

# City of Jacksonville

*117 W. Duval Street  
Jacksonville, FL 32202*



## Meeting Minutes

**Wednesday, June 21, 2023**

**9:30 AM**

**Council Chamber, 1st Floor, City Hall**

### **Finance Committee**

*Aaron Bowman, Chair - Excused Absence*

*Randy White, Vice Chair*

*Matt Carlucci*

*Kevin Carrico - Excused Late Arrival (10:02 a.m.)*

*Joyce Morgan*

*Ju'Coby Pittman - Excused Late Arrival (10:02 a.m.)*

*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: Mary Staffopoulos, Deputy*

*Administration: Rachel Zimmer*

**Meeting Convened: 9:31 a.m. Meeting Adjourned: 11:40 a.m.**

**Present:** 6 - Vice Chair Randy White, Council Member Matt Carlucci, Council Member Kevin Carrico, Council Member Joyce Morgan, Council Member Ju'Coby Pittman and Council Member Ron Salem

**Excused:** 1 - Chair Aaron Bowman

**Attendance:**

Council Members Danny Becton (2023-312, -314, Reggie Gaffney, Jr. (2023-371), Randy DeFoor (2023-333), Terrance Freeman (2023-342, -355, -356); Mary Staffopoulos – Office of General Counsel; Merriane Lahmeur and Barbara Hobson – Legislative Services Division; Eric Grantham – Public Information Division; Jeff Clements – Research Division; Kim Taylor and Phillip Peterson – Council Auditor's Office; Brian Hughes, Charles Moreland, Rachel Zimmer – Mayor's Office; Joey Greive – Finance and Administration Department

**Council Auditor Presentations**

\* Report #869, Public Works Construction-Related Vendors Audit: Council Auditor Kim Taylor reported that the audit reviewed how contracts for the three construction-related vendors paid the most from 10/1/16 through 9/30/20 were procured and whether payments were accurate, properly supported, authorized and timely. Findings included: the Public Works Department lacked standard operating procedures in this area, such as for monitoring and inspection of big projects; some change orders were approved after contract expiration or paid prior to the change order being finalized; issues with calculating bid amounts due to a manual process – the 1Cloud financial management system has automated small (informal) purchases but not large purchases yet; retainage is not being tracked in 1Cloud as it was previously under the old system. As a point of information outside of the audit objectives, Ms. Taylor reported that the City contracts for an average of 45 miles of resurfacing per year, at which rate it would take 80 years to resurface the more than 3,700 miles of roads in the city. The budget has been allocating \$12M per year previously and upwards of \$28 million for resurfacing in recent years (higher in the last couple of years with the infusion of federal ARP funds) but needs are \$42-56M per year to resurface roads in a reasonable time period matching their expected lifespan. CM Salem asked if all audits are reported to the Finance Committee; Ms. Taylor said they, are regardless of type or findings, as the Finance Committee acts as the Council’s Audit Committee.

\* Report #763C: Follow-up on JTA Payroll Audit: This third follow-up clears all remaining items and the audit is closed.

\* Report #870: Public Works Department – Public Buildings Division – Security Guard Contract Audit: the audit found that payments were made properly except for some timeliness issues. Findings included: Public Works lacked some SOPs and record retention policies for documenting changes in pay rates from the contract rate; there were some issues with guards exceeding their maximum allowable hours worked; Public Buildings Division was not notified when guards were terminated by the contractor. In response to a question from CM Morgan about whether there will be a follow-up. Ms. Taylor said there will be. The Public Works Department agreed with the audit findings and has begun taking action to remedy the issues identified.

\* City Annual Audit update: Ms. Taylor said the outside audit will not be done by June 30 as required by state law because the City is still doing some adjusting entries such as with capital items. She hopes it will be completed by mid- to late July. CFO Joey Greive said the auditing firm called last Friday to request some extra time to do some last-minute reconciliations. He will inform the state and knows that they value accuracy more than speed so a couple of more weeks will be needed to produce the best product.

**Item/File No.**                      **Title History**

1. [2022-0797](#) ORD Auth the Mayor, or His Designee, to Execute: (1) An Amended & Restated Redev Agrmt btwn the COJ & Springfield Lofts, LLC; & (2) Loan Docs & Related Docs as Described in the Agrmt, to Support the Redev by Developer an 2.12± Acre Site at 1341 Pearl St, 235 W 3rd St & 205 W 3rd St, in the COJ; Auth a Redev Completion Grant in the Amt of \$1,500,000 to the Developer Upon Substantial Completion of the Proj, to be Approp by Subsequent Legislation; Auth a Dev Loan in the Amt of \$1,500,000 With a Term of 20 Yrs in Connection With the Proj, to be Approp by Subsequent Legislation; Desig the OED as Contract Monitor for the Agrmt & Related Agrmts; Providing for City Oversight of the Proj by Public Works & the OED; Auth the Execution of All Docs Relating to the Above Agmts & Transactions; & Auth Tech Changes to the Docs; Waiver of That Portion of the Public Investment Policy Adopted by Ord 2022-372-E, As Amended, to Auth a Redev Completion Grant & a Dev Loan That are Not Currently Auth by the Public Investment Policy (Sawyer) (Req of Mayor)
- 10/25/22 CO Introduced: R, F  
10/31/22 R Read 2nd & Rerefer  
11/1/22 F Read 2nd & Rerefer  
11/9/22 CO PH Read 2nd & Rerefer  
Public Hearing Pursuant to Ch 166, F.S. & C.R. 3.601 – 11/9/22

**DEFER**

2. [2023-0020](#) ORD-MC Relating to the City of Jacksonville's Procurement Code; Repealing & Replacing Pt 1 (General Regulations), Pt 2 (Supplies, Contractual Services & Capital Improvements), Pt 3 (Professional Services Contracts), Pt 5 (Extraordinary Critical Purchasing Procedures), Pt 7 (Design-Build Contracts), & Pt 9 (Art in Public Places), Ch 126 (Procurement Code), Ord Code, & Pt 6 (Cultural Service Grant Program), Ch 118 (City Grants), Ord Code, in Their Entirety; Creating a New Pt 1 (General Regulations; Ethics & Transparency in Public Contracting), Pt 2 (Jacksonville Procurement Awards Committee), Pt 3 (Procurement Thresholds, Modes, Methods, & Procedures), Pt 5 (Ex-Offender Program), Pt 7 (Buy American Program), & Pt 9 (Bid Protests, Suspension, & Debarments), Ch 126 (Procurement Code), Ord Code, to Modernize & Provide Greater Efficiencies in the COJ Procurement Code; Amend Pt 4 (Nondiscrimination Policy), Ch 126 (Procurement Code), Ord Code, to Amend the Definition of Nondiscrimination Consistent with Employee Svcs Nondiscrimination Policy; Amend Pt 6 (Jacksonville Small & Emerging Business Program), Ch 126 (Procurement Code), Ord Code, to Make the Part Consistent with the Changes in this Ord; Creating a New Pt 6 (Cultural Service Grants & Art in Public Places), Subpt A (Cultural service Grant Program) & Subpt B (Art in Public Places Program), Ch 118 (City Grants), Ord Code, to Relocate the Art in Public Places Program Previously Under Pt 9, Ch 126, Ord Code, to Pt 6, Ch 118, Ord Code; Amend Sec 24.603 (Duties of Chief of Procurement), Pt 6 (Procurement Division), Ch 24 (Finance & Administration Department), Ord Code, to Add Add'l Duties Regarding Contract Admin & Oversight; Creating a New Pt 4 (Contract Administration & Oversight), Ch 21 (Executive Branch, Generally), Ord Code, to Require Contract Admin & Oversight in City Contracts: Estab a Prospective Date of 2/1/24, for Code Repeals, Amdts, & New Provisions Contained in This Ord to Become Effective; Directing the Chief of Procurement to Update the Procurement Operating Manual Consistent With This Ord Prior to 1/1/24; Prov for Oversight by the Procurement Div, Finance & Administration Dept; Prov for Codification Instructions (Hodges) (Introduced by CM Cumber)
- 1/10/23 CO Introduced: NCSPHS, R, F, TEU  
 1/17/23 NCSPHS Read 2nd & Rerefer  
 1/17/23 R Read 2nd & Rerefer  
 1/18/23 F Read 2nd & Rerefer  
 1/18/23 TEU Read 2nd & Rerefer  
 1/24/23 CO PH Read 2nd & Rerefer  
 Public Hearing Pursuant to Ch 166, F.S. & C.R. 3.601 - 1/24/23

