

**MINUTES
HARBOR COMMUNITY REDEVELOPMENT
AGENCY ADVISORY COMMITTEE MEETING
JULY 13, 2022 - 5:30 PM
DESTIN CITY HALL BOARDROOM**

1. CALL TO ORDER:

The City Attorney called the meeting to order at 5:30 p.m. on Thursday, July 13, 2022, in the Destin City Hall Council Chambers.

2. ROLL CALL & PLEDGE OF ALLEGIANCE:

Present

Sandy Trammell
Mike Raim
Casey Jones
Ian Blaise

Members Absent

Mike Buckingham
James Green
Jan Best

Staff Present

Kim Montgomery Deputy City Clerk
Steven O'Connor Principal Planner
Tunazzina Alam Planner
Krystal Strickland Finance Director
Jeffrey Cozadd Grants & Projects Mgr.
Michael Burgess Public Services Dir.
Kyle Bauman City Attorney

3. Nomination of Chair Pro Tem

Committee member Trammell nominated herself to run the meeting in the absence of both Chairman Buckingham and Vice Chairman Green, Committee member Jones provided the second. The motion passed 4-0.

4. MINUTES: April 13, 2022 & May 11, 2022

Motion to approve the meeting minutes of the April 13, 2022 and the May 11, 2022 meeting was made by Committee member Raim with Committee member Blaise providing the second. The motion passed 4-0.

5. OLD BUSINESS:

➤ Utility Undergrounding Presentation

Ms. Strickland explained to the members staff needs a firm commitment from this committee for funding of the project so that it can be written in their Master Plan. Once the plan is finalized, it will go before the CRA Board for final adoption. She informed the members that the projections currently look like the Harbor CRA will accrue \$16 to \$17M at time of sunset of therefore, staff is requesting a commitment of \$6 to \$9M of that revenue stream towards the utility undergrounding project. Additionally, Council has committed \$22.6M, which breaks down to being \$13M from the electric franchise fees and \$9.6M from the Okaloosa County Infrastructure Surtax. She also informed the members that after the initial phase of going from the Marler Bridge to Airport Road, Council would prefer for the project to go more northward into the two CRA Districts before going eastward.

Chair Pro Tem Trammell briefly spoke of her concern for the property values that went up again this year and how she is leery of the bubble bursting, similar what happened in the past. She spoke of how she doesn't want the Harbor District to be in the same situation that happened to the Town Center and end up owing the city money. Therefore, she does not agree with the full amount and feels that \$8M is a good number.

Motion by Chair Pro Tem Trammell to recommend the Harbor CRA commit \$8M to the future undergrounding utilities project on Highway 98, with Committee member Raim providing the second. The motion passed 4-0.

Chair Pro Tem Trammell asked Ms. Strickland if the funds have to be approved by the County since the city partners with them for the TIFF agreement.

Ms. Strickland, explained after the initial steps of their Master Plan adoption, she with staff will work with a Bond Council to turn it into a Financing Agreement, and determine the right timing to go take it out to the market for funding. After that, the project can be put out to bid.

- **Long Term Financials** – Informational - No Comments
- **Operating Financial Report**

For this report, the Chair Pro Tem asked Ms. Strickland to explain how CRA TIFF monies are allocated.

According to Ms. Strickland, most of the funds are restricted unless they have been assigned to active contracts and provided the Median Maintenance Contract as an example of funds that are assigned to a contract in the Operating Economic Environment line item. She explained further where the details are shown in their report and the breakdown of committed and future funds.

Committee member Jones asked if the city would get skipped if there is interest proven to FPL so that the storm hardening concrete poles will not be installed in the city. According to Ms. Strickland, all that is required is to provide proof that the city is in the process of the undergrounding project, and they will skip past the city limits.

- **Capital Status Report – Informational** - No Comments
- **Budget Calendar** – Informational - No Comments

5. NEW BUSINESS:

- **Development Projects Updates**

Ms. Alam provided the members with information on the five projects that are active in the Harbor CRA district.

Mr. O'Connor brought to the members attention that the development map now includes

projects from the Town Center CRA as well, explaining how it is easier on staff to have one map with all of the projects in both districts than having to create two separate maps and two reports, for timeliness purposes. Additionally, the monthly updates will be a month behind because of their deadlines to get the information loaded into CivicClerk and reviewed for approval by the City Manager and his staff.

