

City of Jacksonville

117 W Duval St
Jacksonville, FL 32202



Meeting Minutes

Tuesday, October 6, 2020

2:00 PM

Council Chambers 1st Floor, City Hall & Virtual

Rules Committee

Brenda Priestly Jackson, Chair

Garrett Dennis, Vice Chair

Randy DeFoor

Matt Carlucci

Sam Newby

Ju'Coby Pittman

Michael Boylan

Legislative Assistant: Jessica Smith

Legislative Assistant: Vonya Balogh

Deputy General Counsel: Peggy Sidman

Research Assistant: Colleen Hampsey

Administration: Rachel Zimmer

Council Auditor's Office: Trista Carraher

If a person decides to appeal any decision made by the Council with respect to any matter considered at such meeting, such person will need a record of the proceedings, and for such purposes, such person may need to ensure that a verbatim record of the proceedings is made, which record includes the testimony and evidence upon which the appeal is to be based.

Meeting Convened: 2:03 PM

Meeting Adjourned: 4:28 PM

Attendance:

CM Cumber (2020-557)

CM Freeman

Item/File No. Title History

- 1. [2020-0320](#) ORD Relating to Council Rules; Amend Council Rule 4.301 (Regular Order of Business), Chapt 4 (Procedures), Council Rules, to Move the Order of Business to Create 2 Separate Public Comment Periods. (Johnston) (Introduced by CM Dennis)
 6/9/20 CO Introduced: R
 6/16/20 R Read 2nd & Rerefer
 6/23/20 CO PH Read 2nd & Rerefered; R
 10/6/20 R Sub/Rerefer 7-0
 Public Hearing Pursuant to Chapt 166, F.S. & CR 3.601- 6/23/20

SUB/REREFER

Shannon Eller, OGC, explained public hearings, public comment and quasi-judicial matters from a legal perspective.

CM Dennis said the comment period be placed after quasi-judicial items, CM Carlucci agreed.

CM Boylan suggested using CP Hazouri's proposal as a substitute to CM Dennis' bill, with an amendment to move the comment period to follow quasi-judicial hearings. The motion passed unanimously. CM Dennis moved to have the substitute moved as bill from the Rules Committee. If the bill is approved by council vote, the change would take effect at the subsequent council meeting. The committee decided to move to re-refer the bill as substituted, which was approved by all members.

Aye: 7 - Priestly Jackson, Dennis, DeFoor, Carlucci, Newby, Pittman and Boylan

2. [2020-0326](#) RESO Supporting the Passage of a Policy Designating City Hall as a “Hit Free Zone,” Training of Employees for an Appropriate Response, & Posting Signage at City Hall Identifying Property as a “Hit Free Zone” Area; Urging Creation of a Pilot Program. (Johnston) (Introduced by CM Dennis)
6/9/20 CO Introduced: NCSPHS, R
6/15/20 NCSPHS Read 2nd & Rerefer
6/16/20 R Read 2nd & Rerefer
6/23/20 CO Read 2nd & Rereferred; NCSPHS, R

DEFER

(At request of CM Dennis)

3. [2020-0374](#) RESO Urging the Security & Emergency Preparedness Planning Council (SEPPC) to Develop Guidelines for Determining Essential Personnel Based on Nature of an Emergency. (Sidman) (Introduced by CM Freeman)
6/23/20 CO Introduced: NCSPHS, R
7/20/20 NCSPHS Read 2nd & Rerefer
7/21/20 R Read 2nd & Rerefer
7/28/20 CO Read 2nd & Rereferred; NCSPHS, R

DEFER

(At request of CM Freeman)

