

City of Jacksonville

*117 W. Duval Street
Jacksonville, FL 32202*



Meeting Minutes

Tuesday, October 4, 2022

9:30 AM

Council Chamber, 1st Floor, City Hall

Finance Committee

Aaron Bowman, Chair

Randy White, Vice Chair

Matt Carlucci - Excused Absence

Kevin Carrico

Joyce Morgan

Ju'Coby Pittman

Ron Salem

Legislative Assistant: Barbara Ireland Hobson

Council Auditor's Office: Kim Taylor, Council Auditor

Council Auditor's Office: Phillip Peterson, Asst. Council Auditor

Council Research: Jeff Clements, Chief of Research

Office of General Counsel: Paige Johnston, Chief

Administration: Rachel Zimmer

2. [2022-0447](#) ORD Adopting 2021B Series Text Amend to FLUE of 2030 Comp Plan, Creating a New FLUE Policy 3.1.29 to Allow one Accessory Dwelling Unit as an Accessory Use on Conforming Residential Lots in the AGR, RR, LDR, MDR & RPI Future Land Use Categories (Reed) (LUZ) (PD & PC Apv) (GAB CPAC Deny)
(MC Amd 2022-448)
6/14/22 CO Introduced: LUZ
6/22/22 LUZ Read 2nd & Rerefer
6/28/22 CO Read 2nd & Rerefer: LUZ
7/26/22 CO PH Addnt'l 8/9/22
8/2/22 LUZ PH Approve 5-0
8/9/22 CO PH Cont'd & Rereferred to NCSPHS, R, F, LUZ
8/24/22 CO PH Cont'd 9/27/22
9/27/22 CO PH Cont'd 10/11/22
LUZ PH – 8/2/22 & 9/20/22, 10/4/22, 10/18/22
Public Hearing Pursuant to Sec 163.3184(3), F.S. & Chapt 650, Pt 4, Ord Code - 7/26/22 & 8/9/22, 8/24/22, 9/27/22, 10/11/22

DEFER

3. [2022-0448](#) ORD-MC Amend Sec 656.403 (Accessory Uses & Structures), Subpt B (Miscellaneous Regulations), Pt 4 (Supplementary Regulations), Chapt 656 (Zoning Code), Ord Code, to Allow Accessory Dwelling units as an Accessory Use in Residential Land Use Categories Subj to Certain Criteria; Prov for Codification Instructns (Staffopoulos) (Introduced by CMs Diamond, Boylan, Dennis, R. Gaffney & White) (Co-Sponsor CM Carrico)(PD & PC Apv) (GAB CPAC Deny)
(Text Amd 2022-447)
6/14/22 CO Introduced: LUZ
6/22/22 LUZ Read 2nd & Rerefer
6/28/22 CO Read 2nd & Rerefer: LUZ
7/26/22 CO PH Addnt'l 8/9/22
8/2/22 LUZ PH Amend/Approve 5-0
8/9/22 CO PH Cont'd & Rereferred to NCPHS, R, F, LUZ
8/24/22 CO PH Cont'd 9/27/22
9/27/22 CO PH Cont'd 10/11/22
LUZ PH – 8/2/22 & 9/20/22, 10/4/22, 10/18/22
Public Hearing Pursuant to Chapt 166.041(3)(c)(2), F.S. & C.R. 3.601- 7/26/22 & 8/9/22, 8/24/22, 9/27/22, 10/11/22

DEFER

4. [2022-0573](#) ORD-MC Amend Sec 380.210 (Jacksonville Litter Law), Pt 2 (Garbage Collection Regulations), Ch 380 (Solid Waste Management), Ord Code, to Prohibit the Release of Balloons or Sky Lanterns into the Sky; Prov for Exercise of County Powers (Johnston) (Introduced by CM Diamond)
7/26/22 CO Introduced: NCSPHS, F
8/1/22 NCSPHS Read 2nd & Rerefer
8/2/22 F Read 2nd & Rerefer
8/9/22 CO PH Read 2nd & Rerefer
Public Hearing Pursuant to Chapt 166, F.S. & C.R. 3.601 - 8/9/22