**DEFER**

3. [2023-0307](#) ORD-MC re the Jax Police & Fire Pension Board of Trustees; Amend Sec 22.12 of the Charter of the COJ; Prov for Codification Instructions (Hodges) (Co-Introduced by CP Freeman at Req of Jax Police & Fire Pension Board of Trustees & CM White) (Co-Sponsor CM Pittman)  
5/9/23 CO Introduced: R, F  
5/15/23 R Read 2nd & Rerefer  
5/16/23 F Read 2nd & Rerefer  
5/23/23 CO PH Read 2nd & Rerefer  
Public Hearing Pursuant to Ch 166, F.S. & C.R. 3.601- 5/23/23

**DEFER**

4. [2023-0312](#) ORD Apv an Amendment to the Settlement Agreement & Release Adopted by City Council on 7/25/2017 & Enacted as Ord 2017-395-E (Pollock) (Introduced by CM Becton)  
5/9/23 CO Introduced: R, F  
5/15/23 R Read 2nd & Rerefer  
5/16/23 F Read 2nd & Rerefer  
5/23/23 CO PH Read 2nd & Rerefer  
6/20/23 R Approve 6-0  
6/21/23 F Approve 4-0  
Public Hearing Pursuant to Ch 166, F.S. & C.R. 3.601- 5/23/23

**APPROVE**

**Aye:** 4 - White, Carlucci, Morgan and Salem

**Excused:** 3 - Bowman, Carrico and Pittman

CM Becton briefly described the history of the tree protection litigation and the rationale for his proposed amendment to the settlement agreement in order to provide some penalty flexibility in situations where it is warranted. He has worked with the Planning Department, the Office of General Counsel and the parties to the settlement agreement on this solution. 2023-323 and -324 are companion bills to this one. CM Salem asked for further information on how fines are levied now and how the proposed Ordinance Code amendments would change the process. CM Becton said that the Planning Department will evaluate 5 criteria and use a point system to determine if a reduction in the fine is warranted by special circumstances. There will be an appeal process to the Tree Commission to make a final determination if needed.

**Scrivener's**

1. Pg. 1, lines 8, 12 and 19: strike "No."
2. Pg. 1, line 12: strike "adopted" and insert "enacted"
3. Pg. 1, line 18: insert "Third" before "Revised"
4. Pg. 1, line 31: insert "94.105, " before "94.106"
5. Pg. 2, line 5: strike "Amendments" and insert "Amendment"

• Approves the First Amendment to the July 25, 2017 Settlement Agreement and Release to approve the changes to Ordinance Code Chapter 94 (Tree Commission) and Part 12 (Landscape and Tree Protection Regulations) of Chapter 656 (Zoning Code) proposed in bills 2023-323 and 2023-324.

5. [2023-0314](#) ORD Apv & Auth the Mayor, or His Designee, & Corp Sec to Execute & Deliver an Interlocal Agrmt btwn the City & St. Johns County, FL (SJC), as Auth by Sec 163.01, F.S., for the Purpose of Allocating the Collection & Payment of Sales & Ad Valorem Taxes Originating from Nocatee W Commercial Retail (City Development # 5389.45), A/K/A "Marketplace at Nocatee," a Proposed Grocery-Anchored Shopping Center to be Located on the Boundary btwn City & SJC, with Portions Thereof in Both City Council Dist 11 & SJC, & to Set Forth the Responsibilities of Police & Fire & Rescue in Responding to Calls Originating from Marketplace at Nocatee; Prov for Oversight by the Duval County Property Appraiser, the Duval County Tax Collector, JFRD & JSO (Wilson) (Introduced by CM Becton)  
 5/9/23 CO Introduced: NCSPHS, F  
 5/15/23 NCSPHS Read 2nd & Rerefer  
 5/16/23 F Read 2nd & Rerefer  
 5/23/23 CO PH Read 2nd & Rerefer  
 6/20/23 NCSPHS Amend/Approve 6-0  
 6/21/23 F Amend/Approve 6-0  
 Public Hearing Pursuant to Ch 166, F.S. & C.R. 3.601- 5/23/23

**AMEND/APPROVE**

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

**Excused:** 1 - Bowman

Phillip Peterson explained the amendment.

**AMENDMENT****Attach Revised Exhibit 1 (Interlocal Agreement) to:**

- 1) Clarify City will provide emergency services**
- 2) Clarify assessment of tangible personal property taxes for businesses that occupy portions of both the City and St. Johns County**
- 3) Specify documentation to be provided regarding sales tax**
- 4) Include Exhibit B (site map)**

- Authorizes an interlocal agreement between the City and St. Johns County (“County”) related to the Marketplace at Nocatee, a grocer-anchored commercial development which will be located on the county line**
- Pursuant to the interlocal agreement:**
  - The City will be responsible for providing primary 9-1-1 and first response services (police and fire)**
  - Ad valorem taxes for real property will be assessed by either the City or County based on the location of each property within the development**
  - Ad valorem taxes for tangible personal property will be calculated by applying the pro-rata percentage of square footage located in the City or St. Johns County to the listing of assets for each business**
  - Discretionary sales tax for the Grocer Storeroom Taxable Transactions will be based on the City’s rate and the City and County will enter into a separate agreement as to the allocation of those taxes**



6. [2023-0316](#) ORD-MC Amend Ch 111 (Special Revenue & Trust Accounts), Pt 9 (Neighborhood Development), Ord Code, to Create a New Sec 111.909 to Estab a Permanent Special Rev Fund for a Prog to be Entitled the “Restore Endangered Historic Adaptable Buildings Special Revenue Fund”; Prov for Creation of the Criteria & Selection of Grant Recipients by Planning & Dev; Prov for Oversight of the Financial Aspects of the Prog by the CAO or Their Designee; Prov a Carryover of Funds Into Subsequent FYs; Prov a Prog Start Date; Prov for Codification Instructions (Lopera) (Introduced by CM Carlucci) (Co-Sponsors CMs Boylan, DeFoor, Clark-Murray, Priestly Jackson, Pittman, Bowman, Freeman, Cumber, Gaffney, Jr., Newby & Morgan)  
 5/9/23 CO Introduced: NCSPHS, R, F, TEU  
 5/15/23 NCSPHS Read 2nd & Rerefer  
 5/15/23 R Read 2nd & Rerefer  
 5/16/23 F Read 2nd & Rerefer  
 5/16/23 TEU Read 2nd & Rerefer  
 5/23/23 CO PH Read 2nd & Rerefer  
 6/5/23 NCSPHS Substitute/Rerefer 6-0  
 6/5/23 R Substitute/Rerefer 6-1 (Diamond)  
 6/6/23 F Substitute/Rerefer 6-0  
 6/6/23 TEU Substitute/Rerefer 6-0  
 6/13/23 CO Sub/Rerefer 18-0  
 6/20/23 NCSPHS Approve 6-0  
 6/20/23 R Approve 6-0  
 6/21/23 F Approve 5-0-1 (Pittman)  
 6/21/23 TEU Reconsider/Approve 4-0-1 (Pittman)  
 Public Hearing Pursuant to Ch 166, F.S. & C.R. 3.601- 5/23/23 & 6/27/23

### APPROVE

**Aye:** 5 - White, Carlucci, Carrico, Morgan and Salem

**Excused:** 1 - Bowman

**Abstain:** 1 - Pittman

CM Pittman said she would be abstaining from the vote because a building owned by the Clara White Mission might be an applicant for these funds if the program is created. CM Carlucci said the creation of the fund would open up opportunities for saving historic buildings.

- Establishes the Restore Endangered Historic Adaptable Buildings (REHAB) Special Revenue Fund to foster the repair, rehabilitation, and restoration of non-residential income producing, mixed-use historic buildings, or historic buildings owned by not-for-profits
- Limits grant funding to \$100,000 based on guidelines modeled after the DIA’s Downtown Preservation and Revitalization Program paid out on a project completion basis when funds are available
- Projects must meet six specific criteria:
  - Located outside Downtown area
  - Building must be at least 50 years old
  - Building must be non-residential income producing, mixed-use, or owned by a not-for-profit
  - Building must be architecturally or historically significant
  - Building must be a local landmark, a contributing structure to a historic district, or declared a potential local landmark (final landmark status required prior to approval of grant)
  - Building must be declared critically endangered by Jacksonville Historic Preservation Commission (JHPC)
- The REHAB Program will be administered by the Historic Preservation Section of the Planning and Development Department and the City’s Chief Administrative Officer or designee
- Has an effective date of 10/1/23 or upon funding of the special revenue fund

