AGENDA
HARBOR COMMUNITY REDEVELOPMENT AGENCY
ADVISORY COMMITTEE
WEDNESDAY, MARCH 11, 2020
5:30 PM
DESTIN CITY HALL BOARDROOM

1. **CALL TO ORDER**
2. **ROLL CALL/PLEDGE OF ALLEGIANCE**
3. **APPROVAL OF MINUTES**
   - **A) February 12, 2020 Minutes**
4. **OLD BUSINESS**
   - **A) FY 2020 Work Plan Items**
5. **NEW BUSINESS**
   - **A) Harbor CRA Master Plan Update**
6. **COMMITTEE MEMBER COMMENTS/QUESTIONS**
   - **A) Jan Best**
   - **B) Mike Buckingham**
   - **C) Capt. James Green**
   - **D) Dr. Mike Raim**
   - **E) Capt. Casey Jones**
   - **F) Sandy Trammell**
   - **G) Dr. Barbara Mizell**
7. **PUBLIC COMMENTS**
8. **DIRECTOR'S REPORT**
9. **ADJOURNMENT - NEXT MEETING APRIL 8, 2020**

Any person requiring a special accommodation at this hearing because of a disability or physical impairment should contact the City Clerk at (850) 837-4242 at least 48 hours prior to the hearing. If a person decides to appeal any decision made with respect to any matter considered at such meeting, such person will need a record of the proceeding and for such purpose may need to ensure that a verbatim record of the proceeding is

made, which record includes the testimony and evidence upon which the appeal is to be based. (Sec. 286.0105, Florida Statutes)

MINUTES
HARBOR COMMUNITY REDEVELOPMENT AGENCY
ADVISORY COMMITTEE MEETING
FEBRUARY 12, 2020 - 5:30 PM
DESTIN CITY HALL BOARDROOM

1. CALL TO ORDER:

Chairman Buckingham called the meeting to order at 5:30 p.m. on Wednesday, February 12, 2020 in the Destin City Hall Board Room.

2. ROLL CALL:

HCRA-AC Members:

Present	**Absent**	**Staff Present**
Mike Buckingham	James Green	Kim Montgomery, Deputy City Clerk
Sandy Trammell	Mike Raim	Traci Goodhart, Planner
Casey Jones		Lauren Witt, Principle Planner
Barbara Mizell		Louis Zunguze CD Director
Jan Best		

3. MINUTES FOR APRROVAL: January 8, 2020

Motion by Committee member Trammell, seconded by Committee member Jones, the members approved the January 8, 2020 minutes as written with a 6-0 vote.

4. OLD BUSINESS:

- **2020 Work Plans:**

Mrs. Goodhart explained at their last meeting they discussed and motioned to choose their own work plan items of interest to link to their Strategic Goals and Objectives. Staff will compile them into the work plan sheets and bring back to their next meeting for any additional discussions.

Chairman Buckingham briefly explained of how they should each come up with at least two items to prioritize and get accomplished. Asking if they cannot come up with something at this meeting, to give it some thought and email staff before their next meeting in March. He spoke of his item, being the landscaping improvements to the medians in the Harbor District.

Committee member Best stated that she would like to continue working on the Livery Vessel issues in the harbor adding that she doesn't see this problem being solved anytime soon, as well as the Harbor Master Plan, which still needs to be addressed as a work plan item. Adding that they were working on egress/ingresses of private properties before it got dropped, prior to last year.

Mr. Zunguze informed the members that staff will bring the Harbor Master Plan for their input at their upcoming meetings. He also informed the members that staff will be presenting Chapter 8, Transportation of the Land Development Code to Council at their February 18th meeting.

Committee member Trammell stated that she would like to continue working on the environmental work plan for:

- Xeriscaping
- Vegetation plan
- Monitoring maintenance and cleanliness of the ROWs
- Mountain Drive landscaping
- Clean Marina Designation
- ROW Signage – Are they allowed or not
- Stormwater runoff into the Harbor and what is being done about this
- Homelessness in the area and Cold Shelters and spoke of blight issues in the district restrictions that can be put in place in the district

Mr. Zunguze informed the member that the Master Plan for Wayfinding signage will be going to City Council for their consideration at their March 16th meeting and he will bring back to them at their meeting after that presentation what was the outcome of the discussions.

