

# City of Jacksonville

*117 W. Duval Street  
Jacksonville, FL 32202*



## Meeting Minutes

**Tuesday, April 4, 2023**

**9:30 AM**

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

### **Finance Committee**

*Aaron Bowman, Chair  
Randy White, Vice Chair  
Matt Carlucci  
Kevin Carrico  
Joyce Morgan  
Ju'Coby Pittman  
Ron Salem*

*Legislative Assistant: Barbara Ireland Hobson  
Council Auditor's Office: Kim Taylor, Council Auditor  
Council Auditor's Office: Phillip Peterson, Asst. Council Auditor  
Council Research: Jeff Clements, Chief of Research  
Office of General Counsel: Mary Staffopoulos, Deputy  
Administration: Rachel Zimmer*

**Meeting Convened: 9:30 AM      Meeting Adjourned: 10:48 AM**

**Present:**      7 -    Chair Aaron Bowman, 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

**Attendance:**

Kim Taylor and Phillip Peterson – Council Auditor’s Office; Merriane Lahmeur and Barbara Hobson – Legislative Services Division; Mary Staffopoulos – General Counsel’s Office; Eric Grantham – Public Information Office; Jeff Clements – Council Research Division; Brian Hughes, Charles Moreland, Rachel Zimmer, Ryan Murphy – Mayor’s Office; Joey Greive – Finance and Administration Department

**Police & Fire Pension Fund 10/1/22 Actuarial Valuation Report**

Tim Johnson, Executive Director of the Police and Fire Pension Fund (PFPF) presented the October 1, 2022 actuarial valuation report for the Fund, saying that he wanted to convey five key points. 1) The City’s employer contribution to the PFPF for FY23-24 will be \$171.2 million, a \$14.8 million increase over the current year. 2) That increase is due to investment market losses, more retirements than expected, increasing salaries for police officers and firefighters, and a reduction in the assumed investment rate of return. 3) Without the pension reform package and sales tax adopted several years ago the employer contribution would be \$259.8 million. 4) The sales tax is growing better than projected (5.94% last year rather than the assumed 4.25%), so the PFPF is expected to be fully funded after 2056, or possibly even earlier if the strong sales tax performance continues. 5) The City’s employer contribution to PFPF is 10% of the City budget and provides \$225 million in impact to the city’s economy and retirement security to the employees who earned their pensions.

CFO Joey Greive said the sales tax performance has been exceeding assumptions, but the assumptions are being tightened up in the last couple of years. The Better Jacksonville Plan pathway to closure sets the City up to outperform even the positive report made by Mr. Johnson today, leading to an even earlier closeout of BJB and earlier transfer of the revenues to pension funding. Council Auditor Kim Taylor said there is \$5 million in the PFPF stabilization reserve from accumulated interest and the JIA CRA is sunsetting so that will generate additional revenue to the General Fund that could be a funding source for the increased employer contribution. Chairman Bowman said that the underfunded pension issue was a tremendous liability when he first arrived on City Council and great progress has been made since then. Council Member Salem asked for clarification on the lowering of the assumed rate of return on the fund’s assets, which Mr. Johnson said is common among all pension funds as investment returns have suffered over the last couple of years. Mr. Johnson described the “smoothing” mechanism used to recognize investment gains and losses over a period of years and prevent large annual fluctuations in the contribution. Chairman Bowman noted that the local option sales tax for pension reform is capped at 30 years, but the revenue performance indicates that 100% actuarial funding may be achievable several years sooner than that.

- | Item/File No.                | Title History   |
|------------------------------|---|
| 1. <a href="#">2022-0576</a> | ORD Approp \$44,363.00 in Fund Bal Derived from FY 20-21 Investment Pool Earnings Within the Southbank CRA Trust Fund to Future Yr Debt Reduction (B.T. 22-093) (Staffopoulos) (Req of Mayor)<br>7/26/22 CO Introduced: NCSPHS, F<br>8/1/22 NCSPHS Read 2nd & Rerefer<br>8/2/22 F Read 2nd & Rerefer<br>8/9/22 CO PH Read 2nd & Rerefer<br>Public Hearing Pursuant to Chapt 166, F.S. & C.R. 3.601- 8/9/22  |
| <b>DEFER</b>                 |   |
| 2. <a href="#">2022-0797</a> | 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)<br>10/25/22 CO Introduced: R, F<br>10/31/22 R Read 2nd & Rerefer<br>11/1/22 F Read 2nd & Rerefer<br>11/9/22 CO PH Read 2nd & Rerefer<br>Public Hearing Pursuant to Ch 166, F.S. & C.R. 3.601 – 11/9/22 |

**DEFER**

3.     [2023-0019](#)     ORD Declaring the Public Necessity for Acquiring Fee Simple Title Through Condemnation by Right of Eminent Domain to Certain Real Property, a Portion of R.E. #106330-0010 located at 1460 Starratt Rd, Consisting of ± 4,554 Sq Ft, Appraised at \$21,900 (the “Property”), as Required for the Starratt/Dunn Creek Rd Intersection Improvement Proj; Auth the Real Estate Div of Public Works to Make Offers & Negotiate for the Purchase of the Property; Auth Issuance of a Declaration of Taking; Auth & Direct the OGC to Institute Appropriate Condemnation Proceedings (Dist. 2 - Ferraro) (Boeckman) (Req of Mayor)  
1/10/23 CO Introduced: F, TEU  
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**