7.      **[2023-0333](#)**      ORD Concerning the Riverside Ave Drainage Study; Amend the 23-27 5-Yr CIP Appvd by Ord 2022-505-E to Move the Riverside Ave Drainage Study from Beyond 5 Yrs to FY 25-26 (Staffopoulos) (Introduced by CM DeFoor)  
                                 5/23/23 CO Introduced: NCSPHS, F, TEU  
                                 6/5/23 NCSPHS Read 2nd & Rerefer  
                                 6/6/23 F Read 2nd & Rerefer  
                                 6/6/23 TEU Read 2nd & Rerefer  
                                 6/13/23 CO PH Read 2nd & Rerefer  
                                 6/20/23 NCSPHS Approve 6-0  
                                 6/21/23 F Approve 5-1 (Pittman)  
                                 6/21/23 TEU Approve 5-0  
                                 Public Hearing Pursuant to Ch 166, F.S. & C.R. 3.601- 6/13/23

**APPROVE**

**Aye:**           5 -   White, Carlucci, Carrico, Morgan and Salem  
**Nay:**           1 -   Pittman  
**Excused:**    1 -   Bowman

CM DeFoor discussed the need for completing this study to remedy a serious drainage problem so that City resources aren't unduly burdened in responses to emergency flooding. CM Carlucci spoke in favor of moving the study up and getting work underway to solve the problem. CM Pittman pointed out that areas in her district have the same flooding problems, noted that the Chief Resiliency Office is doing a countywide resiliency study, and asked for an update on its progress. Deputy CAO Charles Moreland said that the countywide study is underway and will determine priorities and what funding is needed. He said that the results of that study will inform the incoming administration about what needs to be done and where and how much.

CM Pittman asked if this proposed study is duplicating what the countywide resiliency study is doing and said that every district's needs have to be addressed equally because there are needs everywhere. Phillip Peterson said there is a Ribault Scenic Drive project in this year's CIP programmed in year one; CM Pittman said that does not address the needs in the Ken Knight Drive area. CM Morgan questioned how deeply the countywide resiliency study will delve into the persistent, known problems in various areas of the city and when it will be completed. CM Carrico said he has a number of questions that only the Chief Resiliency Officer can answer about the scope and depth of her study but understands CM DeFoor's desire to get this bill passed in her last weeks on the Council. CM Salem said there is a tremendous need to solve the flooding problem in front of St. Vincent's Medical Center on Riverside Avenue because of its public health impact. CM Carlucci offered to meet with any council members interested in talking about drainage problems in their area to seek potential solutions.

#### Scrivener's

**Pg. 1, line 22, strike "2028-2029" and insert "2027-2028"**

8. [2023-0334](#) ORD-MC Amend Sec 106.216 (Replacement of Fleet Vehicles), Pt I (General Provisions), Ch 106 (Budget & Accounting Code), Ord Code, to Exclude JSO from the Requirement that a Special Exception be Requested & Appvd for Auth to Purchase an SUV or Large Sedan; Prov for Codification Instructions (Young) (Req of Sheriff)  
 5/23/23 CO Introduced: R, F, TEU  
 6/5/23 R Read 2nd & Rerefer  
 6/6/23 F Read 2nd & Rerefer  
 6/6/23 TEU Read 2nd & Rerefer  
 6/13/23 CO PH Read 2nd & Rerefer  
 6/20/23 R Amend/Approve 6-0  
 6/21/23 F Amend/Approve 6-0  
 6/21/23 TEU Amend/Approve 5-0  
 Public Hearing Pursuant to Ch 166, F.S. & C.R. 3.601- 6/13/23

#### **AMEND/APPROVE**

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

**Excused:** 1 - Bowman

Phillip Peterson explained the amendment.

**RULES AMENDMENT**

1. Include JFRD as not being required to obtain a special exception for the purchase of SUVs or large sedans
2. Pg. 1, lines 6-7 and pg. 2, lines 4, 6 and 11: strike “Part I (General Provisions)” and insert “Part II (Budgets)”
3. Correct scrivener’s errors

• As amended, JSO and JFRD will no longer have to request a special exception from the Chief of Fleet Management and Director of Finance and Administration when purchasing SUVs or large sedans

9. [2023-0335](#) ORD Concerning a Continuation Grant; Approp \$12,170,201.42, Including \$11,865,266.00 in Annual State Housing Initiatives Partnership (SHIP) Prog Grant Funding from the FL Dept of Economic Opportunity, Through the FL Housing Finance Corp, & \$304,935.42 in Prog Income, to Serve Very Low, Low, & Moderate-Income Families; Apv Positions (B.T. 23-089) (R.C. 23-117) (Staffopoulos) (Req of Mayor) (Co-Sponsors CMs Clark-Murray & Boylan)  
5/23/23 CO Introduced: NCSPHS, F  
6/5/23 NCSPHS Read 2nd & Rerefer  
6/6/23 F Read 2nd & Rerefer  
6/13/23 CO PH Read 2nd & Rerefer  
6/20/23 NCSPHS Amend/Approve 6-0  
6/21/23 F Amend/Approve 4-0  
Public Hearing Pursuant to Ch 166, F.S. & CR 3.601 - 6/13/23

**AMEND/APPROVE**

**Aye:** 4 - White, Carlucci, Morgan and Salem

**Excused:** 3 - Bowman, Carrico and Pittman

Chiquita Moore of the Neighborhoods Department explained the annual package of housing programs and funding covered in bills 2023-335 through -339. Phillip Peterson explained the amendment.

**AMENDMENT**

**Correct appropriation year to fiscal year 2022-2023**

10. [2023-0336](#) ORD Concerning a Continuation Grant; Prov for Participation in the Community Development Block Grant (CDBG) Prog; Approp \$10,332,520.25 for Prog Costs, Including \$6,626,210.00 from the U.S. Dept of HUD, \$3,069,882.07 in Reprogrammed Grant Funds, & \$636,428.12 Transferred from Fund Bal Accumulated from Prog Income; Prov for Award, Auth, & Funding, & for the City to Execute Federal Prog Contracts for CDBG Prog Funds, as Applicable; Prov Auth for Reallocation of Grant Funds; Prov for Further Council Action if Revenue Differs; Prov for the Mayor & Corp Sec to Execute & Deliver Docs Relating to Award; Apv Positions & PT Hrs (B.T. 24-001) (R.C. 24-001) (Staffopoulos) (Req of Mayor) (Co-Sponsors CMs Clark-Murray & Boylan) 5/23/23 CO Introduced: NCSPHS, F  
6/5/23 NCSPHS Read 2nd & Rerefer  
6/6/23 F Read 2nd & Rerefer  
6/13/23 CO PH Read 2nd & Rerefer  
6/20/23 NCSPHS Amend/Approve 6-0  
6/21/23 F Amend/Approve 4-0  
Public Hearing Pursuant to Ch 166, F.S. & CR 3.601 - 6/13/23

**AMEND/APPROVE**

**Aye:** 4 - White, Carlucci, Morgan and Salem

**Excused:** 3 - Bowman, Carrico and Pittman

Phillip Peterson explained the amendment.

**AMENDMENT**

1. **Reduce appropriation amount to \$7,262,638.12 to remove appropriation of previously appropriated funds**
2. **Attach Revised Exhibit 1 (BT) to reflect reduced appropriation amount and correct appropriation accounts**
3. **Attach Revised Exhibit 2 (Schedule of Proposed Funding) to reflect reduced appropriation amount**
4. **Attach HUD award letter as new Exhibit**
5. **Remove reference to Transfer from Fund Balance**

11. [2023-0337](#) ORD Concerning a Continuation Grant; Approp \$4,413,011.84 in Annual Federal Home Investment Partnership (HOME) Grant Prog Funding, Including \$3,695,329.00 from the U.S. Dept of HUD & \$717,682.84 from Fund Bal Accumulated from Prog Income, to Prov Funding for a Wide Range of Activities to Assist Low & Very Low-Income Households, Including Rehab, New Construction, & Direct Assistance to Tenants & Homebuyers; Prov Auth for Reallocation of Grant Funds; Apv Positions (B.T. 24-002) (R.C. 24-002) (Staffopoulos) (Req of Mayor) (Co-Sponsors CMs Clark-Murray & Boylan) 5/23/23 CO Introduced: NCSPHS, F  
6/5/23 NCSPHS Read 2nd & Rerefer  
6/6/23 F Read 2nd & Rerefer  
6/13/23 CO PH Read 2nd & Rerefer  
6/20/23 NCSPHS Amend/Approve 5-0  
6/21/23 F Amend/Approve 4-0  
Public Hearing Pursuant to Ch 166, F.S. & CR 3.601 - 6/13/23

**AMEND/APPROVE**

**Aye:** 4 - White, Carlucci, Morgan and Salem

**Excused:** 3 - Bowman, Carrico and Pittman

Phillip Peterson explained the amendment.