6. COMMITTEE MEMBER COMMENTS:

➤ **Committee member Blaise** – Asked about the needed dredging materials for Norriego Point from the spoils of the Coastguard site and when this would take place because the erosion is beginning to get bad around the rocks. According to Mr. Cozadd, he is only aware that the city has asked FDEP to take that inconsideration so it can be added to the permit for Norriego Point Park.

➤ **Committee member Raim** – Mentioned that he spoke with Mr. Zunguze about his concerns for the safety issues on Calhoun Avenue regarding motorized bikes and street illegal golf carts being illegally operated.

Mr. O'Connor informed the members he looked in to Calhoun Avenue's road designation and discovered that even though Calhoun Avenue is designated State Road 30A, it is not recognized by the State and the road is the jurisdiction of the city.

The Chair Pro Tem suggested to Committee member Raim to take his concerns to the Public Works/Public Safety Committee.

➤ **Committee member Jones** – Thanked staff for their hard work in getting the meetings and the information put together monthly.

➤ **Chair Pro Tem Trammell** – Reported that she almost hit two people in the crosswalk on Commons near the Dog Park and reported the yellow flashing beacons in the road were not flashing. Mr. Burgess reported that system was deactivated because of it being antiquated and parts were no longer available when repairs were necessary. He explained that system was replaced by the two flashing cross walk signs, but they must be activated by the pedestrians. Additionally, the goal of the PWPS committee for the upcoming year is to enhance the visibility of the lighting for pedestrian crosswalks and to provide safety devices at areas that don't have them.

Chair Pro Tem spoke of her efforts to acquire Christmas decorations for the district and how she originally was going to decide on something grand for the entrance but since learning that the park may not be ready by the holidays, she made alternative decisions for recommending the anchor with the snowflake design for the light poles in the district.

Mr. Burgess stated that he has emailed Bernard Johnson with FPL to find out first, before anything is ordered, they would be allowed on the poles. Explaining when it was owned by Gulf Power, they were not allowed on the poles in the city limits. He then suggested to have the motion state to have Mrs. Trammell work with him and give her the authorization to make other selections.

Motion by Committee member Raim to have Committee member Trammell work with Mr. Burgess to select Christmas decorations for the Harbor CRA District.

Chair Pro Tem Trammell asked the members if they even like to anchor design she suggested and if not, what is their preference. After a lengthy discussion, the decision was made to wrap the oaks in the Capt. Royal Melvin Heritage Park, install the pre-lit trees in the medians and install the anchor with the snowflake decorations, if allowed by FPL.

Motion by Committee member Blaise to get Council's approval to spend \$50k for holiday decorations in the Harbor District and have Chair Pro Tem Trammell work with staff to make the final decisions on all the decorations for the district. Committee member Jones provided the second. The motion passed 4-0.

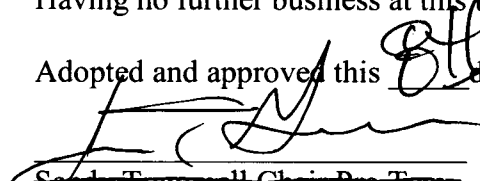
The Chair Pro Tem inquired about the status of the Harbor CRA-AC Master Plan. According to Mr. O'Connor, it has been determined that because to the lack of staff members, the decision was made to have the consulting group work on writing the plan.

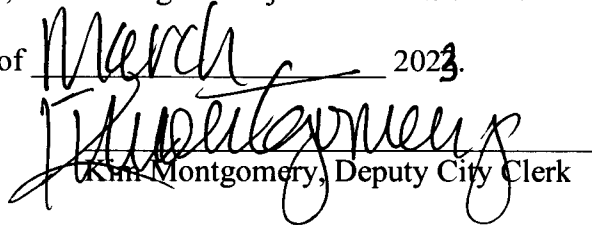
She then asked Mr. Burgess the status of the road resurfacing plan. Mr. Burgess explained that the Asphaltic Continuing Services Contractor has notified him that they will no longer be able to supply the city with asphalt for smaller projects because of the shortage of aggregate, due to a shortage of train conductors. As a result of those shortages, they have promised FDOT all their projects would get priority. Additionally, the newest member of the Public Works/Public Safety Committee, Curtis Smith, being a Civil Engineer, has agreed to help the city explore other options.

7. ADJOURNMENT:

Having no further business at this time, the meeting was adjourned at 6:30 PM.

Adopted and approved this 8th day of March 2023.


~~Sandy Trammell Chair Pro Tem~~
Jim Green, Chairman


Kim Montgomery, Deputy City Clerk