DEFER

5. [2022-0575](#) ORD Approp \$279,973.00 in Fund Bal Derived from Investment Pool Earnings (\$102,241.23 from FY 19-20 & \$177,731.81 from FY 20-21) Within the Northbank CRA Trust Fund to Future Yr Debt Reduction (B.T. 22-094) (Staffopoulos) (Introduced by CP at Req of Mayor)
7/26/22 CO Introduced: NCSPHS, F
8/1/22 NCSPHS Read 2nd & Rerefer
8/2/22 F Read 2nd & Rerefer
8/9/22 CO PH Read 2nd & Rerefer
Public Hearing Pursuant to Chapt 166, F.S. & C.R. 3.601- 8/9/22

DEFER

6. [2022-0576](#) ORD Approp \$44,363.00 in Fund Bal Derived from FY 20-21 Investment Pool Earnings Within the Southbank CRA Trust Fund to Future Yr Debt Reduction (B.T. 22-093) (Staffopoulos) (Introduce by CP at Req of Mayor)
7/26/22 CO Introduced: NCSPHS, F
8/1/22 NCSPHS Read 2nd & Rerefer
8/2/22 F Read 2nd & Rerefer
8/9/22 CO PH Read 2nd & Rerefer
Public Hearing Pursuant to Chapt 166, F.S. & C.R. 3.601- 8/9/22

DEFER

- 7. [2022-0619](#) ORD Approp \$3,000,000 in Coronavirus Fiscal Recovery Funds from the U.S. Dept of Treasury in Accord with the ARP Act to Support Continued Covid-19 Response Efforts for Residents of Jax & to Provide Add'l Funding for Eligible, Qualified Recipients of the Rise Up Minigrant Prog; Auth Disbursements of ARP Act Funding Including: (1) \$1,000,000 Placed in a Contingency to Provide Add'l Funding for the Safety & Crime Reduction Commission to Award Eligible, Qualified Recipients Awards Under the Rise Up Minigrant Prog (2) \$1,000,000 for Rental/Mortgage (Shelter) Assistance Through the Emergency Assistance Prog & (3) \$1,000,000 for Utilities Assistance Throughout the Emergency Assistance Prog; Prov for Carryover of Funds from Yr to Yr Until Such Funds are Expended or Lapse, & Prov that any ARP Act Funding Not Expended Pursuant to this Ord by 9/30/24, Except as Otherwise Prov Herein, Shall Revert to the Fund (s) of Origin for Reapprop for Auth Expenditures Under the Terms of the ARP Act; Prov for Oversight (Johnston) (Introduced by CM R. Gaffney)
 8/9/22 CO Introduced: NCSPHS, F, TEU
 8/15/22 NCSPHS Read 2nd & Rerefer
 8/16/22 F Read 2nd & Rerefer
 8/16/22 TEU Read 2nd & Rerefer
 8/24/22 CO PH Read 2nd & Rerefer
 10/3/22 NCSPHS Withdraw 7-0
 10/4/22 F Withdraw 6-0
 10/4/22 TEU Withdraw 5-0
 Public Hearing Pursuant to Ch 166, F.S. & C.R. 3.601 – 8/24/22

WITHDRAW

- Aye:** 6 - Bowman, White, Carrico, Morgan, Pittman and Salem
- Excused:** 1 - Carlucci

8. [2022-0681](#) ORD Approp \$2,000,000 from the Traffic Signalization – Countywide & Countywide Intersection IMP – Intersection Projs to the Monument Rd Pedestrian Crossing (\$500,000), Picketville Turn Widening (\$600,000), Lenox at Old Middleburg – Intersection Improvements (\$200,000) & St. Johns Bluff at Alumni Way – Traffic Signal (\$700,000) Projs; Amend the 2022-2026 5-Yr CIP Appvd by Ord 2021-505-E to Reflect this Approp of Funds from the Traffic Signalization – Countywide & Countywide Intersection IMP – Intersection Projs to the Projs (B.T. 22-108) (Staffopoulos) (Introduced by CP at Req of Mayor) 9/13/22 CO Introduced: NCSPHS, F, TEU
9/19/22 NCSPHS Read 2nd & Rerefer
9/20/22 F Read 2nd & Rerefer
9/20/22 TEU Read 2nd & Rerefer
9/27/22 CO PH Read 2nd & Rerefer
10/3/22 NCSPHS Amend/Approve 7-0
10/4/22 F Amend/Approve 6-0
10/4/22 TEU Amend/Approve 6-0
Public Hearing Pursuant to Ch 166, F.S. & CR 3.601 - 9/27/22

Phillip Peterson explained the amendment. Chairman Bowman asked about the remaining balances in the two accounts after these expenditures.