4. [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**

5. [2023-0179](#) ORD Approp Grant Funds in the Amt of \$814,375.00 from the FL Dept of Management Svcs, Through Its Pre-Paid Wireless Next Generation 911 (NG911) State Grant Prog, to JSO to Implement the NG-911 Routing Proj; Prov for Oversight by JSO (B.T. 23-050) (Staffopoulos) (Req of Sheriff)  
 3/14/23 CO Introduced: F, TEU  
 3/21/23 F Read 2nd & Rerefer  
 3/21/23 TEU Read 2nd & Rerefer  
 3/28/23 CO PH Read 2nd & Rerefer  
 4/4/23 F Approve 7-0  
 4/4/23 TEU Approve 7-0  
 Public Hearing Pursuant to Ch 166, F.S. & C.R. 3.601 - 3/28/23

**APPROVE**

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

Bill Clement, Finance Chief for the Sheriff's Office, described the purpose of the grant and use of the funds.

- **Appropriates \$814,375 in grant funding from the Florida Department of Management Services for the procurement of hardware and software licenses and support for the 911 routing project**
- **Grant period ends March 24, 2028**
- **City will contract with Datamark as part of an existing GSA Federal Acquisition Service contract**

6. [2023-0180](#) ORD Approp \$114,822.83 in Civil Fines & Penalties Revenue from the Litter Trust Fund, & Approp 70% of Such Revenue to JTA to Keep Public Bus Stops & Public Bus Shelters Well-Maintained & Litter Free, & the Remaining 30% to the Neighborhoods Dept, Municipal Code Compliance Div, to Pay Personnel Costs for PT Code Enforcement Employees to Conduct Public R/W Enforcement of Snipe Signs & Public Awareness & Education Progs to Advance Zero-Tolerance for Litter; Requiring a Report to City Council (B.T. 23-060) (Staffopoulos) (Req of Mayor)  
 3/14/23 CO Introduced: NCSPHS, F, TEU  
 3/20/23 NCSPHS Read 2nd & Rerefer  
 3/21/23 F Read 2nd & Rerefer  
 3/21/23 TEU Read 2nd & Rerefer  
 3/28/23 CO PH Read 2nd & Rerefer  
 4/3/23 NCSPHS Approve 7-0  
 4/4/23 F Approve 7-0  
 4/4/23 TEU Approve 7-0  
 Public Hearing Pursuant to Ch 166, F.S. & C.R. 3.601 - 3/28/23

**APPROVE**

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

7. [2023-0181](#) ORD Approp Grant Funds in the Amt of \$148,000.00 from FDLE, Through Its FY 22-23 Criminal Justice Data Transparency (CJDT) Implementation Assistance Prog, to JSO to Implement the CJDT/Uniform Arrest Affidavit Proj; Prov for Oversight by JSO (B.T. 23-049) (Staffopoulos) (Req of Sheriff)  
3/14/23 CO Introduced: NCSPHS, F  
3/20/23 NCSPHS Read 2nd & Rerefer  
3/21/23 F Read 2nd & Rerefer  
3/28/23 CO PH Read 2nd & Rerefer  
4/3/23 NCSPHS Approve 7-0  
4/4/23 F Approve 7-0  
Public Hearing Pursuant to Ch 166, F.S. & C.R. 3.601 - 3/28/23

**APPROVE**

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

8. [2023-0182](#) ORD Apv & Auth the Mayor, or His Designee, & the Corp Sec to Execute & Deliver that Certain Real Estate Purchase Agrmt btwn the City & Jeffrey & Karen Rickert, & All Closing & Other Docs Relating Thereto, & to Otherwise Take All Action Necessary to Effectuate the Purposes of the Agrmt, for Acquisition by the City, at the Negotiated Purchase Price of \$110,000, of an ±0.10 Acre Portion of the Parcel Located at 1460 Starratt Rd, Jax, FL (R.E. # 106330-0010), to be Used for Completion of the Starratt Rd/Dunn Creek Rd Intersection Improvement Proj; Prov for Oversight of Acquisition of the Propty by the Real Estate Div of the Dept of Public Works & Thereafter by Public Works (Dist. 2 - Ferraro) (Staffopoulos) (Req of Mayor)  
3/14/23 CO Introduced: F, TEU  
3/21/23 F Read 2nd & Rerefer  
3/21/23 TEU Read 2nd & Rerefer  
3/28/23 CO PH Read 2nd & Rerefer  
4/4/23 F Approve 7-0  
4/4/23 TEU Approve 7-0  
Public Hearing Pursuant to Ch 166, F.S. & C.R. 3.601 - 3/28/23

**APPROVE**

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

Renee Hunter of the Real Estate Division described the need for the property for a road project and the mediation of the purchase price which allows for the withdrawal of 2023-19 that would have authorized condemnation proceedings on the property.

