2022, as written.

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

MOTION PASSED UNANIMOUSLY (6-0)

III. DELEGATIONS: None

IV. PRESENTATIONS: None

V. ACTION ITEMS:

1. Request Agency approval of BAF, FY22 Budget Resolution in the amount of \$17,629 for the purchase of ten additional trash receptacles for the Cocoa Village.

Director Neuterman introduced the item explaining the purchase was for ten additional trash receptacles in the Cocoa CRA area. Staff met with Mainstreet members to walk areas within the Village to see where the receptacles were most needed. They discovered, due to the increase in foot traffic, there were several areas that warranted the purchase of the ten additional trash cans.

Agency Member **ETZ** asked if any would be added in the parking lot. Director Neuterman replied there would be several.

Agency Member **DYAL** asked if any of the trash cans were blast rated? Director Neuterman replied she did not believe they were.

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Agency Member **KOSS** asked if the receptacles had any special features. Director Neuterman described the receptacles and they were consistent with the others in the Village.

Agency Member **ROGERS** asked if they could get the Solar style cans in park area and how the costs compared. Director Neuterman replied there was a significant difference in the cost, about \$5,000 per can plus extra cost for waste management. Additionally, it was likely not a viable location as there was not enough sun.

* ***MOTION by Chairperson BLAKE; SECONDED by Agency Member GOINS to approve a BAF, and Resolution amending the FY22 Budget in the amount of \$17,629 for the purchase of ten additional trash receptacles for the Cocoa Village.**

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

MOTION PASSED UNANIMOUSLY (6-0)

1. Proposed FY23 Cocoa CRA Budget.

Director Neuterman introduced the item stating at the June and July Cocoa CRA meetings, the Agency members identified their priorities based on the projects noted in the 2018 CRA Plan Update. The Agency members each noted their top three (3) priorities in order of importance.

Based on the responses Agency agreed that Lee Wenner Parking is a top priority, followed by Cocoa Village Parking and security cameras/lighting.

At the July Cocoa CRA Meeting, Agency Members approved adding law enforcement for the Cocoa CRA FY23 budget for an amount of \$72,800 and to amend the Cocoa CRA Plan.

The estimated revenue for Fiscal Year 2023 is \$1,645,873.

Below is a high-level overview of the Personal, Operating, Capital and Other costs.

- Personal Expenses - \$72,837 ·
- Salary, medical, benefits
- Operating Expenses - \$492,484
- Legal and audit fees - \$28,000
- Mangrove trimming - \$5,700
- Post Office Lease/Maintenance - \$76,316
- FRA Conference - \$7,170
- General Operating (postage/insurance, etc.) - \$8,445
- Contingency - \$366,853

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Capital Expenses - \$2,350,000

- Lee Wenner Park Parking - \$1,500,000
- Cocoa Village Parking - \$750,000
- Lighting/Cameras - \$50,000
- Wayfinding Signs - \$50,000

Commercial Façade Grants - \$50,000

Contribution to City - \$222,800

- \$150,000 - Payment for Riverfront Park Maintenance
- \$72,800 - Community Policing in the CRA

As part of this FY2023 Proposed Budget, funding for Community Policing is appropriated. This will support Thursday-Saturday coverage in the Cocoa Village area, but also throughout the CRA, if necessary. The coverage is Overtime Coverage for two officers to patrol the area. In order to accomplish this process, an Ordinance is required to modify the CRA plan. Below are the action items Staff will be preparing to get this approved by October 1, 2022.

1. 15-days' notice to each taxing authority
2. Notice in newspaper before Agency Board and LPA action
3. Hearing and recommendation of Plan Amendment by Agency Board
4. Hearing before LPA regarding recommendation for consistency with Comp Plan
5. Adoption of Ordinance by City Council including two readings and notice in newspaper

Director Neuterman stated Staff requests approval of the Proposed Budget for Fiscal Year 2023. Staff took all priorities given by agency members and placed dollar amounts as best as possible. Contingency \$366,853 however, could be a little more after year end. Additionally, project costs could go up.

Director Neuterman stated Staff will need to amend the Cocoa CRA Plan with regard to LE and Community Policing. Listed above are 5 items as to what will need to be done prior to staff bringing it back in September.

*** *MOTION by Agency Member DYAL; SECONDED by Agency Member GOINS to Approve the Proposed FY23 Budget.**

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

MOTION PASSED UNANIMOUSLY (6-0)

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VI. **ATTORNEY'S REPORT:** Confirmed as to what Director Neuterman reported with regard to the plan amendment.

VII. **UPDATES AND STAFF REPORTS:** None

VIII. **NEXT MEETING DATE:**

Tuesday, September 6, 2022, at 6:00 in the Council Chambers located in Cocoa City Hall, 65 Stone Street, Cocoa, Florida.

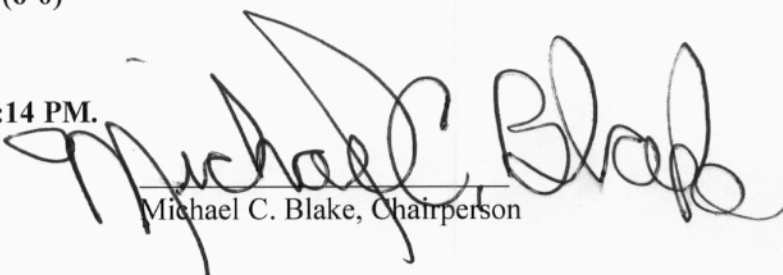
IX. **ADJOURNMENT:**

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

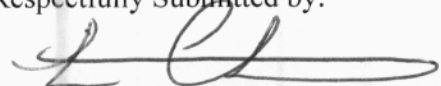
AYES: BLAKE, GOINS, ROGERS; ETZ, KOSS, DYAL

MOTION PASSED UNANIMOUSLY (6-0)

MEETING WAS ADJOURNED AT 6:14 PM.


Michael C. Blake, Chairperson

Respectfully Submitted by:


Lori Chabot, Recording Secretary