AMEND/APPROVE

Aye: 6 - Bowman, White, Carrico, Morgan, Pittman and Salem

Excused: 1 - Carlucci

AMENDMENT

1. **Revise fiscal year of appropriation to 2022-2023**
2. **Revise CIP amendment to the 2023-2027 CIP adopted by 2022-505-E**
3. **Reflect that \$1,500,000 is coming from the Traffic Signalization – Countywide project and \$500,000 is coming from the Countywide Intersection Improvement project**
4. **Attach Revised Exhibit 1 (BT) to correct account names**
5. **Attach Revised Exhibit 2 (CIP) to reflect transfer in FY 2022-2023**

9. [2022-0683](#) ORD Auth the Mayor, or his Designee, & the Corp Secretary to Execute & Deliver a Locally-Funded Agrmt (Lump-Sum) btwn FDOT & COJ Pursuant to Which the City Agrees to Pay FDOT \$1,200,000 for Certain Roadway Improvements; Prov for Oversight by the Engineering & Construction Mgmt Div of the Dept of Public Works (Staffopoulos) (Introduced by CP at Req of Mayor)
 9/13/22 CO Introduced: NCSPHS, F, TEU
 9/19/22 NCSPHS Read 2nd & Rerefer
 9/20/22 F Read 2nd & Rerefer
 9/20/22 TEU Read 2nd & Rerefer
 9/27/22 CO PH Read 2nd & Rerefer
 10/3/22 NCSPHS Approve 7-0
 10/4/22 F Approve 6-0
 10/4/22 TEU Approve 6-0
 Public Hearing Pursuant to Ch 166, F.S. & CR 3.601 - 9/27/22

APPROVE

Aye: 6 - Bowman, White, Carrico, Morgan, Pittman and Salem

Excused: 1 - Carlucci

- City will provide the FDOT with an up-front lump sum payment of \$1,200,000 for the completion of City requested improvements along Main Street
- Related funding was appropriated in the FY 22/23 CIP budget

10. [2022-0684](#) ORD Approp a \$6,000,000 Grant Awarded by the State of FL Dept of Environmental Protection (“FDEP”) for the Beverly Hills East Septic Tank Phase-Out Proj, Amend the 2022-2026 5-Yr CIP Appvd by Ord 2021-505-E to Reflect FDEP Grant Funding for the Proj; Prov Oversight by the Public Works Dept (B.T. 22-115) (Staffopoulos) (Introduced by CP at the Req of Mayor)
 9/13/22 CO Introduced: F, TEU
 9/20/22 F Read 2nd & Rerefer
 9/20/22 TEU Read 2nd & Rerefer
 9/27/22 CO PH Read 2nd & Rerefer
 10/4/22 F Amend/Approve 6-0
 10/4/22 TEU Amend/Approve 6-0
 Public Hearing Pursuant to Ch 166, F.S. & CR 3.601 - 9/27/22

Phillip Peterson explained the amendment. Deputy CAO Charles Moreland described the challenges facing the septic tank remediation program from supply chain issues.

AMEND/APPROVE

Aye: 6 - Bowman, White, Carrico, Morgan, Pittman and Salem

Excused: 1 - Carlucci

AMENDMENT

1. **Revise fiscal year of appropriation to 2022-2023**
2. **Revise CIP amendment to the 2023-2027 CIP adopted by 2022-505-E**
3. **Attach Revised Exhibit 1 (BT) to correct Council District**
4. **Attach Revised Exhibit 2 (CIP) to correct Council District and reflect transfer in FY 2022-2023**

- **Appropriation will provide funding toward the construction of a new central gravity sewer system and approximately 200 sewer hookups with septic tank abandonment**
- **Projected project costs total \$16.8 million**