- **Funding for the negotiated purchase price of \$110,000 is appropriated as part of the CIP project**
- **The City's appraised value of the property is \$21,900 and the Seller's appraised value is \$228,500**

9. [2023-0183](#) ORD Delegating Auth to Modify the Variable Index Rate on Certain Outstanding Obligations Issued by Various Conduit Issuers from Libor to a Substitute Rate; Apv & Auth the Economic Dev Officer, or His Designee, to Execute & Deliver, for & on Behalf of the Conduit Issuers Amendments to Bond Docs; Apv & Auth the Economic Dev Officer, or His Designee, to Execute & Deliver, for & on Behalf of the Conduit Issuers Certificates & Other Docs; Prov for No Personal Liability; Finding that All Prerequisites have been Performed; Prov for Severability (Dillard) (Req of Mayor)  
3/14/23 CO Introduced: F  
3/21/23 F Read 2nd & Rerefer  
3/28/23 CO PH Read 2nd & Rerefer  
4/4/23 F Amend/Approve 7-0  
Public Hearing Pursuant to Ch 166, F.S. & C.R. 3.601 - 3/28/23

**AMEND/APPROVE**

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

Assistant Council Auditor Phillip Peterson explained the amendment.

**AMENDMENT**

**Clarify bond counsel responsibilities in Section 2**



10. [2023-0184](#) ORD Auth the Mayor, or His Designee, to Execute: (1) a Redev Agrmt Among the City, DIA & the Museum of Science & History of Jacksonville, Inc. (MOSH); (2) a Ground Lease Agrmt btwn the DIA and MOSH for the Lease of ±2.5 Acres of City-owned Land Located within the Shipyards Site With an Initial Term of 40 Yrs with Nominal Rent; (3) a Park Design Proj Costs Disbursement Agrmt btwn the City & MOSH for MOSH to Provide at City's Expense the Engineered Plans & Specifications for New City-owned Park & Riverwalk Improvements; (4) A Joint-Use Park Agrmt btwn the City & MOSH; & (5) Related Agrmts as Described in the Redev Agrmt, for the Construction by MOSH of a New, Minimum 75,000 sq ft Museum Facility, & Construction by the City of a New 1.5 Acre Joint-use Park & an Add'l 2.86 Acres of Public Park Space & Riverwalk Improvements & Related Road & Utility Improvements, all on the Northbank of the St. Johns River Within the Downtown East Northbank Downtown Community Redev Area; Prov for City Oversight of the Proj by Public Works & Parks, Rec & Community Svcs; Auth the Execution of all Docs Relating to the Above Agrmts & Transactions, & Auth Technical Changes to the Docs (Sawyer) (Req of DIA)
- 3/14/23 CO Introduced: NCSPHS, F, TEU  
 3/20/23 NCSPHS Read 2nd & Rerefer  
 3/21/23 F Read 2nd & Rerefer  
 3/21/23 TEU Read 2nd & Rerefer  
 3/28/23 CO PH Read 2nd & Rerefer  
 4/3/23 NCSPHS Amend/Approve 6-1 (Cumber)  
 4/4/23 F Amend/Approve 7-0  
 4/4/23 TEU Amend/Approve 6-1 (Cumber)  
 Public Hearing Pursuant to Ch 166, F.S. & C.R. 3.601 - 3/28/23

### AMEND/APPROVE

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

Phillip Peterson explained the amendment. CM Carlucci asked for an explanation of the extensive discussion of this bill in the NCSPHS Committee yesterday. Mr. Peterson said it largely revolved around the private fundraising requirement for MOSH and the possibility of the City making or not making a future contribution to the project. Bruce Fafard, President of MOSH, said they have reached \$16 million in private fundraising and that should increase substantially as this bill is approved and donors can see that the land will be conveyed and the project is moving forward. The COVID pandemic substantially hampered fundraising, but a finalized agreement with the City for the land should help build momentum. CAO Brian Hughes noted the City's \$20 million CIP project that will improve the area around the MOSH location and said that control of the land is always crucial to a fundraising campaign. The value of the City's land contribution is \$7.8 million. Chairman Bowman noted that the current MOSH location will be returned to the City when the museum moves to its new location.

**AMENDMENT**

**1. Place Revised Redevelopment Agreement on file to correct various parcel size references and scrivener's**

**2. Correct scrivener's**

11. [2023-0187](#) ORD-MC re the City's Estab of a Publicly Accessible Website to Publish Public Ads & Public Notices Pursuant to Sec 50.0311 (Publication of Advertisements & Public Notices on a Publicly Accessible Website & Governmental Access Channels), Ch 50 (Legal & Official Advertisements), F.S.; Amend Sec 122.425(Disposition by Auction or Sealed Bid) & Sec 122.430.3 (Exchanges), Subpart B (Real Property Dispositions & Exchanges), Pt 4 (Real Property), Ch 122 (Public Property), Ord Code; Amend Sec 122.811 (Sales of Tangible Personal Property; Prohibition of Sales to Certain Persons) & Sec 122.814 (Disposal of Surplus Timber), Pt 8 (Tangible Personal Property), Ch 122 (Public Property), Ord Code; Amend Sec 362.203 (Declaration of Water Pollution Emergency) & Sec 362.209 (Modification, Extension & Cancellation of Declaration), Pt 2 (Water Pollution Emergency), Ch 362 (Air & Water Pollution), Ord Code; Amend Sec 382.302 (Adjustment of Service Areas) & Sec 382.306 (Public Hearing on Award of New Contract), Pt 3 (Selection of Waste Collection & Disposal Service Areas & Contractors), Ch 382 (Waste Collection & Disposal Service by Contractors & City), Ord Code; Amend Sec 501.109 (Filing Reports), Ch 501 (Jacksonville Enterprise Zone), Ord Code; Amend Sec 656.1015 (Public Awareness), Subpart B (Requirements for Both Civilian & Military Airports), Pt 10 (Regulations Related to Airports & Lands Adjacent Thereto), Ch 656 (Zoning Code), Ord Code; Directing the ITD to Maintain a Publicly Accessible Website Pursuant to Sec 50.0311, F.S.; Prov for Oversight by ITD; Prov for Codification Instructions (Hodges) (Req of Mayor) (Co-Sponsor CM Newby)  
 3/14/23 CO Introduced: R, F, LUZ  
 3/20/23 R Read 2nd & Rerefer  
 3/21/23 F Read 2nd & Rerefer  
 3/22/23 LUZ Read 2nd & Rerefer  
 3/28/23 CO Read 2nd & Rerefer  
 Public Hearing Pursuant to Ch 166, F.S. & C.R. 3.601 - 4/11/23