**AMENDMENT**

1. Attach HUD award letter as new Exhibit
2. Attach Revised Exhibit 2 (Schedule of Proposed Funding) to correct percentage of funding and correct scrivener's
3. Remove reference to Transfer from Fund Balance

12. [2023-0338](#) ORD Concerning a Continuation Grant; Approp \$3,028,862.00 in Annual Housing Opportunities for Persons with AIDS (HOPWA) Prog Grant Funding from the U.S. Dept of HUD to Prov Housing Assistance & Related Supportive Svcs to Eligible Low-Income Persons Living w/ HIV/AIDS & Their Families Within Duval County; Prov Auth for Reallocation of Grant Funds; Apv a Prog Manager Position (B.T. 24-003) (R.C. 24-003) (Staffopoulos) (Req of Mayor) (Co-Sponsors CMs Clark-Murray & Boylan) 5/23/23 CO Introduced: NCSPHS, F  
6/5/23 NCSPHS Read 2nd & Rerefer  
6/6/23 F Read 2nd & Rerefer  
6/13/23 CO PH Read 2nd & Rerefer  
6/20/23 NCSPHS Amend/Approve 5-0  
6/21/23 F Amend/Approve 4-0  
Public Hearing Pursuant to Ch 166, F.S. & CR 3.601 - 6/13/23

**AMEND/APPROVE**

**Aye:** 4 - White, Carlucci, Morgan and Salem

**Excused:** 3 - Bowman, Carrico and Pittman

Phillip Peterson explained the amendment.

**AMENDMENT**

**Attach HUD award letter as new Exhibit**

13. [2023-0339](#) ORD Concerning a Continuation Grant; Approp \$572,658.00 in Annual Emergency Solutions Grant (ESG) Funding from the U. S. Department of HUD to Fund Various Svcs & Activities Aimed at Addressing Homelessness & that Meet the Goals & Objectives of the ESG Prog; Prov Auth for Reallocation of Grant Funds (B.T. 24-004) (Staffopoulos) (Req of Mayor)(Co-Sponsors CMS Clark-Murray & Boylan)  
5/23/23 CO Introduced: NCSPHS, F  
6/5/23 NCSPHS Read 2nd & Rerefer  
6/6/23 F Read 2nd & Rerefer  
6/13/23 CO PH Read 2nd & Rerefer  
6/20/23 NCSPHS Amend/Approve 5-0  
6/21/23 F Amend/Approve 4-0  
Public Hearing Pursuant to Ch 166, F.S. & CR 3.601 - 6/13/23

**AMEND/APPROVE**

**Aye:** 4 - White, Carlucci, Morgan and Salem

**Excused:** 3 - Bowman, Carrico and Pittman

Phillip Peterson explained the amendment.

**AMENDMENT**

**Attach HUD award letter as new Exhibit**

14. [2023-0340](#) ORD Approp \$87,575.00 in Air Pollution Tag Fee Fund Bal to Replace Aging Ambient Air Monitoring Analyzers (B.T. 23-094) (Staffopoulos) (Req of Mayor)  
5/23/23 CO Introduced: F, TEU  
6/6/23 F Read 2nd & Rerefer  
6/6/23 TEU Read 2nd & Rerefer  
6/13/23 CO PH Read 2nd & Rerefer  
6/21/23 F Amend/Approve 6-0  
6/21/23 TEU Amend/Approve 5-0  
Public Hearing Pursuant to Ch 166, F.S. & CR 3.601 - 6/13/23

**AMEND/APPROVE**

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

**Excused:** 1 - Bowman

Phillip Peterson explained the amendment.

**AMENDMENT**

**Reflect that the funds will be used to purchase 4 ambient air monitoring devices**

- 15.     [2023-0341](#)     ORD Approp \$281,321.00, Including \$267,924.76 in Grant Funding Awarded by the U.S. DHS & FEMA Through the FY 2021 Fire Prevention & Safety Grant Prog & a \$13,396.24 City Match, to Purchase a Fire Safety House Interactive Learning Center Trailer & a Fire Dog Public Education Costume; Prov for Oversight by JFRD, Emergency Preparedness Div (B.T. 23-088) (Staffopoulos) (Req of Mayor)(Co-Sponsor CM Clark-Murray)  
5/23/23 CO Introduced: F, TEU  
6/6/23 F Read 2nd & Rerefer  
6/6/23 TEU Read 2nd & Rerefer  
6/13/23 CO PH Read 2nd & Rerefer  
6/21/23 F Approve 6-0  
6/21/23 TEU Approve 5-0  
Public Hearing Pursuant to Ch 166, F.S. & CR 3.601 - 6/13/23

**APPROVE**

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

**Excused:**     1 -     Bowman



16. [2023-0342](#) ORD Approp \$8,100.00 from the Special Council Contingency Reserve Contingency Acct to the Parks, Rec & Community Svcs Dept Aquatics Activity to Prov a Donation to the Shawn D. Delifus Foundation, Inc., to Sponsor an Add'l 150 Applicants Currently on the Waitlist to Attend the Foundation's 2023 Swim Prog; Auth the Mayor & the Corp Sec to Execute a Funding Agrmt btwn the City & the Foundation to Effectuate this Legislation; Apv & Auth the Mayor, or His Designee, & the Corp Sec to Execute & Deliver on Behalf of the City, a City Funding Agrmt btwn the City & the Shawn D. Delifus Foundation, Inc.; Invoking the Exemption in Sec 126.107(g) (Exemptions), Pt 1 (General Regulations), Ch 126 (Procurement Code), Ord Code; Waiving Sec 118.107 (Nonprofits to Receive Funding Through a Competitive Evaluated Award Process), Ord Code, to Allow a Direct Contract with the Foundation; Waiving Sec 110.112 (Advance of City Funds; Prohibition Against), Pt 1 (the City Treasury), Ch 110 (City Treasury), Ord Code, to Allow for Advance Payment by the City; Prov for Oversight by Parks, Rec & Community Svcs (Staffopoulos) (Introduced by CMs Freeman & Priestly Jackson)(Co-Sponsors CMs Clark-Murray, Gaffney, Jr., DeFoor, Morgan, Carlucci, Salem, Boylan, Pittman, Newby, Cumber, Ferraro, Carrico & White)  
 5/23/23 CO Introduced: NCSPHS, R, F  
 6/5/23 NCSPHS Read 2nd & Rerefer  
 6/5/23 R Read 2nd & Rerefer  
 6/6/23 F Read 2nd & Rerefer  
 6/13/23 CO PH Read 2nd & Rerefer  
 6/20/23 NCSPHS Approve 7-0  
 6/20/23 R Approve 7-0  
 6/21/23 F Approve 7-0  
 Public Hearing Pursuant to Ch 166, F.S. & CR 3.601 - 6/13/23

**APPROVE**

**Aye:** 7 - White, Carlucci, Carrico, Morgan, Pittman, Salem and Freeman

**Excused:** 1 - Bowman

Council President Freeman explained his rationale for this appropriation to ensure that the largest number of children can be taught to swim to avoid tragic accidents. CM Pittman noted the importance of the ability to swim to help prevent drownings in retention ponds. CM Carrico asked to be added as a co-sponsor. Joyce Delifus of the Shawn D. Delifus Foundation said there will be a television program on the work of the foundation next week on Channel 4. CM Gaffney said he is a participant in the program and learning to swim following a near-accident in the water recently. CMs White, Pittman and Carlucci asked to be added as co-sponsors. CM Morgan said that learning to swim is the key to young people becoming qualified to be lifeguards, which the City desperately needs in order to open all of its swimming pools in the summer.

## Scrivener's

Strike duplicate language on pg. 1, lines 13-16

- Waives Code Sec. 118.107 (Nonprofits to receive funding through a competitive evaluated award process) to allow for a direct contract with the Shawn D. Delifus Foundation
- Waives Code Sec. 110.112 (Advance of City funds; prohibition against) to allow for an advanced payment upon execution of the Funding Agreement

17. [2023-0343](#) ORD Approp \$75,000.00 from the Motor Pool - Vehicle Replacement Fund, Duval County Health Dept - State Acct to the Mobile Equipment Acct to Purchase the Agape Health Mobile Unit to Allow the FDOH, Duval County, to Increase HIV/AIDS Patient Care in Underserved Communities in Jax; Prov for Carryover of Funds; Prov for Reverter of Funds (B.T. 23-087) (Staffopoulos) (Req of Mayor)  
 5/23/23 CO Introduced: NCSPHS, F  
 6/5/23 NCSPHS Read 2nd & Rerefer  
 6/6/23 F Read 2nd & Rerefer  
 6/13/23 CO PH Read 2nd & Rerefer  
 6/20/23 NCSPHS Amend/Approve 5-0  
 6/21/23 F Amend/Approve 4-0  
 Public Hearing Pursuant to Ch 166, F.S. & CR 3.601 - 6/13/23

**AMEND/APPROVE**

**Aye:** 4 - White, Carlucci, Morgan and Salem

**Excused:** 3 - Bowman, Carrico and Pittman

Phillip Peterson explained the amendment.