4. [2020-0419](#) ORD MC Relating to JEA & Article 21 (JEA), Charter of the City of Jax; Repealing Sec 21.03 (Composition; Compensation; Officers; Meetings), 21.08 (Employees), & 21.09 (Awards of Contracts) of Article 21 (JEA), Charter of the City of Jax; Amending Article 21 (JEA), Charter of the City of Jax; Creating New Sec 21.03 (Composition; Compensation; Officers; Meetings), 21.08 (Employees; Managing Director; Employment Contract Restrictions), 21.09 (Procurement Generally; Contracts Generally), 21.11 (Privatization, Sale, Reorganization, Svc Territory Transfers Prohibited) & 21.12 (Public Engagement); Renumbering Existing Sec 21.11 (Legislative Authority of Council) & 21.12 (Severability) to 21.13 & 21.14 Respectively; Providing for Proviso Language re 2020-100-E; Providing for Codification Instructions; Providing for Effective Date. (Hodges) (Introduced by CM Boylan) (Co-Sponsored by CMs Bowman, DeFoor, Dennis, Ferraro, Priestly Jackson, Salem, Wilson, Pittman, Morgan, Hazouri, Newby, Diamond, Freeman & R. Gaffney)
7/28/20 CO Introduced: TEU, R
8/3/20 TEU Read 2nd & Rerefer
8/4/20 R Read 2nd & Rerefer
8/11/20 CO PH Read 2nd & Rereferred; TEU, R
9/8/20 CO PH Only
Public Hearing Pursuant to Chapt 166, F.S. & CR 3.601 - 8/11/20
Public Hearing Pursuant to Sec 21.11, City Charter & CR 3.601 – 9/8/20

DEFER**(Pursuant to Section 21.11 City Charter)**

CM Boylan talked about actions TEU has taken up regarding JEA, and said there would be a more comprehensive report in two weeks.

5. [2020-0424](#) RESO Urging the DCSB to Consider Memorializing the Late Earl M. Johnson Sr. for His Life's Work for the Civil Rights Movement, His Record of Public Svc Which Extended State and Nation Wide, & Svc in Creation of Consolidated Govt of the City of Jax by Naming a School for Earl M. Johnson Sr.; Directing Legislative Svcs Div to Provide a Copy of the Resolution, Upon Adoption, to The DCSB & Superintendent. (Johnston) (Introduced by CM Carlucci) (Co-Sponsored by CM Pittman)
7/28/20 CO Introduced: NCSPHS, R
8/3/20 NCSPHS Read 2nd & Rerefer
8/4/20 R Read 2nd & Rerefer
8/11/20 CO Read 2nd & Rereferred; NCSPHS, R

DEFER**(At request of CM Carlucci)**

6. [2020-0527](#) ORD-MC Auth & Creating a New Part 3 (Downtown Preservation & Revitalization Prog), Chapt 55 (Downtown Investment Authority), Ord Code, to Create a New Downtown Preservation & Revitalization Prog (“DPRP”) & Guidelines thereto to Incentivize the Preservation & Revitalization of Unoccupied or Deteriorating Historic & Qualified Non-Historic Bldgs. in Downtown Jax; Amending Chapt 111 (Special Revenue & Trust Accounts), Pt 9 (Neighborhood Development) Sec. 111.910 (Downtown Historic Preservation & Revitalization Trust Fund), Ord Code, to: (1) Replace the Guidelines Governing the Use of the Trust Fund with the Guidelines Attached Hereto as Exhibit 2 (The “HPRTF Guidelines”); (2) Amending Sec. 111.910, Ord Code, to Revise Eligibility Requirements for the Trust Fund Consistent with the HPRTF Guidelines, in Part to Auth the DIA Board to Make Grants in the up to Maximum Amount of \$100,000, Consistent with the Requirements of the HPRTF Guidelines; Amending the City’s Public Investment Policy as Previously Auth. by ORD 2016-382-E, as Amended, to include the DPRP therein & revise the existing Downtown Historic Preservation & Revitalization trust Fund Prog to be Consistent with the terms & Conditions of this Ordinance. (Sawyer) (Req of DIA) (Co-Sponsor CM Carlucci & Salem)
 8/25/20 CO Introduced: F, R
 9/1/20 F Read 2nd & Rerefer
 9/1/20 R Read 2nd & Rerefer
 9/8/20 CO PH Read 2nd & Rereferred;F, R
 10/6/20 F Amend/Approve 7-0
 10/6/20 R Amend(Finance)/Approve 7-0
 Public Hearing Pursuant to Chapt 166, F.S. & CR 3.601 – 9/8/20

AMEND(FINANCE)/APPROVE

(See Auditor's Summary on pgs. 14 - 15)

