

The Community Redevelopment Agency of the City of Titusville, Florida met in regular session in the Council Chamber of City Hall, 555 South Washington Avenue, on Tuesday, July 13, 2004.

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Present were Chairman Ron Swank, Vice-Chairman Ken Ward and Members Chris Broome and Conrad Eigenmann. Also in attendance were Executive Director Tom Harmer and CRA Attorney Dwight Severs. Members Ball, Aker, and Rainey were absent.

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Chairman Swank called the meeting to order at 5:35 p.m. and asked for a moment of silence. The entire assembly then stood and recited the Pledge of Allegiance to the Flag.

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Approval of Minutes – Member Broome moved to approve the minutes of the June 8, 2004 regular meeting with a correction to report Member Broome’s arrival at 6:00 p.m. and to delete Member Broome’s being absent. Vice-Chairman Ward seconded the motion and it passed unanimously.

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Old Business – CRA acknowledged receipt of the Update on Projects and Grants from Planning Administrator Keith Cunningham.

Executive Director Harmer highlighted certain items from the update, which included the status of the Downtown Redevelopment Master Plan; Landscaping Plan for the Commons Area; the Florida Redevelopment Association Annual Conference to be held September 22 – 24, 2004 in Hollywood, Florida; and the Aker Eye Center, PA Optometry as a new business in the downtown area at 338 South Washington Avenue.

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New Business – Executive Director Harmer outlined staff’s request that CRA approve the preliminary design concept of the Downtown Parking Lot. He then highlighted CRA’s directive from its June 8, 2004 meeting that addressed items which included, keeping Julia Street open; the use of balers for temporary closure of Julia Street during events; parking space size; project cost and time for implementation; and reduction of parking spaces. Executive Director Harmer gave staff’s recommendation that CRA adopt a two-year project period in order to address issues that concerned drainage and coordination with the Florida Department of Transportation and its scheduled improvements to U.S. Highway One through the area.

Chairman Swank felt additional pathways adjacent to handicapped spaces could be added and asked if lighting was included in staff’s recommendation and cost estimate. Redevelopment Specialist Courtney Harris reported that lighting could be added to the design. Member Eigenmann asked if funding for lighting would have to be added. Ms. Harris replied that funding would have to be added.

Member Eigenmann felt the stormwater issue would have to be clarified. Vice-Chairman Ward was concerned for short-term actions with parking and felt a two-year cycle would reflect a major growth in the downtown area. Ms. Harris commented on tax-increment financing and how it could be used over the two-year period.

Member Eigenmann asked for confirmation of parking space width. Ms. Harris replied that the width of the spaces was designed at nine feet, eight inches, which was standard for downtown areas. Member Eigenmann felt parking spaces should be wider. Member Broome asked Ms. Harris to estimate the number of parking spaces the City would lose if parking spaces were widened. Ms. Harris felt that very few spaces would be lost.

Member Broome moved to approve the preliminary design concept of the Downtown Parking Lot with lighting and wider parking spaces added. Member Eigenmann seconded the motion and it passed unanimously.

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Executive Director Harmer outlined staffs proposal to sale the old fire station at 113 Hopkins Avenue and that staff was approached by a team of local developers that would like to develop an adjacent two-acre parcel into ground floor retail and upper floor parking and condominiums. He reported that the sale would be subject to Council approval after the required advertisement and 30-day proposal acceptance period prior to proceeding with the sale. Executive Director Harmer then advised that after the 30-day proposal period, results would then be brought back to CRA.

Chairman Swank felt the developers proposal would be a good project for the downtown area.

Member Broome moved to authorize the Executive Director and/or staff to advertise the property for sale for the required 30-day period. Member Eigenmann seconded the motion and it passed unanimously.

Member Eigenmann felt it was important to include in any contact for sale of the property the buyers' intension for use of the property. Executive Director Harmer reviewed a City requirement that binds purchasers to established property use.

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Executive Director Harmer outlined a report submitted by the Public Works Department that described a possible 3 mile per hour speed reduction after the installation of speed boards. He added that there was no reduction in traffic speed as a result of the road striping of U.S. Highway 1 through the downtown area. Executive Director Harmer then presented to CRA staffs recommendation to install 12-inch speed boards that would be attached to existing speed limits signs to better blend in with the smaller signage regulations of the downtown area.

Member Broome moved to approve the second phase of the traffic calming project to install 12-inch speed message boards. Member Eigenmann seconded the motion and it passed unanimously.

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Downtown Coordinator Report – CRA acknowledged receipt of the Downtown Coordinator's Report for June 2004. Chamber of Commerce President, Marcia Gaedcke, thanked all sponsors of Fourth of July activities and advised CRA of staff changes at the Chamber of Commerce.

Member Broome clarified upcoming events to Titusville that included Dog Agility Trials and the Red Fish Championships scheduled for September. He felt hosting events such as those were wonderful.

Executive Director Harmer reported a newspaper article had been written that highlighted growth in the downtown area.

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There being no citizens who desired to speak, Chairman Swank adjourned the meeting at 6:09 p.m.