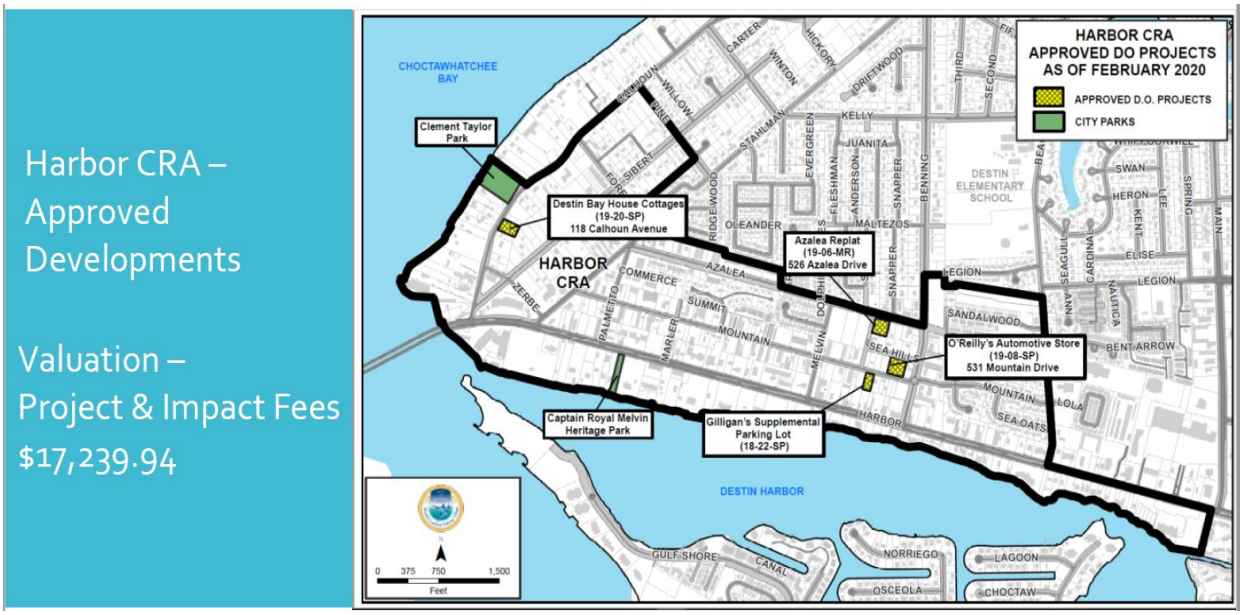
Committee member Mizell expressed the following items:

- The number of pedestrians crossing the highway and not at the crosswalks.
- Information on the projects that are being approved in the district. Mr. Zunguze explained that Mrs. Goodhart would be covering that under the New Business section of their agenda.
- Feral cat population and who is taking care of them, catching them and having them fixed.

Committee member Jones asked what the status is of the parks in their district and if there is anything he can do to help. According to the Chairman, he just spoke to the City Manager today about the status of Clement Taylor Park. He explained that city staff is still working with the County on the language in the bid documents, and the Royal Melvin Heritage Park and Plaza is currently out for bid.

5. NEW BUSINESS:

- **Harbor CRA Overview:**



Mrs. Goodhart provided the members the information on the locations of new development projects that have been approved for construction in the Harbor CRA District and their projected impact fees of $17,239.00 for the following:

- Gilligan's Parking Lot D.O. – No permits have ever been issued
- Azealia Replat – Single Family Lot divided into two lots
- O'Reilly's ROW permit for the ingress/egress on Mountain Drive only
- Destin Bay House Cottages – Expansion for a small short term rental

Mrs. Goodhart explained the status of the parks.

- Clement Taylor Park Seawall will be replaced. The firm has been hired and the City is waiting on the results of the Environmental Study before it can be started.
- Royal Melvin Park is out for bid and is due on February 27th.

Committee member Trammell made the motion to forward the request for the formal groundbreaking ceremony for the Capt. Royal Melvin Park. With Committee member Best providing the second. The motion passed 5-0.

6. COMMITTEE MEMBER COMMENTS:

- **Committee member Trammell** mentioned that whoever oversaw clearing out all the old trailers at the Ming property at Destin Marina did a great job. The Chairman stated it was the owner's son that talked his father into clearing them out.

- **Committee member Mizell** asked what the status is regarding the entrance into Harbor Walk. According to Mr. Zunguze, they have come to the City with a proposed revision to the design of the entrance and currently, the city is still in discussions with them at this time. He added that when staff gets a formal application, he will bring the information to them. Adding that currently there is no further information that he can provide.

7. DIRECTORS REPORT:

Mr. Zunguze provided the members with the following information:

- Harbor Capacity Study
  - Staff is working on an onsite survey and approved by the Washington, D.C.
- Establishment of a Steering Committee
  - Taking applications to be submitted to Council for their appointments at their March meeting. Which was extended to get enough applicants to appoint seven members.
    - Another stakeholder meeting scheduled for Feb 28th to receive additional input form the industry.