11. [2022-0687](#) ORD Approp \$1,215,000 from the PRSC – Parks & Rec Capital Projs – Parks & Rec/Acquiring & Preserving Land Proj to Fund Various Parks, Rec & Community Svcs Dept Capital Projs to Include Betz-Tiger Point Preserve Restroom Improvements (\$250,000), Julington-Durbin Preserve Restroom & Parking Improvements (\$500,000), Acquisition of Propty Adjacent to Ferngully Preserve (\$70,000), & Acquisition of Propty Adjacent to the Norman Studios Complex (\$395,000); Amend the 2022-2026 5-Yr CIP Appvd by Ord 2021-505-E to Reflect This Approp of Funds to These Projs (B.T. 22-101) (Staffopoulos) (Introduced by CP at Req of Mayor) (Co-Sponsors CMs Bowman, Morgan, Salem, Pittman, Carrico & White)
 9/13/22 CO Introduced: NCSPHS, F
 9/19/22 NCSPHS Read 2nd & Rerefer
 9/20/22 F Read 2nd & Rerefer
 9/27/22 CO PH Read 2nd & Rerefer
 10/3/22 NCSPHS Amend/Approve 6-0
 10/4/22 F Amend/Approve 6-0
 Public Hearing Pursuant to Ch 166, F.S. & C.R. 3.601 – 9/27/22

Phillip Peterson explained the amendment. Council Members Salem and Morgan expressed their excitement about the Norman Studios project and the potential it has for Arlington revitalization and promoting the city's film history. All committee members in attendance asked to be added as co-sponsors.

AMEND/APPROVE

Aye: 6 - Bowman, White, Carrico, Morgan, Pittman and Salem

Excused: 1 - Carlucci

AMENDMENT

1. **Revise fiscal year of appropriation to 2022-2023**
2. **Revise CIP amendment to the 2023-2027 CIP adopted by Ord. 2022-505-E**
3. **Attach revised Exhibit 1 (BT) to correct account information**
4. **Attach revised Exhibit 2 (CIP Sheets) to include prior year funding, reflect the appropriation within FY 22-23, remove private contribution for Ferngully project, and correct funding source**

12. [2022-0690](#) ORD Approp \$336,000 from the Safety & Crime Reduction Contingency Acct to a Grants & Aids Line Item for Grants to be Made to Orgs Recommended by the Safety & Crime Reduction Comm & for Training of Selected Orgs by the Nonprofit Center of NE FL, Inc.; Apv & Auth the Mayor & the Corp Secretary to Execute Grant Agmnts with Various Entities & an Agmnt with the Nonprofit Center of NE FL, Inc. for Training of Nonprofits; Invoking the Exemption to Sec 126.107 (G), Ord Code; Waiving Sec 118.107, Ord Code; Waiving Sec 118.201 (F) (7), Ord Code; Auth the Mayor & the Corp Secretary to Execute Any or All Docs Necessary to Effectuate this Legislation; Prov for Oversight; Prov for Carryover (Johnston) (Introduced by CMs Newby & Gaffney)
 9/13/22 CO Introduced: NCSPHS, R, F
 9/19/22 NCSPHS Read 2nd & Rerefer
 9/19/22 R Read 2nd & Rerefer
 9/20/22 F Read 2nd & Rerefer
 9/27/22 CO PH Read 2nd & Rerefer
 10/3/22 NCSPHS Substitute/Approve 7-0
 10/3/22 R Substitute/Approve 6-0
 10/4/22 F Substitute/Approve 6-0
 Public Hearing Pursuant to Ch 166, F.S. & C.R. 3.601 – 9/27/22

Phillip Peterson explained the substitute and described the Ordinance Code waivers. Council Member Newby explained the genesis of the bill and the role of the Public Service Grant Council, the Kids Hope Alliance and the Safety and Crime Reduction Commission in evaluating the grant applications. Dr. Nicoa Garrett of the Neighborhoods Department described the grant evaluation process. Council Member Pittman advocated for continued funding for these types of grants in the future to assist small and emerging non-profits to build their capacity and become more accomplished applicants for other types of available grants. Council Member Morgan asked about the process should organizations not spend all of their allocated funds. Mr. Peterson said the unspent funds would stay in this account for future reallocation. Chairman Bowman asked about the metrics that will be used to evaluate the performance of the grant recipients.