**AMENDMENT**

1. Clarify within purpose of appropriation that funds were received from the Department of Health – Duval
2. Clarify within reverter language that unspent funds will be returned to the Department of Health – Duval

- Appropriates a \$75,000 contribution from the Department of Health-Duval which will be used to purchase a mobile health unit (2011 Blue Bird) from Agape to be used by the Department of Health-Duval
- The Department of Health-Duval will be responsible for maintenance and fuel costs of the mobile health unit
- The City will be responsible for insurance for the mobile health unit

18. [2023-0344](#) ORD Apv, & Auth the Mayor, or His Designee, & the Corp Sec to Execute & Deliver that Certain Lease btwn the U.S. Navy & the City for the City's Lease of Certain Real Property & Improvements Located at 3600 Florida A1A, Jax, FL 32233, C/K/A "Helen Cooper Floyd Park", for the Operation & Maintenance of a Park for the Benefit of the Public, for a 25 Yr Term Commencing on the Effective Date of the Lease Through 2048, at a Rental Rate of \$100.00 Per Yr, with the Option to Pay a 1-Time, Lump Sum Rental Amt of \$2,500.00 for the Entirety of the Lease Term; Prov for Oversight by Parks, Rec & Community Svcs (Staffopoulos) (Req of Mayor)  
5/23/23 CO Introduced: NCSPHS, F  
6/5/23 NCSPHS Read 2nd & Rerefer  
6/6/23 F Read 2nd & Rerefer  
6/13/23 CO PH Read 2nd & Rerefer  
6/20/23 NCSPHS Approve 5-0  
6/21/23 F Approve 6-0  
Public Hearing Pursuant to Ch 166, F.S. & CR 3.601 - 6/13/23

**APPROVE**

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

**Excused:** 1 - Bowman

19. [2023-0345](#) ORD Auth the Mayor, or His Designee, to Execute an Amendment 1 to 2nd Amend & Restated Redevelopment Agrmt by & Among the City, DIA, & Axis Hotels LLC to Extend the Building Improvements Completion Date from 6/30/23 to 9/30/23; Auth Tech Changes to Amendment 1; Prov a Deadline for Developer to Execute the Agrmt (Dillard) (Req of the DIA)  
5/23/23 CO Introduced: NCSPHS, F  
6/5/23 NCSPHS Read 2nd & Rerefer  
6/6/23 F Read 2nd & Rerefer  
6/13/23 CO PH Read 2nd & Rerefer  
Public Hearing Pursuant to Ch 166, F.S. & CR 3.601 - 6/13/23

**DEFER**

20. [2023-0346](#) ORD-MC re the Council Auditor's Office; Amend Sec 13.102 (Reserved), Ch 13 (Council Auditor's Office), Ord Code, to Allow Direct Contracts with Not-For-Profit Local Govt Auditor Trade Assoc or Orgs for Peer Review Purposes; Prov for Oversight by the Council Auditor's Office; Prov for Codification Instructions (Hodges) (Introduced by CM Bowman)  
 5/23/23 CO Introduced: R, F  
 6/5/23 R Read 2nd & Rerefer  
 6/6/23 F Read 2nd & Rerefer  
 6/13/23 CO PH Read 2nd & Rerefer  
 6/20/23 R Approve 6-0  
 6/21/23 F Approve 6-0  
 Public Hearing Pursuant to Ch 166, F.S. & CR 3.601 - 6/13/23

**APPROVE**

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

**Excused:** 1 - Bowman

21. [2023-0348](#) ORD Approp \$50,634,346.53, Including \$50,000,000.00 from the Parks & Rec Capital Projs - Special Committee on Parks & Quality of Life DM - Other Construction Costs Acct for Various Parks & Parks Facilities Projs Appvd by the Special Comm on Parks & Quality of Life, & \$634,346.53 from Various Council Dist 3 Discretionary Bond Accts for the Parks Quality of Life - Patton Park Proj; Amend the 23-27 5-Yr CIP Appvd by Ord 2022-505-E to Prov Funding for the Projs Identified Herein; Prov for a Limited Waiver of Sec 122.605, Ord Code, as to Funds Designated for Countywide Playground Replacements; Requiring Compliance with Sec 106.315, Ord Code, for Dist Council Expenditures; Prov for Oversight by Parks, Rec & Community Svcs (Staffopoulos) (Introduced by the Special Comm on Parks & Quality of Life (CMs White, Carrico, DeFoor, Morgan, Pittman & Salem)) (Co-Sponsors CMs Clark-Murray, Priestly Jackson, Newby, Boylan & Becton)  
 5/23/23 CO Introduced: NCSPHS, R, F  
 6/5/23 NCSPHS Read 2nd & Rerefer  
 6/5/23 R Read 2nd & Rerefer  
 6/6/23 F Read 2nd & Rerefer  
 6/13/23 CO PH Read 2nd & Rerefer  
 6/20/23 NCSPHS Amend/Approve 6-0  
 6/20/23 R Amend/Approve 6-0  
 6/21/23 F Amend/Approve 6-0  
 Public Hearing Pursuant to Ch 166, F.S. & CR 3.601 - 6/13/23

**AMEND/APPROVE**

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

**Excused:** 1 - Bowman

Phillip Peterson explained the amendment.

#### AMENDMENT

1. Attach Revised Exhibits 1 (BT) and 3 (CIP) to correct project numbers
2. Attach Revised Exhibit 2 (Project Listing) to correct reference for Atlantic Beach Community Center (\$500,000) and correct scrivener's

- Appropriates \$50,000,000 in debt previously authorized in the FY 2022/23 CIP for various Parks, Recreation and Community Services projects
- Appropriates \$634,346.53 from Council District 3 discretionary funds for improvements at Patton Park
- Funding includes the following:
  - \$38,584,346.53 for specifically identified projects
  - \$7,650,000 for playground replacement projects
  - \$3,000,000 for ADA walkway, trails and boardwalk improvements projects
  - \$1,400,000 (\$100,000 each) allocated to Council Districts for park projects and improvements for use as determined by the District Council Member
- Provides for limited waiver of Section 122.605 for projects valued between \$100,000 and \$500,000 related to the \$7,650,000 in playground replacement projects and \$3,000,000 in ADA walkway, trails and boardwalk improvement projects, to allow the Administration to proceed without the need for additional City Council approval

22.     [2023-0349](#)     ORD-MC Creating a New Pt 6 (Affordable Housing Property Tax Exemption), Ch 780 (Property Tax), Ord Code, to Implement the Affordable Housing Property Tax Exemption Auth by Sec 196.1979, F.S.; Directing the Chief of Legislative Svcs to Forward a Copy of the Ord Upon Enactment to the Duval County Property Appraiser; Prov for Severability; Prov for Codification Instructions (Staffopoulos) (Introduced by CM Morgan) (Co-Sponsor CM Priestly Jackson)
- 5/23/23 CO Introduced: NCSPHS, R, F  
 6/5/23 NCSPHS Read 2nd & Rerefer  
 6/5/23 R Read 2nd & Rerefer  
 6/6/23 F Read 2nd & Rerefer  
 6/13/23 CO PH Read 2nd & Rerefer  
 6/20/23 NCSPHS Reconsider/Amend/Approve 6-0  
 6/20/23 R Amend/Approve 6-0  
 6/21/23 F Amend/Approve 6-0  
 Public Hearing Pursuant to Ch 166, F.S. & CR 3.601 - 6/13/23

#### AMEND/APPROVE

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

**Excused:**     1 -   Bowman

Phillip Peterson explained the amendment. CM Morgan said she introduced the bill to exercise authority just granted by the state legislature to provide another option for a tax exemption to help stimulate affordable housing.

