

CITY OF ST. AUGUSTINE, FLORIDA

Lincolnton Community Redevelopment Area Steering Committee
June 4, 2018

The Lincolnton Community Redevelopment Area Steering Committee met in formal session at 7:00 P.M., Monday, June 4, 2018, at the Willie Galimore Center. The meeting was called to order by Nicholas Nolofoff, Chairman, and the following were present:

1. **ROLL CALL**
- Nicholas Nolofoff
Nathan Baer
Reverend Rory Hermann
Carolyn Wright
Anita Dalton

Absent: None

Staff Present: Amy McClure Skinner, Deputy Director, Planning & Building Department
David Birchim, Director, Planning and Building Department
John Cary, Assistant City Attorney

The LCRA Consultant, Tony Brown of T. Brown Consulting could not attend the meeting.

2. **APPROVAL OF MINUTES**
(April 2, 2018)

No comments.

MOTION

Ms. Wright moved to approve the minutes. Mr. Baer seconded the motion and the motion was approved by a unanimous voice vote.

3. **GENERAL PUBLIC COMMENT**

A question was raised regarding whether CRA funds could be used to lift hurricane

damaged homes or at least assist with the costs to do so.

It was also confirmed that the Excelsior School property housing the museum is owned by the State, and not eligible for CRA money.

4. **GENERAL DISCUSSION**

(a) **Landscape Master Plan – Entry Feature**

A brief presentation summarizing the revised design of the first proposed entry feature at the corner of Bridge Street and Dr. Martin Luther King Avenue was provided by Carter Gresham from Marquis Latimer + Halback.

Ms. Skinner indicated that the proposed budget for construction of this item is

approximately \$9,000 out of an \$833,000 total CRA budget.

There was a brief discussion related to visibility and safety, as well as, whether the design should include a flat area that could be used as a bench. It was noted by Mr. Gresham that triangular top caps could be used.

Public comments were discussed.

Ms. Wright and Reverend Hermann indicated that that they liked the proposal. The consultants have responded to input, and the feature adds definition to entering the Lincolnvile neighborhood.

Mr. Baer liked the revised design and agreed that the project should move forward.

Ms. Dalton agreed that the proposed entry feature is a good first step, and demonstrates that progress is being made.

Chairman Noloboff indicated that it does move the project forward, and brings attention to the Historic Marker.

MOTION

Chairman Noloboff Moved to approve the revised design of the first entry feature without the “L”. The motion was seconded by Reverend Hermann, and approved by a unanimous voice vote.

(b) Annual Report and Communications Plan

Ms. Skinner indicated that the City was moving forward to continue to improve the dissemination of information, and that the LCRA packet for this month was available on the LCRA website.

Ms. Skinner also indicated that the annual report for Fiscal Year 2016/2017 has been completed.

Mr. Baer thought that the Annual Report was improved.

Ms. Wright expressed concerns about residents that do not have access to information on-line. There is a “digital divide” that needs to be addressed.

The Steering Committee discussed that a mailing list should be established, a 1-page mailer could be distributed, and meeting signs announcing meetings could possibly be posted in the neighborhood.

(c) Discussion Regarding the Fiscal Year 2018 LCRA Budget and Proposed Amendment

Mr. Birchim proposed using the Planning and Building Department budget in the short term to pay for the mailing of the Annual Report, then the LCRA can reimburse the City for the mailing costs at a later date.

The public and the Steering Committee discussed the expense to mail the Annual report.

Ms. Dalton indicated that the Report contained valuable information and is important to distribute.

The Steering Committee expressed a concern related to the cost, and recommended that the costs for printing and mailing should be reasonable.

The Committee agreed by consensus that the Annual Report should be mailed, with costs reduced as much as possible.

(d) Update Regarding Current Projects

Ms. Skinner indicated that the Annual Report is complete.

The South Street Multiuse Pathway is still under design by the City Engineers. The funds will be encumbered this Fiscal year.

The public expressed a desire for sidewalk connections on Dumas Street.

Lincolnton Stormwater Improvements are moving forward with additional funding. Duero, Cerro, South Street and De Haven Streets are the first projects to move forward.

It was confirmed that LCRA funds can fund projects that are not in the Five-year

Capital Improvements program or regular maintenance.

The Institutional Rehabilitation Program is moving forward with the Trinity Independent Church on Bridge Street. A structural engineer has evaluated the condition of the Bell Tower. It is unstable, the foundation is not large enough, and the entire tower is unstable.

Mr. Kostage, Atlantic Engineering Service (AES) summarized his report.

The engineer hired by the LCRA is developing recommendations to move forward with the Tower stabilization and reconstruction. The rest of the building needs work, but is usable with repairs.

Mr. Birchim indicated that stabilizing the Bell Tower was the first phase of the project. The assumption is that a second phase would include any additional work required to restore the building to a point to obtain a Certificate of Occupancy (CO).

The contract has been renewed with the St. Johns Housing Partnership to continue the Fix-it-Up program.

5. CITY ATTORNEY ITEMS

No items. The City Attorney previously addressed the required Covenant for the Institutional Rehabilitation Program.

6. OTHER BUSINESS

A Special meeting of the Steering Committee was set for Monday, July 2, 2018 to discuss the budget.

7. ADJORNMENT

The meeting was adjourned at 8:40 pm.

Nicholas Noloboff, Chairman

Amy McClure Skinner, Deputy Director,
Planning and Building Department