Aye: 7 - Priestly Jackson, Dennis, DeFoor, Carlucci, Newby, Pittman and Boylan

FINANCE AMENDMENT

1. Revise bill title to include provision for phase-in period
 2. Pg. 1, line 16: insert comma after “Development”
 3. Pg. 3, line 28: insert dollar sign before “100,000”
 4. Pg. 4, lines 22-23: revise name from “Downtown Preservation and Revitalization Program Gap Loan (“DPRP Gap Loan”)” to “Downtown Preservation and Revitalization Program Deferred Principal Loan (DPRP Deferred Principal Loan)”
 5. Pg. 5, line 2: insert close parentheses after “Fund”
 6. Pg. 5, line 3: insert title of Chapter 111
 7. Pg. 10, line 9: strike “DHPTF” and insert “HPRTF”
 8. Attach revised Exhibit 1 (DPRP Guidelines) to correct scrivener’s errors, clarify project approval process within the DPRP, revise name of Gap Loan to Deferred Principal Loan, clarify a property will be eligible if any portion of the parcel is within the DIA boundary, and modify amortization period of CCR forgivable loan from 10 years to 5 years when used in conjunction with the HPRR forgivable loan
 9. Attach revised Exhibit 4 (DPRP Public Investment Policy Summary) to correct numbering on pg. 2 and revise name of Gap Loan to Deferred Principal Loan
 10. Remove references to on file documents throughout bill
7. [2020-0528](#) ORD-MC Amending Sec.108.507 (Representation of City Officials & Employees in Civil Matters), Pt. 5 (Legal Svcs.), Chapt 108 (Central Svcs.), Ord Code, to Include a Provision for Notice to the Office of General Counsel if an Individual Intends to Seek Reimbursement for Outside Counsel Attorney’s Fees from the City for Civil or Criminal Actions; Provision Regarding rights Under FL Common Law & Regarding Criminal Actions or Criminal Investigations. (Johnston) (Introduced by CM Dennis)
8/25/20 CO Introduced: F, R
9/1/20 F Read 2nd & Rerefer
9/1/20 R Read 2nd & Rerefer
9/8/20 CO PH Read 2nd & Rereferred;F,R
Public Hearing Pursuant to Chapt 166, F.S. & CR 3.601 – 9/8/20

DEFER

This bill will be discussed in workshop format in November.

Scrivener’s

1. Pg. 2, line 11: italicize “or investigation”
2. Pg. 3, lines 16-17: strike “on a yearly basis”

8. [2020-0529](#) ORD-MC Amending Chapt 120 (General Employees & Correction Officer Pension Plans & all Employees Defined Contribution Retirement Plans), Pt. II (The General Employees Retirement Plan), Sec.120.206 (Time Svc Retirement Benefit; Cost of Living Adjustments), Ord Code, to Provide a 6 Month Window for Early Retirement as Follows: (1) Retirement at the Age of 60 w/5 Yrs Credited Svc; (2) Retirement at the Age of 55 w/10Yrs Credited Svc; & (3) Early Retirement w/20 Yrs. Credited Svc with a Reduced Benefit; Providing for Codification Instructions; Requirement of Actuarial Report; Requiring Collective Bargaining Where Applicable. (Sawyer) (Introduced by CM Dennis)
8/25/20 CO Introduced: NCSPHS, TEU, F, R
8/31/20 NCSPHS Read 2nd & Rerefer
8/31/20 TEU Read 2nd & Rerefer
9/1/20 F Read 2nd & Rerefer
9/1/20 R Read 2nd & Rerefer
9/8/20 CO PH Read 2nd & Rereferred;NCSPHS, TEU, F, R
Public Hearing Pursuant to Chapt 166, F.S. & CR 3.601 – 9/8/20

DEFER**(At request of CM Dennis)**

CM Dennis talked briefly about the recent actuarial study. Joey Grieve, CFO, explained that there are roughly 800 employees who would be eligible, the increased cost to the pension fund would be slight, and that the second half of analysis is underway.