#### **AMENDMENT**

- 1. Clarify exemption first applies to the 2024 tax roll**
  - 2. Clarify annual report contents**
  - 3. Add requirements that a copy of the enacted ordinance be provided to the Neighborhoods Department in addition to the Property Appraiser and clarify copies to be provided within 10 days of enactment**
  - 4. Correct scrivener's error**
- 
- **Creates a new Part 6 of Ordinance Code Chapter 780 (Property Tax) to establish a new property tax exemption for eligible affordable housing developments as authorized under Section 196.1979, Florida Statutes**
  - **Developments must meet certain eligibility criteria, including:**
    - **Household income of residents is either a) greater than 30% but not more than 60% of median annual adjusted gross income for Duval County or b) does not exceed 30% of the median annual adjusted gross income for Duval County**
    - **Contains at least 50 residential units with at least 20% of those units used for affordable housing**
    - **Rental rates are limited to the lesser of a) the most recent multifamily rental programs income and rent limits established by the Florida Housing Finance Corporation or b) a rental market study meeting the requirements established in the Code**
    - **Less than 3 code violations in the 24 months preceding application, and no outstanding code violations or unpaid fines or charges related to code violations at the time of application**
  - **The exemption amount will be equal to either 75% or 100% of the assessed value, depending on the percentage of units used for affordable housing within a development**
  - **The Neighborhoods Department will be responsible for developing, receiving, and reviewing applications for the exemption**
  - **The exemption period will begin with the 2024 tax roll and will expire December 31, 2026 unless extended by Council prior to that date. Extensions are effective for a three-year time period.**
  - **The listing of properties eligible for this exemption will be finalized by March 1, 2024 and the financial impact on ad valorem revenue for FY 24/25 is undetermined at this time**
-

- 23. [2023-0350](#) ORD-MC Repealing Ch 84 (Opioid Abuse Mitigation), Ord Code, in Its Entirety; Creating a New Ch 84 (Opioid Settlement Proceeds Grants), Ord Code, to Create the Opioid & Substance Use Disorder Grants Committee & to Estab a Process for Application & Award of Opioid Settlement Proceeds Grants; Prov for Severability; Prov for Codification Instructions (Staffopoulos) (Introduced by CM Salem)  
 5/23/23 CO Introduced: NCSPHS, R, F  
 6/5/23 NCSPHS Read 2nd & Rerefer  
 6/5/23 R Read 2nd & Rerefer  
 6/6/23 F Read 2nd & Rerefer  
 6/13/23 CO PH Read 2nd & Rerefer  
 6/20/23 NCSPHS Amend/Approve 6-0  
 6/20/23 R Amend/Approve 6-0  
 6/21/23 F Amend/Approve 5-0-1 (Carrico)  
 Public Hearing Pursuant to Ch 166, F.S. & CR 3.601 - 6/13/23

**AMEND/APPROVE**

- Aye:** 5 - White, Carlucci, Morgan, Pittman and Salem
- Excused:** 1 - Bowman
- Abstain:** 1 - Carrico

Phillip Peterson explained the amendment. CM Salem asked Fire Chief Keith Powers to introduce the team that will be administering the allocation of the settlement funds. CM Carrico said that he would be abstaining from the vote as his employer, the Boys and Girls Club, provides opioid services and therefore may be a recipient of these funds in the future.

**AMENDMENT**

- 1. Pg. 8, lines 16-17: strike “Neighborhoods, Community Services, Public Health and Safety Committee” and insert “committee of reference charged with public health and safety matters”**
- 2. Pg. 25, line 26: strike “subsections (4) and (5)” and insert “Sections 84.309(c)(4) and (5)”**

- Repeals Ordinance Code Chapter 84 (Opioid Abuse Mitigation) and creates a new Chapter 84 (Opioid Settlement Proceeds Grants)**
- Establishes the Opioid and Substance Use Disorder (OSUD) Grants Committee**
- Establishes the process for budgeting, awarding, and administering Opioid Settlement Proceeds Grants**
- Grants may be awarded through an RFP process pursuant to Chapter 126, or through the application and scoring process established in Chapter 84**
- City Council will review the recommendations of the OSUD Grants Committee and establish the percentage of funding allocation for each Opioid Settlement Proceeds funded category annually**
  - For FY 23/24, the allocation of funding will be as follows: Prevention (34%), Treatment (33%), and Recovery Support (33%)**
- The annual amount allocated for grants will be equal to a minimum of 40% of Opioid Settlement Proceeds deposited in the immediately preceding calendar year**
  - For FY 23/24, the amount allocated for grants will be equal to a minimum of 40% of Opioid Settlement Proceeds deposited as of July 1, 2023**



24. [2023-0351](#) ORD Apv & Auth the Mayor, or His Desig, & Corp Sec to Execute & Deliver, For & On Behalf of the City, That Certain Agrmt for Sale & Purchase (PSA) btwn the City & the Harbour Waterway Special District, & to Execute All Deeds & Closing Docs Relating Thereto, & Auth Any Technical Changes to the PSA Docs Relating Thereto, & Otherwise Take All Necessary Action to Effectuate the Purpose of the PSA, For the Conveyance to Harbour of Property in Dist 2 & At-Large Group 2, Comprised of 77.7± Acres of Real Property on an Island/Peninsula Used for Dredge Spoil & Known as Reed Island in the St. Johns River South of Blount Island Less Than 4 Miles West of the Intracoastal Waterway in Exchange for Harbour's Agrmt to Manage & Improve & Expand the Public Park Located on the Property; Prov For Waiver of Sec 122.424 (a) (1) (Disposition By Direct Sale, Adjoining Owners), Ord Code, as to the Notice Requirements; Prov for City Oversight by Parks, Recreation & Community Svcs; Amend Ord 2010-725-E, as Amended by Ords 2015-233-E & 2020-267-E (Wilson) (Req of Mayor)  
 5/23/23 CO Introduced: NCSPHS, R, F  
 6/5/23 NCSPHS Read 2nd & Rerefer  
 6/5/23 R Read 2nd & Rerefer  
 6/6/23 F Read 2nd & Rerefer  
 6/13/23 CO PH Read 2nd & Rerefer  
 6/20/23 NCSPHS Amend/Approve 6-0  
 6/20/23 R Amend/Approve 5-0-1 (Ferraro)  
 6/21/23 F Amend/Approve 6-0  
 Public Hearing Pursuant to Chapt 166, F.S. & C.R. 3.601- 6/13/23

**AMEND/APPROVE**

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

**Excused:** 1 - Bowman

Phillip Peterson explained the amendment.

**NCSPHS AMENDMENT**

- 1. Remove waiver of Code Sec. 122.424(a)(1) (Disposition by direct sale, Adjoining owners) which is not needed to convey the property as proposed**
- 2. Add waiver of Code Sec. 122.422 (Determination of need; declaration that property is surplus to the needs of the public) to allow for the conveyance of City property without following the process to declare the property surplus**
- 3. Add waiver of Code Sec. 122.421(b) (General provisions; delegations of authority; Preservation of parklands) to authorize the sale of City park lands without replacing the land with new park facilities**
- 4. Attach a revised Exhibit 1 (Agreement for Sale and Purchase) to make technical corrections based on OGC review**
- 5. Reallocate unused City match funding from the Reed Island construction phase FIND Grant project to 1) cover a shortfall in the Reed Island design phase project (\$39,681.59) and 2) appropriate funding for the Joe Carlucci Boat Ramp Fishing Pier project (\$335,318.41) and attach a BT and CIP sheets to reflect the same**

- Authorizes the sale of two City parcels located on Reed Island totaling approximately 77.7 acres for \$1 to Harbour Waterway Dependent Special District (“Harbour”) for use as a publicly accessible park, with the exception of approximately 3 acres of the conveyed property which will be used by Harbour for future residential development**
- Harbour will construct park improvements including a canal and bulkhead, accessible floating dock, and 2 picnic pavilions, maintain nature trails, and install fencing adjacent to current dredge spoil site to deter access from park visitors**
- If Harbour fails to construct the improvements within 3 years, the City may exercise a right of reentry such that Harbour will convey the park property back to the City along with proceeds obtained from the sale of the residential parcels**
- Amends Harbour’s Charter to include maintenance and operation of public park property conveyed to the District by the City for operation as a park**

25. [2023-0355](#) RESO Encouraging & Req the DIA to Explore Opportunities to Competitively Procure Svcs for Operation of the Courthouse Garage, Arena Garage & Sports Complex Garage, or to Partner with the JTA to Prov these Svcs &, If an Alternative in the Best Interest of the City is Identified, to Terminate for Convenience the Parking Mgmt Svcs Agrmt btwn the DIA & Reef Platform U.S. Operations, LLC (Successor to LPS of America, Inc.) (Staffopoulos) (Introduced by CM Freeman) (Co-Sponsor CM Boylan)  
 5/23/23 CO Introduced: R, F, TEU  
 6/5/23 R Read 2nd & Rerefer  
 6/6/23 F Read 2nd & Rerefer  
 6/6/23 TEU Read 2nd & Rerefer  
 6/13/23 CO Read 2nd & Rerefer  
 6/20/23 R Approve 7-0  
 6/21/23 F Approve 7-0  
 6/21/23 TEU Approve 5-0

**APPROVE**

**Aye:** 7 - White, Carlucci, Carrico, Morgan, Pittman, Salem and Freeman

**Excused:** 1 - Bowman

Council President Freeman said he has had numerous meetings with the administration and the DIA about parking issues and he believes this bill represents a step toward trying to get the best value for the taxpayers by competitively bidding the garage management contract. In response to a question from CM Salem, DIA CEO Lori Boyer said the current management contract has been reviewed by the City's parking consultant and the decision has been made to keep that operator in place until the contract expires in 2025. The DIA will be crafting an RFP to be issued at that time, so she does not object to this resolution. That RFP will be done in coordination with numerous parties such as ASM Global which operates the Sports Complex and the developers of The Doro apartments who would like to utilize some spaces in one of the Sports Complex garages. President Freeman said the JTA is the City's transportation provider and he would like to see them involved in the process, potentially taking over parking garage management from the DIA.