**DEFER**

12. [2023-0188](#) ORD Approp a \$2,000,000 Grant From the U.S. DOJ, Office of Justice Progs, for the Mayor’s Violence Reduction Center (MVRC) Community-Based Violence Intervention & Prevention Initiative (CVIPI); Auth Positions; Auth the Mayor, or His Designee, & the Corp Secretary to Execute & Deliver, For & On Behalf of the City, an Agrmt with Justice & Security Strategies, Inc.; Auth the Mayor, or His Designee, & the Corp Sec to Execute & Deliver, For & On Behalf of the City, an Agrmt with Family Foundations of Northeast Florida, Inc.; Invoking the Exemption in Sec 126.107 (g) (Exemptions), Pt 1 (General Regulations), Ch 126 (Procurement Code), Ord Code, to Direct Contract With Justice & Security Strategies, Inc. & Family Foundations of Northeast Florida, Inc. for the Provision of Svcs for the MVRC CVIPI; Prov Oversight by the Grants & Contract Compliance Div (B.T. 23-043) (R.C. 23-095) (Staffopoulos) (Req of Mayor) (Co-Sponsor CM Clark-Murray)  
3/14/23 CO Introduced: NCSPHS, R, F  
3/20/23 NCSPHS Read 2nd & Rerefer  
3/20/23 R Read 2nd & Rerefer  
3/21/23 F Read 2nd & Rerefer  
3/28/23 CO PH Read 2nd & Rerefer  
Public Hearing Pursuant to Ch 166, F.S. & C.R. 3.601 - 3/28/23

**DEFER**

13. [2023-0189](#) ORD re the Mental Health Offender Prog (MHOP); Approp \$45,750 From the General Fund GSD - Mental Health Offender Prog Activity to the MHOP Trust Fund (Fund 11528) to Pay for Contractual Svcs for the MHOP; Prov for Disbursement of \$200,000 Originally Approp by Ord 2022-504-E to the 4th Judicial Circuit Courts of FL (\$62,500), the Public Defender for the 4th Judicial Circuit (\$45,000), the State Attorney's Office, 4th Judicial Circuit (\$45,000), & I.M. Sulzbacher Center for the Homeless, Inc. (\$47,500) for the Provision of Svcs for the MHOP; Apv, & Auth the Mayor, or His Designee, & Corp Sec to Execute & Deliver a 3rd Amendment to Svcs Contract Btwn the City & I.M. Sulzbacher Center for the Homeless, Inc. (Sulzbacher) for the Continued Provision of Svcs for the MHOP; Invoking the Exemption in Sec 126.107 (g) (Exemptions), Pt 1 (General Regulations), Ch 126 (Procurement Code), Ord Code, to Allow a Direct Contract with Sulzbacher for the Continued Provision of Svcs for the MHOP; Waiving Sec 118.107 (Nonprofits to Receive Funding through a Competitive Evaluated Award Process), Pt 1 (General Provisions), Ch 118 (City Grants), Ord Code, to Allow a Direct Contract with Sulzbacher; Apv, & Auth the Mayor, or His Designee, & Corp Sec to Execute & Deliver a Svcs Contract btwn the City & the Public Defender's Office, 4th Judicial Circuit, for the Provision of Svcs for the MHOP; Apv, & Auth the Mayor, or His Designee, & Corp Sec to Execute & Deliver a 1st Amend to the Svcs Contract btwn the City & the State Attorney's Office, 4th Judicial Circuit, for the Continued Provision of Svcs for the MHOP; Apv & Auth the Mayor, or His Designee, & Corp Sec to Execute & Deliver a 1st Amendment to Svcs Contract btwn the City & the 4th Judicial Circuit Courts of FL, for the Continued Provision of Svcs for the MHOP; Auth the City to Enter into Amendments to Svcs Contract with MHOP Svc Providers as Necessary to Reallocate Funds as Set Forth Herein; Prov for Oversight by the Grants & Contract Compliance Div (Staffopoulos) (Introduced by CM Salem) (Co-Sponsors CMs Clark-Murray, DeFoor, Boylan, Priestly Jackson, Carrico, Morgan, Pittman, Bowman, White & Carlucci)  
 3/14/23 CO Introduced: NCSPHS, R, F  
 3/20/23 NCSPHS Read 2nd & Rerefer  
 3/20/23 R Read 2nd & Rerefer  
 3/21/23 F Read 2nd & Rerefer  
 3/28/23 CO PH Read 2nd & Rerefer  
 4/3/23 NCSPHS Amend/Approve 7-0  
 4/3/23 R Amend/Approve 6-0  
 4/4/23 F Amend/Approve 7-0  
 Public Hearing Pursuant to Ch 166, F.S. & C.R. 3.601 - 3/28/23