9. [2020-0534](#) RESO Conf Reappt of Mario J. Payne, to the Library Board of Trustees, At-Large Group 3, Replacing Ronnie E. King, II, Pursuant to Sec 90.101, Ord Code, for a 2nd Term exp 9/30/24. (Sidman) (Req of Mayor)
8/25/20 CO Introduced: R
9/1/20 R Read 2nd & Rerefer
9/8/20 CO Read 2nd & Rereferred;R
10/6/20 R Approve 7-0

APPROVE

Aye: 7 - Priestly Jackson, Dennis, DeFoor, Carlucci, Newby, Pittman and Boylan

REAPPOINTMENT

Has attended 38 out of 48 meetings or 79%

Scrivener's

Pg. 1, line 13: strike "appointment" and insert "reappointment"

- 10. [2020-0557](#) ORD-MC re the Annual Review of Fees; Amend Sec 106.112 (Annual Review of Fees), Chapt 106 (Budget and Accounting Code), Ord Code, to Remove the Provision that Allows for Fee Increases to become Effective Upon the Chief Finance Officer Filing Changes to the Fee Structure w/ the Council Secretary. (Sidman) (Introduced by CM Cumber) (Co-Sponsored by CM's Diamond, Bowman, Pittman, Freeman White, Becton, R. Gaffney, Morgan, Salem, Ferraro, Wilson, DeFoor & Priestly Jackson)
 - 9/8/20 CO Introduced: NCSPHS, TEU, F, R
 - 9/14/20 NCSPHS Read 2nd & Rerefer
 - 9/14/20 TEU Read 2nd & Rerefer
 - 9/15/20 F Read 2nd & Rerefer
 - 9/15/20 R Read 2nd & Rerefer
 - 9/22/20 CO PH Read 2nd & Rereferred; NCSPHS, TEU, F, R
 - 10/5/20 NCSPHS Amend/Approve 7-0
 - 10/5/20 TEU Amend(NCSPHS)/Approve 7-0
 - 10/6/20 F Amend(NCSPHS)/Approve 7-0
 - 10/6/20 R Amend(NCSPHS)/Approve 7-0
 - Public Hearing Pursuant to Chapt 166, F.S. & CR 3.601 – 9/22/20

AMEND(NCSPHS)/APPROVE

CM Cumber was in attendance to speak on this bill and explained that it removes the trigger to automatically increase fees, any increase would have to be passed as legislation through council.

CM Dennis asked how changes in mayoral administrations could impact fee increases.

CM DeFoor said that more regular reviews of fees are needed that she supports the bill.

CM Newby asked to be added as a co sponsor.

CM Carlucci said annual reviews of fees should be done by the administration, and shared concerns about politicizing fee increases and decreases .

CM Cumber explained that no fee reviews have been done since 2015.

Aye: 7 - Priestly Jackson, Dennis, DeFoor, Carlucci, Newby, Pittman and Boylan

NCSPHS AMENDMENT

Clarify that any fee changes will be approved through legislation

11. [2020-0558](#) ORD re an Honorary Street Designation & Associated Roadway Markers; Establishing an Honorary Street Designation on Myrtle Ave N btwn 7th St W & 8th St W in Jax for Quenthon Anthony "Nick" Malpress; Providing for the Installation of 2 Honorary Roadway Markers to be Located in Appropriate Locations on the Designated Roadway; Honoring the Legacy Recognizing the Achievemnts of Quenthon Anthony "Nick" Malpress; Waiving Requiremnts of Sec 745.105(I)(2), Ord Code that the Honoree be Deceased for 5Yrs; Directing Legislative Svcs to Upon Enactment Forward the Ord to the Planning & Dev Dept.(Dist 8-Pittman)(Sidman) (Introduced by CM Priestly Jackson)(Co-Sponsored by CM Pittman)
9/8/20 CO Introduced: NCSPHS, TEU, R
9/14/20 NCSPHS Read 2nd & Rerefer
9/14/20 TEU Read 2nd & Rerefer
9/15/20 R Read 2nd & Rerefer
9/22/20 CO Read 2nd & Rereferred; NCSPHS, TEU, R
TEU PH - 10/19/20
Public Hearing Pursuant to Chapt 166, F.S. & CR 3.601 – 10/13/20