- **For the 12-months ended April 2023 of operating the MPS Garages, DIA has experienced an annual surplus of \$1,140,948 prior to debt payments**
- **The DIA was assigned the contract with the current parking management services company, which began in November 2020, as a result of the mediated settlement agreement approved by City Council in Ordinance 2022-138-E**
- **The current parking management services agreement for the MPS Garages expires December 31, 2025, contains a termination for convenience clause exercisable by either party with ninety days written notice, and has no extensions available**
- **JTA currently contracts out operations of its Kings Avenue Parking Garage**

26. [2023-0356](#) ORD Approp \$22,319.00 from General Fund Operating Special Council Reserve Contingency for the Operation Boost! Workforce Training Prog; Apv, & Auth the Mayor, or His/Her Designee, & the Corp Sec to Execute & Deliver an Agrmt btwn the City & Workforce Industrial Training, LLC; Invoking the Exemption in Sec 126.107 (g) (Exemptions), Pt 1 (General Regulations) Ch 126 (Procurement Code), Ord Code, to Allow for a Direct Contract with Workforce Industrial Training, LLC, to Prov Svcs for the Prog; Waiving Sec 110.112 (Advance of City Funds; Prohibition Against), Pt 1 (the City Treasury), Ch 110 (City Treasury), Ord Code, to Allow for a Partial Advance Payment by the City; Prov for Oversight by the Grants & Contract Compliance Div (Staffopoulos) (Introduced by CMs Freeman & Newby)  
5/23/23 CO Introduced: NCSPHS, R, F  
6/5/23 NCSPHS Read 2nd & Rerefer  
6/5/23 R Read 2nd & Rerefer  
6/6/23 F Read 2nd & Rerefer  
6/13/23 CO PH Read 2nd & Rerefer  
6/20/23 NCSPHS Amend/Approve 6-0  
6/20/23 R Amend/Approve 7-0  
6/21/23 F Amend/Approve 6-0-1 (Pittman)  
Public Hearing Pursuant to Ch 166, F.S. & CR 3.601 - 6/13/23

#### AMEND/APPROVE

- Aye:** 6 - White, Carlucci, Carrico, Morgan, Salem and Freeman  
**Absent:** 1 - Bowman  
**Abstain:** 1 - Pittman

Phillip Peterson explained the amendment. CM Pittman noted that she has a partnership with the operator of Operation Boost! and would be abstaining from the vote in an abundance of caution regarding a potential conflict of interest. Mary Staffopoulos said she would research the issue with Ms. Pittman to determine if there is a need for her to abstain from the vote next Tuesday.

#### AMENDMENT

1. Pg. 2, line 20: strike “still” and insert “skill”
2. Attach revised Exhibit 1 to correct pg. 1 of BT
3. Place revised Services Contract on file to revise compensation to \$1,115.95 per student and correct footing error in program budget

- Waives Code Sec. 110.112 (Advance of City funds; prohibition against) to allow for an advance payment of up to 25% of the contract amount upon execution of the Funding Agreement

27. [2023-0370](#) ORD Approp \$473,303.25, Including \$428,226.75 in Grant Funding from FEMA, Through the State of FL Div of Emerg Mgmt, Under the FEMA Hazard Mitigation Grant Prog, & \$45,076.50 from General Fund Operating Contingency for the Required 10% City Match, to be Used for Various Design Phase Activities Associated with Construction of a New Hurricane Safe Room for 1st Responders; Amend the 23-27 5-Yr CIP Appvd by Ord 2022-505-E to Reflect this Approp of Funds to the Proj; Prov for City Oversight by the JFRD, Emerg Preparedness Div (B.T. 23-096) (Staffopoulos) (Req of Mayor)  
6/13/23 CO Introduced: NCSPHS, F, TEU  
6/20/23 NCSPHS Read 2nd & Rerefer  
6/21/23 F Read 2nd & Rerefer  
6/21/23 TEU Read 2nd & Rerefer  
Public Hearing Pursuant to Ch 166, F.S. & CR 3.601 - 6/27/23

**READ 2ND & REREFER**

28. [2023-0371](#) ORD-MC re the City Council's Strategic Plan; Amend Ord 2023-149-E Setting Forth the City Council's 1, 3 & 5 Yr Strategic Plan by Revising the Yr-1 Goals for the 2023-2024 FY to Remove the Funding Request of \$250,000 to the Beaver St Enterprise Center in Order to Submit an Alternative Funding Request of \$250,000 to the City's Public Works Dept for Installation of Sidewalks, Traffic Calming Devices & Other Roadway Safety Improvements in Council Dist 7; Req 1 Cycle Emergency Passage (Staffopoulos) (Introduced by CM Gaffney, Jr.) (Co-Sponsor CM Boylan)  
6/13/23 CO Introduced: NCSPHS, R, F  
6/20/23 NCSPHS Emergency/Approve 6-0  
6/20/23 R Emergency/Approve 6-0  
6/21/23 F Emergency/Approve 6-0  
Public Hearing Pursuant to Ch 166, F.S. & CR 3.601 - 6/27/23

**EMERGENCY/APPROVE**

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

**Excused:** 1 - Bowman

Phillip Peterson explained the request for the emergency. CM Gaffney explained that he has received numerous requests from constituents since he was elected for funding for sidewalks, traffic calming and the like and thinks that is a better use of the funds. CM Carrico said the Council strategic plan was intended to be for countywide projects, not district-specific, and hopes that the Council will take that perspective in the future with its strategic plan priorities. CM Morgan said there have been previous instances of council members shifting funding from one specific project to another and said that it could have the appearance of being targeted at a particular entity. She said a better option would be to find an alternative funding source so that both priorities could be addressed. CM Salem said he will be in communication with the incoming Deegan administration about the Council's strategic plan priorities. CM Pittman asked if any of the funds have already been encumbered on behalf of the Beaver Street Enterprise Center; CM Gaffney Jr. said nothing has been encumbered yet and he will be meeting with them to explore other options for support of that program. In response to a question from CM Carlucci, Kim Taylor said that there is another district-specific allocation in the strategic plan list for CM Clark-Murray's drainage outfall study. Mr. Carlucci said that there is a rationale for assisting these district-specific projects as a means of helping to achieve equity among all districts.

**A one cycle emergency has been requested in order to submit the revised funding request to the Administration as quickly as possible for inclusion in the FY 23/24 budget.**

29.     [2023-0372](#)     ORD Approp \$418,750.00 from the FL Dept of Environmental Protection (FDEP) for the Duval County 2022 Hurricane Ian & Nicole Recovery Proj; Prov for Oversight by the Dept of Public Works, Engineering & Construction Mgmt Div (B.T. 23-095) (Staffopoulos) (Req of Mayor)  
6/13/23 CO Introduced: NCSPHS, F, TEU  
6/20/23 NCSPHS Read 2nd & Rerefer  
6/21/23 F Read 2nd & Rerefer  
6/21/23 TEU Read 2nd & Rerefer  
Public Hearing Pursuant to Ch 166, F.S. & CR 3.601 - 6/27/23

**READ 2ND & REREFER**

30. [2023-0373](#) ORD Approp \$2,200,000 from the Marine Fire Station # 68 (New) - DM Other Construction Costs Acct to the Marine Fire Station # 68 (New) - DM Land Acct to be Used for the Acquisition by the City of a 3.27± Acre Parcel Located at 10562 Scott Mill Rd, Jax, FL (R.E. # 158834-0000), to be Used for the New Marine Fire Station # 68; Apv & Auth the Mayor, or His Designee, & the Corp Sec to Execute & Deliver that Certain Real Estate Purchase Agrmt btwn the City & Phillip & Suzanne Noe, & All Closing & Other Docs Relating Thereto, to & Otherwise Take All Necessary Action to Effectuate the Purposes of the Agrmt to Purchase the Subj Propty at the Negotiated Purchase Price of \$2,100,000; Amend the 23-27 5-Yr CIP Appvd by Ord 2022-505-E to Reflect This Transfer of Funds for the Purchase of Land for the New Marine Fire Station # 68; Prov for Oversight of Acquisition of the Propty by the Real Estate Div of the Dept of Public Works, & Oversight Thereafter by JFRD (B.T. 23-098) (Dist 6-Boylan) (Staffopoulos) (Req of Mayor)  
6/13/23 CO Introduced: NCSPHS, F, TEU  
6/20/23 NCSPHS Read 2nd & Rerefer  
6/21/23 F Read 2nd & Rerefer  
6/21/23 TEU Read 2nd & Rerefer  
Public Hearing Pursuant to Ch 166, F.S. & CR 3.601 - 6/27/23