SUBSTITUTE/APPROVE

Aye: 6 - Bowman, White, Carrico, Morgan, Pittman and Salem

Excused: 1 - Carlucci

As substituted,

- **Corrects fiscal year of appropriation to 2022-23**
 - **Revises the appropriation to \$350,880 (an increase of \$14,880) to include funding appropriated during budget wrap up**
 - **Revises the number of funded organizations from 41 to 43**
 - **Revises the advance payment to 50% of the grant amount**
 - **Adds the Neighborhoods Department to the oversight Department section**
 - **Strikes carryover language**
 - **Corrects scrivener's errors**
 - **Attaches a revised Exhibit 1 (BT) to revise appropriation to \$350,880**
 - **Attaches a revised Exhibit 2 (grant award listing) to only include approved grant award amounts and add 2 additional grants (Curtis & Co. for Children Gone Too Soon and The Sweet Squad, Inc. for \$7,440 each)**
 - **Attaches a revised Exhibit 3 (grant agreement template) to clarify accounting and reporting provisions, clarify payment terms, include contract end date of 9/30/23, revise advance payment to 50% of the grant amount, attach budget and reporting templates, include the Office of Grants and Contract Compliance as the contract administrator, include Council Auditor's Office within audit rights, and correct scrivener's errors**
-
- **Waives Code Sec. 118.107 to allow direct contracts with the Nonprofit Center of Northeast Florida Inc. and the grant recipients**
 - **Waives Code Sec. 118.201(f)(7) to allow an advance payment in excess of 10% to the Nonprofit Center of Northeast Florida Inc. and the grant recipients. A 50% advance will be provided with the remainder reimbursed at the end of the contract performance.**

NOTE:

Some of the organizations recommended to receive a Safety & Crime Reduction Commission grant have already applied and may apply for Public Service Grants for FY 22/23. The requesting organization's program would not be eligible to receive funding from both sources without a waiver of Code Sec. 118.805(a).

13. [2022-0716](#) RESO Apv & Auth the Execution of an Economic Dev Agrmt btwn the COJ & JAX LNG, LLC (“Company”), to Support the Expansion of Its Existing Liquefied Natural Gas Facility Located Generally at 9225 Dames Point Rd in the City (“Project”); Auth a \$5,300,000 REV Grant; Apv & Auth the Execution of Docs by the Mayor, or His Designee, & Corp Sec; Auth Appvl of Tech Amends by the Exec Dir of the OED; Providing for Oversight by OED; Providing a Deadline for the Company to Execute the Agrmt; Affirming the Proj’s Compliance with the Public Investment Policy Adopted by Ord 2022-372-E; Req 2-Reading Passage Pursuant to Council Rule 3.305 (Sawyer) (Introduced by CP at Req of Mayor)
9/27/22 CO Introduced: F
10/4/22 F Approve 6-0

APPROVE.

Aye: 6 - Bowman, White, Carrico, Morgan, Pittman and Salem

Excused: 1 - Carlucci

14. [2022-0717](#) RESO Approp \$100,000 from NW OED Fund – Transfer from Fund Balance to Prov NW Jax Business Infrastructure Grant Funds to Ferrosurface, LLC (“Company”) in the Amt of \$100,000, to Offset Certain Costs in Support of Company Estab a New Metal Fabricating Facility Located Generally at 1011 Blanche St., Jax, FL; Purpose of Appropriation; Apv, & Auth the Mayor, or His Designee, & Corp Sec to Execute & Deliver, for & on Behalf of the COJ, the Economic Dev Agrmt btwn the Company & City; Auth Appvl of Tech Amends by the Executive Dir of the OED; Prov for COJ Oversight by OED; Prov a Deadline for the Company to Execute the Agrmt; Affirming the Proj’s Compliance with the NWJEDF Guidelines Appvd & Adopted by Ord 2016-779-E; Affirming the Proj’s Compliance with the Public Investment Policy Adopted by Ord 2022-372-E; Req 2 Reading Passage Pursuant to Council Rule 3.305 (B.T. 22-106) (Sawyer) (Introduced by CP at Req of Mayor)
9/27/22 CO Introduced: F
10/4/22 F Amend/Approve 6-0

Phillip Peterson explained the amendment. Economic Development Director Kirk Wendland reported that the NWJEDF has about \$5.4 million remaining following the recent early receipt of a \$700,000 loan repayment.