DEFER**(TEU Public Hearing 10/19/20)**

12. [2020-0559](#) ORD-MC Creating a New Chapt 797 (Local Option Vessel Registration Fee), Ord Code, Adopting the Local Option Vessel Registration Fee Permitted by State Law; Setting Effective Date of New Local Option Vessel Registration Fee as 1/1/21; Directing the Chief of Legislative Svcs to Forward a Copy of the Ord Upon Enactment to the Tax Collector & to the Mayors of Baldwin, Atlantic Beach, Jax Beach & Neptune Beach; Directing the Tax Collector to Notify the State of Imposition of the New Local Option Vessel Registration Fee. (Johnston) (Introduced by CM Dennis)
9/8/20 CO Introduced: NCSPHS, TEU, F, R, JWC
9/14/20 NCSPHS Read 2nd & Rerefer
9/14/20 TEU Read 2nd & Rerefer
9/15/20 F Read 2nd & Rerefer
9/15/20 R Read 2nd & Rerefer
9/22/20 CO PH Read 2nd & Rereferred; NCSPHS, TEU, F, R, JWC
Public Hearing Pursuant to Chapt 166, F.S. & CR 3.601 – 9/22/20

DEFER**(At request of CM Dennis)**

- 13. [2020-0563](#) RESO Confirming the SWCPAC Appt of Bruce Tyson, as a Member of the TRUE Commission, Filling Seat Formerly held by Abner R. Davis, Pursuant to Chapt 57, Ord Code, for a 1st Term Exp 6/30/22. (Distel) (Req of SWCPAC)
 9/8/20 CO Introduced: R
 9/15/20 R Read 2nd & Rerefer
 9/22/20 CO Read 2nd & Rereferred; R
 10/6/20 R Approve 7-0

APPROVE

Aye: 7 - Priestly Jackson, Dennis, DeFoor, Carlucci, Newby, Pittman and Boylan

APPOINTMENT

- 14. [2020-0564](#) RESO Conf Appt of Jeff Strohecker, to the Cultural Council of Greater Jax Replacing Jamario Stills, Pursuant to Sec 118.602, Ord Code for 1st Full Term Exp 9/30/23. (Sidman) (Req of Mayor)
 9/8/20 CO Introduced: R
 9/15/20 R Read 2nd & Rerefer
 9/22/20 CO Read 2nd & Rereferred; R
 10/6/20 R Approve 7-0

APPROVE

Aye: 7 - Priestly Jackson, Dennis, DeFoor, Carlucci, Newby, Pittman and Boylan

APPOINTMENT

- 15. [2020-0565](#) RESO Conf Reappt of David Wood, as an Affected Industry Rep to the Environmental Protection Board, Pursuant to Sec 73.101, Ord Code, for a 2nd Full Term to Exp 9/30/24. (Sidman) (Req of Mayor)
 9/8/20 CO Introduced: R
 9/15/20 R Read 2nd & Rerefer
 9/22/20 CO Read 2nd & Rereferred; R
 10/6/20 R Approve 7-0

APPROVE

Aye: 7 - Priestly Jackson, Dennis, DeFoor, Carlucci, Newby, Pittman and Boylan

REAPPOINTMENT

Has attended 61 out of 61 meetings or 100%

16. [2020-0566](#) RESO Conf Reappt of Charles B. Garrison, as a Discreet Citizen Rep to the Environmental Protection Board, Pursuant to Sec 73.101, Ord Code, for 1st Full Term to Exp 9/30/24. (Sidman) (Req of Mayor)
9/8/20 CO Introduced: R
9/15/20 R Read 2nd & Rerefer
9/22/20 CO Read 2nd & Rereferred; R
10/6/20 R Approve 7-0

APPROVE

Aye: 7 - Priestly Jackson, Dennis, DeFoor, Carlucci, Newby, Pittman and Boylan

REAPPOINTMENT

Has attended 4 out of 4 meetings or 100%

17. [2020-0567](#) RESO Conf Reappt of Jill Dame, to the Library Board of Trustees, Representing At-Large Group 4, Pursuant to Sec 90.101, Ord Code, for a 2nd Full Term to Exp 9/30//24.
(Sidman) (Req of Mayor) (Co-Sponsored by CM Hazouri & Salem)
9/8/20 CO Introduced: R
9/15/20 R Read 2nd & Rerefer
9/22/20 CO Read 2nd & Rereferred; R
10/6/20 R Approve 7-0