**AMEND/APPROVE**

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

Phillip Peterson explained the amendment. CM Salem said that this agreement will put MHOP on the same budget schedule as the City's fiscal year. David Kilcrease of MHOP provided some statistics about the program's operations and success. Dr. Colleen Bell with the Sulzbacher Center for the Homeless described the mental health issues that make the target population so difficult to deal with and impose tremendous costs on the Sheriff's Office, the courts, and the emergency health care system. CMs Carrico, Morgan, Pittman, Bowman, White, and Carlucci asked to be added as co-sponsors to the legislation. CM Salem said this program and others like it should be strongly considered for their diversionary potential when designing a future replacement jail.

#### **AMENDMENT**

- 1. Revise appropriation amount to \$106,613.72**
  - 2. Revise effective date of Public Defender contract to April 1, 2022**
  - 3. Attach revised Exhibit 1 (BT) to correct appropriation amount to \$106,613.72**
  - 4. Attach revised Exhibit 2 (Third Amendment to Sulzbacher contract) to include revised budget schedule**
  - 5. Attach revised Exhibit 3 (Public Defender contract) to correct effective date to April 1, 2022**
- 
- Transfers the remaining balance within the MHOP General Fund account to the Mental Health Offender Program (MHOP) Trust Fund established pursuant to Ord. 2021-446-E**
  - Authorizes a Third Amendment to the services contract with the I.M. Sulzbacher Center for the Homeless, First Amendments to the services contracts with the State Attorney's Office and Fourth Judicial Circuit Courts, and an initial services contract with the Public Defender's Office for MHOP**
  - Provides for the disbursement of \$200,000 that was included in the FY 22/23 approved budget for MHOP to the Courts (\$62,500), Public Defender (\$45,000), State Attorney (\$45,000) and I.M. Sulzbacher Center for the Homeless (\$47,500)**
  - Authorizes future amendments to the services contracts as necessary to 1) extend the contracts by up to six months to allow for additional time to spend the funds, and 2) reallocate funds between the providers by an amount not to exceed 10% of the maximum indebtedness of each contract**
  - Waives Code Sec. 118.107 (Nonprofits to receive funding through a competitive evaluated award process) to authorize an amendment to the contract with IM Sulzbacher Center for the Homeless to allow for continued provision of services for the MHOP**

14. [2023-0192](#) RESO Designating First Coast Crime Stoppers, Inc. as Duval County's Agent for the Purpose of Applying for & Receiving Money from the FL Crime Stoppers Trust Fund Pursuant to Sec 16.555, F.S., for a Period of 3 Yrs to Exp 2026; Directing the Legislative Svcs Div to Send a Copy of this Reso to the Attorney General's Office, Dept of Legal Affairs, & to First Coast Crime Stoppers, Inc. Upon Its Adoption (Staffopoulos) (Introduced by CMs Freeman, Salem, Ferraro, Pittman & Carlucci) (Co-Sponsors CMs Howland, White, Clark-Murray & Carrico)  
 3/14/23 CO Introduced: NCSPHS, R, F  
 3/20/23 NCSPHS Read 2nd & Rerefer  
 3/20/23 R Read 2nd & Rerefer  
 3/21/23 F Read 2nd & Rerefer  
 3/28/23 CO Read 2nd & Rerefer  
 4/3/23 NCSPHS Approve 7-0  
 4/3/23 R Approve 6-0  
 4/4/23 F Approve 7-0

**APPROVE**

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

CM Carrico asked to be added as a co-sponsor. Chairman Bowman asked about Crime Stoppers' staff and salaries and the percentage of revenues allocated to administration versus crime tip payouts. Jerry Cox with the Crimestoppers board of directors provided information on the agency's various funding sources and its staff.

15. [2023-0204](#) ORD Approp \$100,000 Paid to the City by Eagle LNG Partners Jacksonville LLC for the Provision of Emergency Svcs by the JFRD In & Around the Eagle LNG Liquefied Natural Gas Export Terminal Proj Site; Apv & Auth the Mayor, or his Designee, & the Corp Sec to Execute & Deliver, for & on Behalf of the City, the MOU btwn the City & Eagle LNG Partners Jacksonville LLC; Prov for Oversight by JFRD (B.T. 23-068) (Staffopoulos) (Req of Mayor)  
 3/28/23 CO Introduced: NCSPHS, F  
 4/3/23 NCSPHS Read 2nd & Rerefer  
 4/4/23 F Read 2nd & Rerefer  
 Public Hearing Pursuant to Ch 166, F.S. & C.R. 3.601 - 4/11/23