AMEND/APPROVE

Aye: 6 - Bowman, White, Carrico, Morgan, Pittman and Salem

Excused: 1 - Carlucci

AMENDMENT

- 1. Correct scrivener's errors**
- 2. Revise fiscal year of appropriation to 2022-2023**
- 3. Attach revised Exhibit 1 to correct project summary**
- 4. Place revised Economic Development Agreement on file to:**
 - a. Correct scrivener's errors**
 - b. Correct job creation deadline in Section 5.1**
 - c. Revise clawback language in Section 9.2(b) to apply to an operations cessation**
 - d. Correct capital investment deadline in Section 9.2(d) to December 31, 2024 to agree with performance schedule**

15. [2022-0719](#) ORD Approp a \$33,250 Grant from the Hetzel Family Fund for the Battery Behavior Prog for Duval County Teen Court; Providing for Oversight & Reporting by the Court Admin, Dir of Teen Courts (B. T. 22-118) (Staffopoulos) (Introduced by CP at Req of Mayor)
9/27/22 CO Introduced: NCSPHS, F
10/3/22 NCSPHS Read 2nd & Rerefer
10/4/22 F Read 2nd & Rerefer
Public Hearing Pursuant to Ch 166, F.S. & C.R. 3.601 – 10/11/22

READ 2ND & REREFER

16. [2022-0720](#) ORD Approp \$280,117.66 in Community Dev Block Grant Disaster Recovery ("CDBG-DR") Funds Recvd from HUD Through the FL Dept of Economic Opportunity, Originally Approp by Ord 2022-165-E, from the Community Dev Grant Fund Forgivable Loans Acct to Fund Salaries & Benefits for 4 FTE Positions Within the CDBG-DR Prog; Apv Positions (B. T. 22-123) (R. C. 22-185) (Staffopoulos) (Introduced by CP at Req of Mayor)
9/27/22 CO Introduced: NCSPHS, F
10/3/22 NCSPHS Read 2nd & Rerefer
10/4/22 F Read 2nd & Rerefer
Public Hearing Pursuant to Ch 166, F.S. & C.R. 3.601 – 10/11/22

READ 2ND & REREFER

17. [2022-0723](#) ORD Approp a \$395,394.00 Grant from the Dept of Homeland Security Through the FL Div of Emerg Mgmt to Provide Funding for the Purchase of Radio Equip to Improve Interoperability & Communications btwn State College Public Safety Personnel & Law Enforcement Agencies During Violent & Threatening Events; Providing for Oversight & Reporting by the JFRD, Emerg Preparedness Div (B. T. 22-120) (Staffopoulos) (Introduced by CP at Req of Mayor)
9/27/22 CO Introduced: NCSPHS, F
10/3/22 NCSPHS Read 2nd & Rerefer
10/4/22 F Read 2nd & Rerefer
Public Hearing Pursuant to Ch 166, F.S. & C.R. 3.601 – 10/11/22

READ 2ND & REREFER

18. [2022-0725](#) ORD Apv, & Auth the Mayor, or His Designee, & Corp Sec to Execute & Deliver that Certain License Agrmt btwn the COJ (Landlord) & Jacksonville Motorcycle Safety Training, Inc. (Tenant), Said License Being for an Initial Term of 1 Yr, with 2 1-Yr Renewal Options, for the Use of Circle B Parking Lot in Cecil Commerce Center, Located Generally at the Intersection of Lake Newman St & McCarthy Way, Jax, FL, with a Monthly Base Rent of \$200 Per Month; Providing for Oversight by the OED (Sawyer) (Introduced by CP at Req of Mayor)
9/27/22 CO Introduced: NCSPHS, F
10/3/22 NCSPHS Read 2nd & Rerefer
10/4/22 F Read 2nd & Rerefer
Public Hearing Pursuant to Ch 166, F.S. & C.R. 3.601 – 10/11/22

READ 2ND & REREFER

19. [2022-0726](#) ORD Apv & Auth the Public Investment Policy of the OED re Economic Incentives Funded by the City; Replacing the Former Public Investment Policy as Most Recently Updated by Ord 2022-372-E (Sawyer) (Introduced by CP at the Req of the Mayor & Co-Introduced by CM Howland)
9/27/22 CO Introduced: R, F
10/3/22 R Read 2nd & Rerefer
10/4/22 F Read 2nd & Rerefer
Public Hearing Pursuant to Ch 166, F.S. & C.R. 3.601 – 10/11/22