APPROVE

Aye: 7 - Priestly Jackson, Dennis, DeFoor, Carlucci, Newby, Pittman and Boylan

REAPPOINTMENT

Has attended 38 out of 41 meetings or 93%

18. [2020-0580](#) ORD-MC Amending Chapt 614, Ord Code; Specifically Amending Sec 614.106 (Loitering, Soliciting, Begging, Etc., in Public Offices or Buildings Open to the Public) to Prohibit Unlawful Gatherings, Lingerin, Loitering, Sitting or Standing In or Near Any Public R/W or Bldg; Deleting “Rooms;” Adding that the Owner, Lessee, Managing Agent or Person in Charge of a Bldg or Propty May Auth a Police Officer to Reasonably Request a Person to Disperse, Move or Leave the Public R/W or Building; Adding a New Subsection Makes it Unlawful for a Person to Refuse or Fail to Comply with a Request to Disperse, Move or Leave the Public R/W or Bldg; Amending Penalty to Class “D” Offense. (Pollock) (Introduced by CM Pittman)
9/22/20 CO Introduced: NCSPHS,R
10/5/20 NCSPHS Read 2nd & Rerefer
10/6/20 R Read 2nd & Rerefer
Public Hearing Pursuant to Chapt 166, F.S. & C.R. 3.601 – 10/13/20

READ 2ND & REREFER

19. [2020-0584](#) ORD-MC Creating a New Chapt 79 (Jacksonville City Council Citizen Review Board), Ord Code; Establishing a New Chapter Creating a Council-Appointed Citizen Review Board to make Recommendations to Council. (Johnston) (Introduced by CM Dennis)
9/22/20 CO Introduced: NCSPHS, R
10/5/20 NCSPHS Read 2nd & Rerefer
10/6/20 R Read 2nd & Rerefer
Public Hearing Pursuant to Chapt 166, F.S. & C.R. 3.601 – 10/13/20

READ 2ND & REREFER

20. [2020-0590](#) ORD Approp \$6,700.00 in Fund Balance from Environmental Protection Fund (The "Fund") to Provide Funding for Completion of 4-Yr, Comprehensive Study of Mercury in the Duval County Environment; Providing for Carryover of Fund thru 9/30/21; Provide for Waiver of Sec 111.755 (Environmental Protection Fund), Part 7, (Environment & Conservation), Chapt 111 (Special Rev & Trust Accounts), Ord Code, to Auth the Environmental Protection Board (EPB) to Utilize Funds from the Fund to Purchase Equipmnt to be Used During Mercury Study; Invoking the Exception of Sec 126.107(G), Chapt 126, Ord Code, to Allow for Direct Contract with Jacksonville University (JU) for the Mercury Study; Providing for Waiver of Sec 360.602, (Uses of Fund), Part 6 (Environmental Protection Fund), Chapt 360 (Environmental Regulation), Ord Code, to Auth EPB to Utilize Funds to Purchase Equipmnt to be Used During Mercury Study; Apv & Auth the Mayor, his Designee, & Corp Secretary to Execute & Deliver for & on behalf of the City, Any Amendmnts to Agreemnt btwn City of Jax & JU to Effectuate the Intent of this Ord; Oversight by Neighborhoods Dept, Environmental Quality Div; Requiring a Final Report. (B.T. 20-114) (Staffopolous) (Req of Mayor) (Co-Sponsored by CM Morgan)
9/22/20 CO Introduced: NCSPHS, TEU, F, R, JWC
10/5/20 NCSPHS Read 2nd & Rerefer
10/5/20 TEU Read 2nd & Rerefer
10/6/20 F Read 2nd & Rerefer
10/6/20 R Read 2nd & Rerefer
Public Hearing Pursuant to Chapt 166, F.S. & C.R. 3.601 – 10/13/20