**READ 2ND & REREFER**

16. [2023-0205](#) ORD Approp \$107,693 in Fund Balance From the Environmental Protection Fund to Provide Funding for the 16th State of the River Report for the Lower St. Johns River Basin; Prov for Waiver of Sec 111.755 (Environmental Protection Fund), Pt 7 (Environment & Conservation), Ch 111 (Special Revenue & Trust Accounts), Ord Code, to Auth Utilization of Funds From the Fund to Continue Funding the Annual State of the River Report; Prov for Waiver of Sec 360.602 (Uses of Fund), Pt 6 (Environmental Protection Fund), Ch 360 (Environmental Regulation), Ord Code, to Allow for the Utilization of Funds From the Fund to Continue Funding the Annual State of the River Report; Apv, & Auth the Mayor, or his Designee, & the Corp Sec to Execute & Deliver an Agrmt btwn the City & JU for the Proj; Invoking the Exemption in 126.107 (g) (Exemptions), Pt 1 (General Regulations), Ch 126 (Procurement Code), Ord Code, to Direct Contract with JU for the Proj; Waiving Sec 118.107 (Nonprofits to Receive Funding Through a Competitive Evaluated Award Process), Pt 1 (General Provisions), Ch 118 (City Grants), Ord Code, to Allow a Direct Contract with JU; 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 the Neighborhoods Dept, EQD; Requiring Annual Reports (B.T. 23-062) (Staffopoulos) (Req of Mayor)  
3/28/23 CO Introduced: R, F, TEU  
4/3/23 R Read 2nd & Rerefer  
4/4/23 F Read 2nd & Rerefer  
4/4/23 TEU Read 2nd & Rerefer  
Public Hearing Pursuant to Ch 166, F.S. & C.R. 3.601 - 4/11/23

**READ 2ND & REREFER**

17. [2023-0206](#) ORD Approp \$1,813,518.84 From Insured Progs Retained Earnings & Misc Insured Progs - Premium Paid GL Auto, Policy & Misc, Aviation, River Walk-City, Blanket Crime-City & Cyber Liability Accounts to Pay Add'l Propty & Other Insurance Premium Costs; Req 1 Cycle Emergency Passage (B.T. 23-072) (Staffopoulos) (Req of Mayor)  
3/28/23 CO Introduced: F  
4/4/23 F Emergency/Approve 7-0  
Public Hearing Pursuant to Ch 166, F.S. & C.R. 3.601 - 4/11/23

**EMERGENCY/APPROVE**

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

Phillip Peterson explained the request for the emergency action. CFO Joey Greive gave an overview of national insurance issues and how those have impacted on City premium costs. CM Carlucci asked to meet with Mr. Greive to discuss insurance premiums related to cyber claims. He said that the entire insurance industry is facing difficult times on various fronts that are increasing costs.

- Appropriates \$1,813,518.84 within the Insured Programs Fund for policy premium increases for property and various other miscellaneous insurance
  - \$1,479,933.84 from the Insured Programs Fund's retained earnings, and
  - \$333,585 from savings within various insurance policies
- Emergency due to premium payments being due April 12, 2023

18. [2023-0208](#) ORD-MC Amend Sec 33.201 (Talent Management Division; Establishment; Functions), Pt 2 (Talent Management Division), Ch 33 (Employee Services Department), Ord Code, to Specify Compensation Functions & to Renumber Subsecs; Amend Secs 33.301 (Compensation & Benefits Division; Establishment; Functions) & 33.302 (Division Chief), Pt 3 (Compensation & Benefits Division), Ch 33, Ord Code, to Remove References to Compensation, Specify the Functions of the Benefits Div, & Renumber Subsecs; Amend Sec 111.471 (City Fitness & Wellness Special Revenue Fund), Pt 4 (Administration, Personnel & Code Regulation), Ch 111 (Special Revenue & Trust Accounts), Ord Code, to Remove References to Compensation; Amend Sec 116.301 (Service Raises Generally), Pt 3 (Service Raises), Ch 116 (Employees & Employee Benefits), Ord Code, to Remove the Dollar Amt, Set Parameters for such Raises, & Delete References to Certain laws of FL; Amend Sec 116.909 (Advertising For Certain Appointed Positions), Pt 9 (Personnel Regulations), Ch 116, (Employees & Employee Benefits), Ord Code, to Allow Boards & Commissions to fill Appointed Positions with Current Employees Without Posting or Advertising the Position; Repealing & Replacing Sec 116.910 (Residence Within City preferred), Pt 9 (Personnel Regulations), Ch 116, (Employees & Employee Benefits), Ord Code, in its Entirety; Creating a New Sec 116.910, Pt 9 (Personnel Regulations), Ch 116, (Employees & Employee Benefits), Ord Code, to Codify Criminal History Records Checks as Required by Sec 166.0442, F.S.; Amend Sec 116.1402 (Special Committee on Group Health Benefits), Pt 14 (Group Health Plan), Ch 116, Ord Code, to Remove References to Compensation; Amend Sec 129.101 (Pay Grades, Salary Ranges, & Salaries), Ch 129 (Compensation of City Officials & Employees), Ord Code, to Remove Table of Pay Grades & Salary Ranges, Remove the Cap on Adjustments to Salary Ranges, Remove the Authorization of Retroactive Salary Adjustments, Make Stylistic Changes, & Correct Scrivener's Errors; Prov Codification Instructions (Teodorescu) (Req of Mayor)  
 3/28/23 CO Introduced: R, F  
 4/3/23 R Read 2nd & Rerefer  
 4/4/23 F Read 2nd & Rerefer  
 Public Hearing Pursuant to Ch 166, F.S. & C.R. 3.601 - 4/11/23