READ 2ND & REREFER

20. [2022-0727](#) ORD Auth the Mayor, or His Designee, & the Corp Sec to Execute: (1) an Amended & Restated Redevelopment Agmt btwn the COJ & Armory Redevelopment Associates, LLC (“Developer”); (2) an Amended & Restated Lease Agrmt btwn the City & the Developer with an Initial Lease Term of 40 Yrs; (3) a Quitclaim Deed with a Right of Reverter Conveying a City-Owned Parcel of Land to the Developer; & (4) Related Agrmnts as Described in the Redevelopment Agrmt, for the Renovation & Lease of the Armory Bldg, to Provide for the Purchase by the Developer of an Adjacent, ±2.97 Acre of City-Owned, Improved Propty at 928 N Liberty St to be Developed Into ± 100 Residential Units, & to Provide an Option to the Developer to Purchase the Armory Bldg for a Period of 15 Yrs from the Acceptance Date of the Lease at a Purchase Price of \$2,749,975 with annual Increases as Set Forth in the Lease; Designating the OED as Contract Monitor for the Redevelopment Agrmt, Lease, Quitclaim Deed & Related Agrmnts; Provide for City Oversight of the Proj by Public Works & OED; Auth the Execution of All Docs Relating to the Above Agrmnts & Transactions, & Auth Tech Changes to the Docs (Dist 7-RGaffney) (Sawyer) (Introduced by CP at Req of Mayor)
 9/27/22 CO Introduced: NCSPHS, F, TEU
 10/3/22 NCSPHS Read 2nd & Rerefer
 10/4/22 F Read 2nd & Rerefer
 10/4/22 TEU Read 2nd & Rerefer
 Public Hearing Pursuant to Ch 166, F.S. & C.R. 3.601 – 10/11/22

READ 2ND & REREFER

21. [2022-0732](#) ORD Apv Collective Bargaining Agrmt btwn JEA & NE FL Public Employees’ Local 630, Laborers’ International Union of North America, AFL-CIO-CLC (LIUNA), Such Agrmt Commencing 10/1/22 & Ending 9/30/25 (Teodorescu) (Introduced by CP at Req of JEA)
 9/27/22 CO Introduced: R, F, TEU
 10/3/22 R Read 2nd & Rerefer
 10/4/22 F Read 2nd & Rerefer
 10/4/22 TEU Read 2nd & Rerefer
 Public Hearing Pursuant to Ch 166, F.S. & C.R. 3.601 – 10/11/22

2nd

READ 2ND & REREFER

22. [2022-0733](#) ORD Apv Collective Bargaining Agrmt btwn JEA & AFSCME FL Council 79 (AFSCME), Such Agrmt Commencing 10/1/22 & Ending 9/30/25 (Teodorescu) (Introduced by CP at Req of JEA)
9/27/22 CO Introduced: R, F, TEU
10/3/22 R Read 2nd & Rerefer
10/4/22 F Read 2nd & Rerefer
10/4/22 TEU Read 2nd & Rerefer
Public Hearing Pursuant to Ch 166, F.S. & C.R. 3.601 – 10/11/22

READ 2ND & REREFER

23. [2022-0734](#) ORD Apv Collective Bargaining Agrmt btwn JEA & JEA Supervisor's Assoc (JSA), Such Agrmt Commencing 10/1/22 & Ending 9/30/25 (Teodorescu) (Introduced by CP at Req of JEA)
9/27/22 CO Introduced: R, F, TEU
10/3/22 R Read 2nd & Rerefer
10/4/22 F Read 2nd & Rerefer
10/4/22 TEU Read 2nd & Rerefer
Public Hearing Pursuant to Ch 166, F.S. & C.R. 3.601 – 10/11/22

READ 2ND & REREFER

24. [2022-0735](#) ORD Apv Collective Bargaining Agrmt btwn JEA & the JEA Professional Employees' Assoc (PEA), Such Agrmt Commencing 10/1/22 & Ending 9/30/25 (Teodorescu) (Introduced by CP at Req of JEA)
9/27/22 CO Introduced: R, F, TEU
10/3/22 R Read 2nd & Rerefer
10/4/22 F Read 2nd & Rerefer
10/4/22 TEU Read 2nd & Rerefer
Public Hearing Pursuant to Ch 166, F.S. & C.R. 3.601 – 10/11/22