READ 2ND & REREFER

21. [2020-0591](#) ORD Making Certain Findings & Auth the Mayor, his Designee, & Corp Secretary to Execute: (1) Redevelopment Agreement btwn the City of Jax & Armory Redevelopment Associates, LLC; (2) Lease Agreement Btwn the City of Jax & Armory Redevelopment Associates, LLC (“Developer”); (2) A lease Agreement btwn City of Jax & Armory Redevelopment Associates, LLC with an Initial Lease Term of 40 Yrs; (3) A Quitclaim Deed with Right of Reverter Conveying a City-Owned Parcel of Land to the Developer;& (4) Related Agreements as Described in the Redevelopment Agreement, for the Renovation & Lease of Armory Building, to Provide for the Purchase by the Developer of Adjacent 2.97± Acre of City-Owned, Improved Property, located at 928 Liberty St, to be Developed into Approx 100 Residential Units, & Provide an Option to Developer to Purchase the Armory Building for a Period of 15 Yrs from the Effective Date of Lease at Purchase Price of \$2,749,975.00 with Annual Increases As Set Forth in Lease; Designate Office of Economic Dev as Contract Monitor for the Redevelopment Agreement, Lease; Designating the OED as Contract Monitor for the Redevelopment agreement, Lease, Quitclaim Deed & Related Agreements; Oversight By Dept of Public Works & OED; Auth Execution of All Docs Related to Above Agreements & Transactions, & Auth Technical Changes to the Docs.(Sawyer) (Req of Mayor)
9/22/20 CO Introduced: NCSPHS, TEU, F, R
10/5/20 NCSPHS Read 2nd & Rerefer
10/5/20 TEU Read 2nd & Rerefer
10/6/20 F Read 2nd & Rerefer
10/6/20 R Read 2nd & Rerefer
Public Hearing Pursuant to Chapt 166, F.S. & C.R. 3.601 – 10/13/20

READ 2ND & REREFER

22. [2020-0593](#) RESO Conf Appt of Jennifer A. Walter, as Chief of Animal Care & Protective Svcs, Div of Neighborhoods Dept. of City of Jax Pursuant to Sec 34.602, Ord Code. (McCain) (Req of Mayor)
9/22/20 CO Introduced: R
10/6/20 R Read 2nd & Rerefer

READ 2ND & REREFER

23. [2020-0594](#) RESO Appointing Sol Wynter as a Member of the Jacksonville Housing & Community Development Commission, Pursuant to Chapt 34, Ord Code & Sec 420.9076, F.S. as an Advocate for Low-Income Persons, Filling a Seat Formerly Held by Tracy M. Grant, for 1st Full Term Ending 11/30/23. (Distel) (Introduced by CP Hazouri)
9/22/20 CO Introduced: R
10/6/20 R Read 2nd & Rerefer

READ 2ND & REREFER

24. [2020-0596](#) RESO Supporting the Return of the Hemming Confederate Monument Statue & Plaque Dedicated to the City & State by the Hemming Family, at the Request of the Hemming Family; Directing Legislative Svcs to Forward the Reso Upon Adoption to State for Consideration of Returning the Confederate Monument Statue & Plaque to the Hemming Family. (Johnston) (Introduced by CM Dennis)
9/22/20 CO Introduced: R
10/6/20 R Read 2nd & Rerefer

READ 2ND & REREFER

**Council Auditor's Office
2020-527****Overall Summary**

- Amends Ord. Code Section 111.910 on the Historic Preservation and Revitalization Trust Fund ("HPRTF") and adopts revised guidelines
- Creates a new Part 3 within Ord. Code Ch. 55 to establish a Downtown Preservation and Revitalization Program ("DPRP") and adopts guidelines for the program
- Revises the City's Public Investment Policy to incorporate the guidelines
- Provides for a 90 day phase-in period for new guidelines

HPRTF Summary

- Maximum grant amount of \$100,000 per project (formerly \$1,000,000)
- Grants will have a five year term, forgiven 20% per year, with a clawback in the event of sale, transfer, or default
- Approved by DIA without further Council action, subject to availability of unencumbered funds
- Project must be located within DIA boundary
- Structures must either be designated a local historic landmark or have submitted an application for designation at time of application for HPRTF funding and must be designated prior to disbursement of funding
- All work must be reviewed and approved by the Planning and Development Department
- Revises funding limits to 20% - 75% of eligible costs based on the type of rehabilitation
- Establishes a maximum funding level of 40% of total development costs ("TDC")
- Requires minimum developer equity of 10% of TDC
- Establishes a minimum ROI of 0.50x