**READ 2ND & REREFER**

31. [2023-0376](#) ORD Apv, & Auth the Mayor, or His Designee, & the Corp Sec to Execute & Deliver that Certain Real Estate Purchase Agrmt btwn the City & Circle of Faith Ministries, Inc. & All Closing Docs Relating Thereto, & to Otherwise Take All Necessary Action to Effectuate the Purposes of the Agrmt, for Acquisition by the City at the Negotiated Purchase Price of \$384,000, of 2 Parcels Totaling 0.83± Acres (R.E. # 141476-0000 & 141476-0010) Adjacent to the Norman Studios Complex; Prov for Oversight of Acquisition of the Propty by the Real Estate Div of the Dept of Public Works, & Oversight Thereafter by Parks, Rec, & Community Svcs (Dist. 1-Morgan) (Staffopoulos) (Req of Mayor)  
6/13/23 CO Introduced: NCSPHS, F, TEU  
6/20/23 NCSPHS Read 2nd & Rerefer  
6/21/23 F Read 2nd & Rerefer  
6/21/23 TEU Read 2nd & Rerefer  
Public Hearing Pursuant to Ch 166, F.S. & CR 3.601 - 6/27/23

**READ 2ND & REREFER**

32. [2023-0378](#) ORD Auth Abatement of Rent for Certain Licensees in the FL Theatre Office Bldg for the Months of July, Aug, Sept & Oct 2023 in the Total Estimated Amt of \$2,975.56; Apv & Auth the Mayor, or His Designee, & the Corp Sec to Execute & Deliver that Certain 1st Amendment to License Agrmt for FL Theater Office Bldg btwn the City & the Following Licensees, Respectively: (1) Cathy Reed DBA C-Suite Realty, (2) Jacksonville Dance Theater, Inc. & (3) Spec Check, LLC, to Incorporate Terms & Conds Relevant to Rent Abatement where Ongoing Capital Improvements or Other Disruptions May Occur in the FL Theatre Office Bldg that Render Offices Unsuitable for Use & Occupancy; Prov for Oversight by the Real Estate Div of the Dept of Public Works (Staffopoulos) (Req of Mayor)  
6/13/23 CO Introduced: NCSPHS, F, TEU  
6/20/23 NCSPHS Read 2nd & Rerefer  
6/21/23 F Read 2nd & Rerefer  
6/21/23 TEU Read 2nd & Rerefer  
Public Hearing Pursuant to Ch 166, F.S. & CR 3.601 - 6/27/23

**READ 2ND & REREFER**

33. [2023-0385](#) ORD-MC re the Food Waste Diversion (Composting) Pilot Prog; Amend Ord 2022-907-E, Approving & Adopting the Pilot Prog, to Extend the Pilot Prog for an Add'l 3 Months to 11/15/23, & to Extend the Date for a Preliminary Report on the Pilot Prog to be Presented to the City Council to 12/15/23; Auth the Mayor, or His Designee, & the Corp Sec to Execute an Amendment to the Contract btwn the City & Sunshine Organics & Compost LLC, to Extend the Term of Said Contract to 11/15/23; Req 1 Cycle Emergency Passage (Staffopoulos) (Introduced by CM Salem) (Co-Sponsor CM Gaffney, Jr.)  
6/13/23 CO Introduced: NCSPHS, F, TEU  
6/20/23 NCSPHS Read 2nd & Rerefer  
6/20/23 NCSPHS Emergency/Approve 6-0  
6/21/23 F Emergency/Approve 6-0  
6/21/23 TEU Emergency/Approve 5-0  
Public Hearing Pursuant to Ch 166, F.S. & CR 3.601 - 6/27/23

**EMERGENCY/APPROVE**

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

**Excused:** 1 - Bowman

Phillip Peterson explained the emergency request. CM Salem said the pilot program started late so this extension will give it time to demonstrate its capabilities.



- **Extends Food Waste Diversion (Composting) Pilot Program and required reporting three months due to delay in setting up the program**
- **Nature of the emergency is to provide as much lead time as possible to prepare for extension of pilot program**

34.     [2023-0386](#)     ORD Approp \$150,000 from General Fund Operating Fund Bal to the CCSS Council Staff Svcs Other Professional Svcs Acct for the City Council's Engagement of an Economic Dev Consultant; Req 1-Cycle Emergency Passage (Staffopoulos) (Introduced by CM Salem)  
6/13/23 CO Introduced: NCSPHS, F  
6/20/23 NCSPHS Emergency/Amend/Approve 6-0  
Public Hearing Pursuant to Ch 166, F.S. & CR 3.601 - 6/27/23

### DEFER

#### NCSPHS AMENDMENT

1. **Require the procurement of a consultant through a Request for Proposals (RFP)**
2. **Include carryover language to FY 23/24**
3. **Include reverter language to the account of origin for any funds remaining unused**

- **Nature of the emergency is that the Council would like to engage a consultant as soon as possible recognizing there are several significant economic development projects anticipated to come before the City Council for consideration over the coming year**

35.     [2023-0389](#)     ORD Apv, & Auth the Mayor, or His Designee, & the Corp Sec to Execute & Deliver, an Amended & Restated Lease Agrmt btwn the City & the FL Theatre Performing Arts Center, Inc., With a Current Term Exp 2/12/35, & Auth 1 25 Yr Ext Option, with a 2nd, Add'l 24 Yr Extension Option, for Nominal Rent; Amend Sec 111.555, (Florida Theatre Maintenance Trust Fund), Pt 5 (Public Works, Utilities, & Infrastructure), Ch 111 (Special Revenue & Trust Accounts); Prov for City Oversight by the Real Estate Div of the Dept of Public Works; Req 1 Cycle Emergency Passage (Sawyer) (Req of Mayor)  
6/13/23 CO Introduced: NCSPHS, R, F, TEU  
6/20/23 NCSPHS Emergency/Approve 6-0  
6/20/23 R Emergency/Approve 6-0  
6/21/23 F Emergency/Approve 6-0  
6/21/23 TEU Emergency/Approve 5-0  
Public Hearing Pursuant to Ch 166, F.S. & CR 3.601 - 6/27/23

### EMERGENCY/APPROVE

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

**Excused:**       1 -     Bowman

Phillip Peterson explained the emergency request. Jordan Elsbury representing the Florida Theatre described the redrafting of the lease in a clean, unified form and the extension of the Theatre's leasing authority to several more floors of the office building.

#### Scrivener's

1. Pg. 2, line 1: strike "Amendment to the Lease" and insert "Amended and Restated Lease Agreement"
2. Pg. 2, line 12 ½: insert ellipses
3. Pg. 2, line 13: remove underline
4. Pg. 2, line 13: strike "111.550" and insert "111.555"
5. Pg. 2, line 31: strike "once" and insert "one"
6. Pg. 3, line 2: strike "schedule" and insert "scheduled"

- Amends Code Sec. 111.555 (Florida Theatre Maintenance Trust Fund) to limit the use of funds to capital improvements only
- Approves an Amended and Restated Lease Agreement with the Florida Theatre Performing Arts Center, Inc. for the Florida Theatre building (including Offices and Theatre)
  - Term, rent, and maintenance obligations remain unchanged
  - Adds floors 4-7 to the leased premises
  - Allows the tenant to negotiate on behalf of the City license agreements for the office portion of the building
  - Updates legal language from the 1985 lease
- A one cycle emergency has been requested in order to allow continuity of lease terms and clarify maintenance obligations in light of ongoing and upcoming capital improvements at the Florida Theatre

#### Public Comment

John Nooney said the 2023-348 project list does not contain any projects for public access to waterways. He advocated for an access point at the end of Catherine Street on the Northbank adjacent to the USS Orleck. Pottsburg Creek is an environmental disaster; the FEMA-purchased house next door to his needs to be demolished and the land turned into a park. He said he has been banned from the St. Johns Riverkeeper Facebook page.

CM Morgan thanked the council members and staff on the occasion of her last committee meeting. Vice Chair White congratulated the committee on a year of good work.

**NOTE: The next regular meeting will be held Tuesday, July 18, 2023.**

**\*\*\*\*\*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 6.23.23 10:30 a.m.