READ 2ND & REREFER

25. [2022-0736](#) ORD Apv Collective Bargaining Agrmt btwn JEA & Local #2358, International Brotherhood of Electrical Workers (IBEW), Such Agrmt Commencing 10/1/22 & Ending 9/30/25 (Teodorescu) (Introduced by CP at Req of JEA)
9/27/22 CO Introduced: R, F, TEU
10/3/22 R Read 2nd & Rerefer
10/4/22 F Read 2nd & Rerefer
10/4/22 TEU Read 2nd & Rerefer
Public Hearing Pursuant to Ch 166, F.S. & C.R. 3.601 – 10/11/22

READ 2ND & REREFER

Public Comment

Carnell Oliver said that 2022-716 did not appear to include any apprenticeship requirements, which he recommends be included in all incentive packages as a way of developing the city's workforce. The better the quality of the workforce, the less the need to offer financial incentives to attract companies. Apprenticeships are a great way to grow the talent base.

**Council Auditor's Office
2022-716****Company Name – JAX LNG, LLC****Project Location – 9225 Dames Point Rd****Incentives Provided – \$5,300,000 REV Grant at 50% for 10 years****Number of Jobs to be Created –**

- **10 new jobs with an average salary of \$70,000 plus benefits to be created by 12/31/2027**

Performance Schedule –

- **Commencement of construction no later than June 30, 2023**
- **Completion of construction no later than December 31, 2026**

Number of Jobs to be Retained – 5**Capital Investment – \$113,000,000****Records Retention/Audit Clause – Yes****Clawback Language –**

- **In the event reporting requirements are not met in the time period specified in the agreement, the City will be entitled to withhold disbursements of the REV Grant**
- **If by December 31, 2026, the Company fails to invest the amounts listed below, the REV grant will be reduced by the corresponding amount:**
 - **Fails to invest at least \$100,000,000 – REV grant is reduced proportionately**
 - **Fails to invest at least \$80,000,000 – REV grant is terminated and any amounts paid to the Company will be repaid to the City**
- **If the Company fails to retain the Retained Jobs and create 10 new jobs with an average salary of \$70,000 by December 31, 2027, or fails to maintain the jobs through the length of the REV Grant, the City will be entitled to withhold the annual installment of the REV Grant for the year in which these requirements are not met**

ROI – 1.99

**Council Auditor's Office
2022-717**

Company Name – Ferrosource LLC

Project Location – 1011 Blanche Street, Jacksonville, FL 32204

Incentives Provided – \$100,000 from the Northwest Jacksonville Economic Development Fund (NWJEDF)

- **\$100,000 Northwest Jacksonville Business Infrastructure Grant (BIG)**

Number of Jobs to be Created –

- **15 new jobs with an average salary of \$58,000 plus benefits**
- **To be created no later than 36 months from the date of the BIG grant disbursement**

Performance Schedule –

- **Start of construction no later than December 1, 2023**
- **Completion of construction no later than December 31, 2024**

Number of Jobs to be Retained – N/A

Capital Investment – \$2,269,000

Records Retention/Audit Clause – Yes

Clawback Language –

- **In the event reporting requirements are not met in the time period specified in the agreement, the City will be entitled to withhold disbursements of the BIG grant**
- **If the Company sells, leases, or transfers the project during the first five years after disbursement of the BIG grant, the Company must repay the BIG grant on a sliding scale**
- **If the Company or any lessee or assignee of the Company uses the Project Parcel for any ineligible business activities during the term of the agreement, the Company shall repay the full amount of the BIG grant**
- **If the Company fails to create 12 new jobs with an average salary of \$58,000 within 36 months of disbursement of the BIG grant, the Company will repay the City \$8,333.33 per job below the 12 new job creation requirement**
- **If the Company fails to invest at least \$1,500,000 in private funding by December 31, 2024, the BIG grant will be terminated and the Company will repay the City the entire amount of the BIG grant that was previously paid to the Company**

ROI – 2.06

NOTE: The next regular meeting will be held Tuesday, October 18, 2022.

*******Note: Items may be added at the discretion of the Chair.*******

Pursuant to the American with Disabilities Act, accommodations for persons with disabilities are available upon request. Please allow 1-2 business days notification to process; last minute requests will be accepted; but may not be possible to fulfill. Please contact Disabled Services Division at: V 904-255-5466, TTY-904-255-5476, or email your request to KaraT@coj.net.

Jeff Clements - Council Research Division

jeffc@coj.net 904-255-5137

Posted 10.5.22 12:00 p.m..