DPRP Summary

- Project must be located within DIA boundary
- Designed to support projects in excess of \$100,000
- Each project requires City Council approval
- Three general funding components – Historic Preservation Restoration and Rehabilitation Forgivable Loan, Code Compliance Renovations Forgivable Loan, and Downtown Preservation and Revitalization Program Gap Loan
- Requires minimum developer equity of 10% of TDC
- Establishes a minimum ROI of 0.50x
- All agreements include clawback language
- Establishes total City funding limits of 25% - 50% depending on developer equity and local landmark status

Historic Preservation Restoration and Rehabilitation Forgivable Loan ("HPRR Forgivable Loan")

- Building must be designated as a local historic landmark in order to receive funding
- Funding not to exceed 30% of TDC and limited to 20% - 70% of eligible costs based on

the type of rehabilitation

- **Structured as a 5-year, interest-free forgivable loan**

Code Compliance Renovations Forgivable Loan (“CCR Forgivable Loan”)

- **Building not required to be a local historic landmark but must be a contributing structure in the Downtown National Historic District or be at least 50 years old**
- **May include up to 75% of eligible costs for bringing the property up to Code, including costs of environmental remediation or abatement and costs related to fire and safety requirements**
- **Funding not to exceed 30% of TDC when the building is a locally designated landmark or 25% of TDC when the building is not designated a local landmark**
- **Structured as a 10-year, interest-free forgivable loan**

Downtown Preservation and Revitalization Program Gap Loan (“DPRP Gap Loan”)

- **Loan will be not less than 20% of gap funding where developer equity (net of developer fee) is less than 25% of TDC**
- **Gap loan may not exceed 20% of TDC and may not be used on a stand alone basis**
- **Structured as non-amortizing 10-year loan, with interest payable annually equal to the 10 year Treasury note rate at the time of closing**
- **Partial principal reductions may be made after the 5th anniversary with no prepayment penalty, however, 50% of the loan balance must remain outstanding through the loan maturity date unless the property is sold or refinanced**

Workshop Discussion

The committee discussed CM Dennis' bill, 2020-320, after he explained the history of public comment (there previously were two in council meetings, then it was changed to one per meeting). This bill would reinstate two periods of comment. CM Dennis said he is also open to just one period of comment but prior to agenda items. There was also a proposal submitted by CP Hazouri that would place the comment period at the beginning of council meetings.

CM Carlucci said that most public comments are not germane to actual bills, but that it serves the public better to let them go first and not wait until the end of meetings.

CM Newby expressed support for having just one comment period.

CM DeFoor agreed. CM Boylan concurred. CM Pittman said that she has concerns about one comment period excluding folks who can't make it to the beginning of meetings because they have to get off work and travel downtown.

CM Priestly Jackson noted the importance of hearing comments before voting on legislation, supporting the period in the beginning of the meeting perhaps with a cut off time for comment card submissions one hour after the meeting convenes.

Shannon Eller, OGC, explained public hearings, public comment and quasi-judicial matters from a legal perspective.

CM Dennis said the comment period could be placed after quasi-judicial items, CM Carlucci agreed.

CM Boylan suggested using CP Hazouri's proposal as a substitute to CM Dennis' bill, with an amendment to move the comment period to follow quasi-judicial hearings. The motion passed unanimously. CM Dennis moved to have the substitute moved as bill from the Rules Committee. If the bill is approved by council vote, the change would take effect at the subsequent council meeting. The committee decided to move to re-refer the bill as substituted, which was approved by all members.

Council Rule discussion: The committee members discussed Council Rules regarding point of order and committee assignment for legislation/disputes regarding those assignments, in order to better understand the procedures. Peggy Sidman, OGC, discussed what options are available if a council member objects to which committees their bill is assigned (point of order, appeal to the CP and Rules chair, move to overrule the chair, go to council for a vote - 2/3 required to pass).

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

NOTE: The next regular meeting will be held Tuesday, October 20, 2020.

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.

Rollcall

Present: 7 - Chair Brenda Priestly Jackson, Vice Chair Garrett Dennis, Council Member Randy DeFoor, Council Member Matt Carlucci, Council Member Sam Newby, Council Member Ju'Coby Pittman and Council Member Michael Boylan

Minutes: Colleen Hampsey, Council Research
CHampsey@coj.net 904.255.5151
Posted: 10.9.2020 5:00 pm