

Port St. Joe Redevelopment Agency
Board of Directors
Gulf County Welcome Center Conference Room
150 Captain Fred's Place

MEETING MINUTES
Jan 14, 2010 – 5:15 PM

ATTENDANCE

Troy White – Chairman	(TW)	Present
Patrick Jones – Vice-Chairman	(PJ)	Absent
Gena Johnson - Treasurer	(GJ)	Present
Annie Sue Fields - Director	(AF)	Present
Tommy Lake - Director	(TL)	Present
Willie Ramsey – Director	(WR)	Present
Marie Todd – Director	(MT)	Present
Jessica Patterson – Provisional	(JP)	Present
Lezle Jacobs – Provisional	(LJ)	Absent
Matt Fleck- Executive Director	(MF)	Present
Lorinda Gingell – Admin Assist	(LG)	Present

Voting Key – (motion by / second by, votes for – votes against)

I. Call to Order

A. The meeting was called to order by TW at 5:25 pm.

II. Consent Agenda

A. The minutes from the 12/10/09 were approved with comments noted
(WR/MT,6-0)

III. Citizens to be Heard

- A. Amy Rogers of the West Florida Resource Conservation & Development Council, Inc. thanked the Board for the attendance of MF at their annual meeting in Marianna on 1/13/10. She also requested that MF make a formal presentation on the PSJRA expansion efforts at the next NFRCDC regular meeting.

IV. Agency Operations

- A. MF reported that the 2009-10 TIF checks had been received on time from both the City and the County

V. Grant Programs

- A. Façade Grant Program – MF reported that the grants previously approved by the Board for FY09-10 were ready to be disbursed.
- B. The total FY-09-10 grant allocation in the budget is \$68,000.

VI. Projects

- A. North PSJ Annexation
 1. The City PDRB approved the Redevelopment Plan Amendment on 1/12/10.
 2. The City Resolutions regarding the Redevelopment Plan Amendment have been delayed as the City Attorney would like to make minor modifications and re-advertise.
 3. The City Attorney has also requested an additional formal Public Hearing to comply with the statutory requirements.
 4. After the City Attorney drafts the changes to the Resolutions, and defines the Public Hearing, we will re-advertise for the public meetings ASAP.
- B. Civic Signage
 1. The City plans to adopt a change to the signage ordinance on 1/19/10 that restricts the use of electronic message boards to 50,000 SF Retail centers outside of the CRA boundary as requested by the PSJRA.
 2. The City Manager has requested that the PSJRA assist the City with signage alternatives to assist business in town with recognition from US-98. A public signage workshop will be scheduled in Feb and we will encourage business owners to attend for their input.
 3. MF presented the Tourist Oriented Directional Signage (TODS) program that is allowed by FDOT within the state ROW. This system appears to be a realistic option for PSJ and Gulf County.

4. MF proposed an “observation tower” concept for attracting visitors to the new public parking on US-98 and encouraging pedestrian circulation to local businesses. The Board agreed that this concept had potential and to keep developing the concept for the upcoming signage workshop.

C. US-98 Streetscape Improvements

1. GAC has commenced work on the West side of US-98, with demolition, grading, & concrete curbs.
2. Progress Energy has installed all of the decorative light poles as committed.
3. Genesis is still working on the design for the expanded landscape scope.
4. The Board did not have any issues with the PSJRA funding limited small equipment purchases for the City Public Works Dept in an effort to minimize the cost of the sidewalks, curbs and striping required to change the direction for 2nd & 4th streets.

D. Bayfront Parks

1. The St Joe Company has agreed to a land swap that would allow a connection from the traffic circle to the marina in exchange for a small triangular parcel east of the proposed road next to their 3 ac parcel.
2. The City Manager is also working on a larger land swap deal with the St Joe Co that would include the deal above. More details to follow after the terms are better defined.

E. Parking Master Plan

1. The Board agreed to execute a formal resolution that authorizes the Chairman to sign the closing documents, Deed, Mortgage, and promissory note on behalf of the Agency for the purchase of the Rish Estate Parcel at 4th St and US-98 for public parking. (WR/TL,6-0)
2. Closing is scheduled to complete before 1/29/10.
3. Several conceptual parking lot layouts have been sketched with one being the most efficient. MF to continue the design & engineering efforts on this plan.

VII. Community Programs – No Update

VIII. Meeting Adjournment

- A. The meeting was adjourned at approximately 7:00 pm (WR/TL,6-0)

Approved:

Troy White –Chairman

Gena Johnson – Treasurer