**READ 2ND & REREFER**



19. [2023-0209](#) Ord Auth the Mayor, or his Designee, to Execute: (1) A Redev Agrmt btwn the City & the Duval County Fair Association, Inc. (DCFA); (2) A Ground Lease Agrmt btwn the City & DCFA for the Lease of ±82.37 Acres of City-owned Land at 13611 Normandy Blvd, Adjacent to the Equestrian Center, with an Initial Term of 40 yrs with 3, 10-yr Renewal Options with Nominal Rent; & (3) Related Agrmts as Described in the Redev Agrmt, For the Construction by DCFA of an 80,000 sq ft Exposition Hall & Related Improvements; Prov for City Oversight of the Proj by Public Works; Auth the Execution of All Docs Relating to the Above Agrmts & Transactions, & Auth Technical Changes to the Docs (Sawyer) (Req of Mayor) (Co-Sponsor CM White)  
3/28/23 CO Introduced: NCSPHS, F, TEU  
4/3/23 NCSPHS Read 2nd & Rerefer  
4/4/23 F Read 2nd & Rerefer  
4/4/23 TEU Read 2nd & Rerefer  
Public Hearing Pursuant to Ch 166, F.S. & C.R. 3.601 - 4/11/23

**READ 2ND & REREFER**

20. [2023-0210](#) ORD Approp \$250,000 From the Cecil Commerce Center Trust Fund Gain-Loss Sale Real Propty Acct to the Other Professional Svcs Acct to Procure Add'l Engineering, Design & Permitting Svcs by England, Thims, & Miller, Inc. for Installation of Rail to the Mega Site at Cecil Commerce Center (B.T. 23-070) (Staffopoulos) (Req of Mayor) (Co-Sponsor CM White)  
3/28/23 CO Introduced: NCSPHS, F, TEU  
4/3/23 NCSPHS Read 2nd & Rerefer  
4/4/23 F Read 2nd & Rerefer  
4/4/23 TEU Read 2nd & Rerefer  
Public Hearing Pursuant to Ch 166, F.S. & C.R. 3.601 - 4/11/23

**READ 2ND & REREFER**

21. [2023-0211](#) ORD Approp \$500,000 From the Cecil Commerce Center Trust Fund, Gain-Loss Sale Real Propty Acct to the 2023 Auth Capital Projs Fund, Cecil Piping Repair - Other Construction Costs Acct for the Cecil Piping Repair Proj; Amend the 23-27 5-yr CIP Appvd by Ord 2022-505-E to Reflect this Approp of Funds to the Proj (B.T. 23-069) (Staffopoulos) (Req of Mayor)  
3/28/23 CO Introduced: NCSPHS, F  
4/3/23 NCSPHS Read 2nd & Rerefer  
4/4/23 F Read 2nd & Rerefer  
Public Hearing Pursuant to Ch 166, F.S. & C.R. 3.601 - 4/11/23

**READ 2ND & REREFER**

22. [2023-0212](#) ORD Approp \$5,600,000 From the Debt Mgmt Fund, Long Term Debt Issued Acct to the 2023 Auth Capital Proj, Cecil Wetlands - DM Land Account to Provide Funding for the Cecil Wetlands Proj at the Cecil Mega Site; Amend Ord 2022-504-E, the FY 22-23 Budget Ord, to Replace the 5th Revised Schedule B4 to Reflect this Approp of Funds to the Proj; Amend the 23-27 5-yr CIP Appvd by Ord 2022-505-E to Reflect this Approp of Funds to the Proj (B.T. 23-071) (Staffopoulos) (Req of Mayor) (Co-Sponsor CM White)  
3/28/23 CO Introduced: NCSPHS, F  
4/3/23 NCSPHS Read 2nd & Rerefer  
4/4/23 F Read 2nd & Rerefer  
Public Hearing Pursuant to Ch 166, F.S. & C.R. 3.601 - 4/11/23

**READ 2ND & REREFER**

23. [2023-0214](#) ORD Approp \$62,814,968 From the Debt Mgmt Fund to Fund the Construction of the Medical Examiner Facility 04 Proj, & Auth Borrowing From the City's Commercial Paper Facility &/or Issuance of Fixed-rate Debt in the Cumulative, not-to-exceed amt of \$62,814,968 & Approp thereof to Provide Funds for the Proj; Purpose of Approp; Amend 2022-504-E, the FY 22 Budget Ord, to Replace 5th Revised Schedule B4, the FY 22-23 Debt Mgmt Fund Detail, & 2nd Revised Schedule B4b, the FY 22-23 Capital Improvement Projects Funded via Borrowing, to Auth the Borrowing &/or the Issuance of Fixed-rate Debt for the Proj; Amend the 23-27 5-yr CIP Appvd by Ord 2022-505-E; Prov for City Oversight by Public Works; Req 1-Cycle Emergency Passage (B.T. 23-075) (Sawyer) (Req of Mayor)  
3/28/23 CO Introduced: NCSPHS, F  
4/3/23 NCSPHS Emergency/Amend/Approve 7-0  
4/4/23 F Emergency/Amend/Approve 7-0  
Public Hearing Pursuant to Ch 166, F.S. & C.R. 3.601 - 4/11/23

**EMERGENCY/AMEND/APPROVE**

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

CAO Brian Hughes explained the request for the emergency to get the project underway as soon as possible. The schedule is being compressed and the building should be completed by the end of 2025. CM Morgan said this project is one of several that have been vital needs during her time on the City Council. Dr. Robert Piatek, Chief Medical Examiner, described the tremendous workload the office handles and the large increase in the staff over the years in a facility too small to meet current needs.