8. PUBLIC COMMENT:

Mr. Claude Perry, 732 Harbor Boulevard spoke of his concern for the health of the harbor. He spoke of how stormwater runoff is a big problem and worst cause of pollution to the water in the harbor. He added that he understands that it is a big project but urged them to take it on, adding that there is still BP funding out there to obtain and encourages the city to take advantage of them for this issue.

He agrees with the ingress and egress of driveways that was brought up earlier as they impact all the property owners on the harbor and urged them to encourage stakeholders who all are impacted by any decisions made which could potentially be detrimental to businesses in regards to redirecting or closing any ingress/egresses.

He also spoke of his concern for too many regulations being put in place for the Livery Vessel business and feels that they are targeting the local businesses. He spoke of the rogue vessel rentals that come into the city and how the regulations are not going to stop those types of businesses and thinks that the Steering Committee appointments is putting "the cart before the horse" and should wait until after the Harbor Capacity study is conducted.

Mr. Zunguze informed him that what they will be charged to do is to address the day-to-day issues that are happening right now on the harbor.

9. ADJOURNMENT:

Having no further business at this time, the meeting was adjourned at 6:15 PM.

Adopted and approved this _____ day of _____ 2020.

_____ _____

Mike Buckingham, Chairman Kim Montgomery, Deputy City Clerk

ITEM # _____

COMMUNITY DEVELOPMENT DEPARTMENT

AGENDA ITEM

HARBOR COMMUNITY REDEVELOPMENT AGENCY ADVISORY COMMITTEE
MEETING DATE: March 11, 2020
TYPE OF AGENDA ITEM: Staff Report

TO: Harbor Community Redevelopment Agency Advisory Committee (Harbor CRAAC)

THRU: Louis Zunguze, Community Development Director
Kyle Bauman, City Attorney
Lauren Witt, Principal Planner

FROM: Traci Goodhart, Planner
Sam Brisolara, Planner

DATE: March 2, 2020

SUBJECT: FY 2020 Work Plan Items

BACKGROUND:

The Harbor CRA Board is tasked with reviewing and updating the Harbor CRA work plan items annually to ensure the items continue to meet the requirements outlined in Policy 1-1.3.4 – Harbor CRA Redevelopment, Infrastructure, and Design Enhancements.

DISCUSSION:

At the January 8, 2020, Harbor CRA Board meeting the Board motioned for members to provide Staff with a list of work plan items members would like to sponsor.

CONCLUSION:

Status of Work Plan request:

- Staff sent email requesting work plan items on January 9, 2020
- A follow up/reminder was sent out on January 27, 2020
- Staff sent another follow up/reminder email on February 13, 2020
- As of March 2, 2020, Staff has received one work plan item

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STAFF RECOMMENDATION:

Staff recommends Board members submit their suggested FY2020 Work Plan items to Staff for review. It is strongly recommended that work plan items be received no later than March 25, 2020, to be included as an item for discussion at the April 8th meeting, in order to stay on task with completing the FY2020 Work Plan.

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TO: Harbor Community Redevelopment Agency Advisory Committee (Harbor CRAAC)

THRU: Louis Zunguze, Community Development Director
Kyle Bauman, City Attorney
Lauren Witt, Principal Planner

FROM: Traci Goodhart, Planner
Sam Brisolara, Planner

DATE: March 2, 2020

SUBJECT: Harbor CRA Master Plan Update

BACKGROUND:

The Harbor Community Redevelopment Plan was adopted in 2003. At that time, future land use concepts for the Harbor Community Redevelopment Area (Harbor CRA) were incorporated into the Future Land Use Map (FLUM) to support the Harbor CRA Plan goals, objectives, and policies.

DISCUSSION:

In the City's Comprehensive Plan, **Policy 1-1.3.4** focuses on the Harbor CRA redevelopment, infrastructure, and design enhancements to include the following components:

- Streetscape amenities, enhanced signage, and intersection improvements
- Develop Captain Royal Melvin Heritage Park and Plaza
- Land acquisition of off-site parking facilities
- Continue implementation of Harbor and Bay Boardwalks
- Continue implementation of neighborhood and pedestrian enhancements

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CONCLUSION:

The Harbor CRA Plan needs to be reviewed per the policies outlined in the Comprehensive Plan and updated to reflect the CRA's current need and conditions.

RECOMMENDATION:

Staff recommends the Harbor CRA Board recommend City Council to direct Staff to review the current Harbor CRA Plan per **Policy 1-1.3.4** of the City's Comprehensive Plan.

RECOMMENDED MOTION:

I move the Harbor CRA Board recommend City Council to direct Staff to review the Harbor CRA Plan per the components outlined in **Policy 1-1.3.4** of the City's Comprehensive Plan.