**AMENDMENT**

- **Attach Revised Exhibit 1 (BT) to include executed version of the BT in accordance with Section 106.301**
- **Attach Revised Exhibit 2 (6th Revised Schedule B4 and 3rd Revised Schedule B4b) to correct borrowing amount and scrivener's**

- **Total project cost is increasing from \$48.5 million to \$89 million**
- **Estimated annual debt service on the total project cost is approximately \$5 million**
- **Nature of the emergency is that the existing facility is outdated and over-burdened and this legislation authorizes funding as necessary to commence construction of a new facility in the current fiscal year**

24. [2023-0215](#) ORD Auth the Mayor, or his Designee, & the Corp Sec to Execute a Contract Amendment with Jacksonville Historical Society, Inc. (JHS) to Extend the Term of its FY 22-23 City Grant Agrmt with the City by a Period of 6 Months, & to Clarify the City's Maximum Indebtedness Thereunder; Prov for Oversight by the Finance & Administration Dept, Div of Grants & Contract Compliance (Wilson) (Introduced by CM Carlucci)  
3/28/23 CO Introduced: NCSPHS, F  
4/3/23 NCSPHS Read 2nd & Rerefer  
4/4/23 F Read 2nd & Rerefer  
Public Hearing Pursuant to Ch 166, F.S. & C.R. 3.601 - 4/11/23

**READ 2ND & REREFER**

CM Carlucci said the Executive Director of the Jacksonville Historical Society was present to answer any questions council members may have.

25. [2023-0216](#) ORD-MC Approp \$65,000.00 From a Special Council Contingency Acct to Provide Funding for Regulatory Signage; Amend Sec 614.132 (Regulations on Operation of Boats), Ch 614 (Public Order & Safety), Ord Code, to Estab the Boating-restricted Area in the Arlington River Around the Cesery Bridge; Prov for Design & Implementation; Prov for Oversight; Prov for Codification Instructions (Mairs) (Introduced by CMs Howland & Morgan)  
3/28/23 CO Introduced: NCSPHS, R, F, JWC  
4/3/23 NCSPHS Read 2nd & Rerefer  
4/3/23 R Read 2nd & Rerefer  
4/4/23 F Read 2nd & Rerefer  
Public Hearing Pursuant to Ch 166, F.S. & C.R. 3.601 - 4/11/23

**READ 2ND & REREFER**

**Council Auditor's Office Summary**  
**Bill 2023-184 – MOSH****Summary:**

- **Authorizing a redevelopment agreement (RDA) between the City and the Museum of Science and History of Jacksonville (MOSH) to facilitate the construction of a new “iconic” and integrated museum to be located on City owned property within the Shipyards area**

**MOSH Contribution:**

- **Construction of new “iconic” museum, requiring:**
  - **Minimum capital investment of \$85,000,000**
  - **Minimum enclosed space of 75,000 square feet**
  - **Minimum exhibit and gallery space of 50,000 square feet**
- **Maintenance of 1.5 acres joint-use park (excluding capital maintenance)**
- **Design surrounding park (reimbursable up to \$880,000 by City)**

**City Contribution:**

- **40 year, 2.5 acre ground lease (unimproved land) at a rate of \$1 per year**
  - **One extension option of 10 years**
- **Non-exclusive use of 1.5 acres of adjacent park area**
- **Related future City Construction (current appropriation available of \$19.8 million)**
  - **Road and Utility Infrastructure (extending A. Philip Randolph to the project site)**
  - **Riverwalk Improvements**
  - **Park Improvements**

**Performance Schedule:**

- **Executed Park Design agreement within 6 months of RDA effective date**
- **Satisfy Museum Ground Lease prerequisites, including Funding Milestone (\$40,000,000), execute Museum Ground Lease, and commence Museum Improvements by 12/31/23**
- **Complete Park Design by 9/30/24**
- **Complete Museum Improvements by 12/31/27**
- **DIA CEO may extend the performance schedule by 6 months and an additional 6 month extension is allowed with DIA Board approval**

**COMMENTS:**

- **There are no specifically stated penalties in the Redevelopment Agreement, besides general default, to address a failure by MOSH to meet the minimum development requirements**
- **While MOSH is prohibited from utilizing City funding to meet the requirements of the Funding Milestone (\$40 million), there are no similar prohibitions related to reaching the full \$85 million minimum capital investment**
- **The Jaguars must agree to reduce or accept alternate parking as part of their lease with the City prior to closing on the Museum Parcel**

**ROI - DIA has calculated a 20-year ROI of 0.35**

**Public Comment**

Davis Bales with First Coast Rowing Club asked about the legislative process for Ordinance 2023-216, which he supports.

Carnell Oliver said state bill HB 1331 puts an asset of the City at risk and is being promoted by private parties that have an interest in the outcome. Things need to be done the right way. There's no trust in elected officials. The City needs more revenue to deal with the flood of people moving to Jacksonville.

**NOTE: The next regular meeting will be held Tuesday, April 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 4.5.23 11:00 a.m.