

CRA Regular Board
Quincy City Hall Chambers
Quincy, Florida

Regular Meeting
August 9, 2011
5:00 P.M.

The CRA Regular Board met in a Regular Session on Tuesday, August 9, 2011 at 5:00 P.M., Chairman Derrick Elias called the meeting to order.

Present:

Board Members: Angela Sapp, Andy Gay, and Keith Dowdell

Absent: Board Member Larry Edwards

Also Present:

CRA Manager Charles J. Hayes
CRA Attorney Larry K. White

Chairman Elias moved for the Board to excuse Board Member Edwards from the August 9, 2011 meeting. **Board Member Gay made the motion to approve the absence of Board Member Edwards and Board Member Dowdell's tardiness. Board Member Dowdell enter the meeting at 5:19 p.m. Board Member Sapp seconded the motion. Votes were Unanimous. Motion Carried.**

Approval of the Agenda:

It was motioned to approve the Agenda for the CRA Regular Board Meeting dated Tuesday, August 9, 2011. Board Member Sapp made the Motion and Board Member Gay seconded the Motion. Votes were Unanimous. Motion Carried.

Approval of the Minutes:

Board Member Gay made the motion to approve the CRA Regular Board minutes dated July 12, 2011 with any necessary corrections. Board Member Sapp seconded the motion. Votes were Unanimous. Motion Carried.

Up-Date of the CRA Housing / Façade Grant:

Mr. Hayes stated per request of the Board he was required to give an update of the CRA housing Rehab and the Façade Grant that have been completed throughout the program. Starting with Ms. Bertha Bradwell located at 1943 Hamilton Street was a complete rehab; Edgar Bradwell, 1821 MLK BLVD, was one of the second houses that CRA Rehab, which included mainly the interior work (electrical and plumbing) with limited work completed for the exterior of the house; Patricia Bradwell, 1033 Green Street, complete rehab (interior and exterior); Ruth Bradwell, 1935 Hamilton Street, a newly built house; Carolyn Brooks, 208 Wallace Drive, had the roof replaced, electrical upgrade and interior painting; and Sally Carter, 415 Williams Street, a complete interior rehab. Mr. Hayes noted that Ms. Carter's house is in foreclosure and has a lien placed on it from the City. Mr. Hayes yielded to Attorney White for the correct process in issuing a lien. Attorney White explains the process of a lien is the amount of money that the property sales for and any overage that remains from the sale the City would receive the overage of the sale amount. Chairman Elias stated that his reflection was that the Board policy was for the recipient to be the owner of the home; and he questioned whether or not persons who apply for assistance for the rehab housing program had to be the homeowner. Mr. Hayes stated that we are in line with the State Policy which requires the recipient to have a mortgage in good standing. Board Member Gay asked what is the total investment for the rehab. Mr. Hayes stated that he would have to acquire that information and present it at a later date. Board Member Gay suggested to the Board that he would like to see a table implementing energy savings, showing the difference in the rehab now and the utility bills. Annie Cunningham, 610 7th, had minimum amount of work completed to her home which included a wheel chair ramp, upgrade to the electrical work inside the home, and a new roof. Ora Daniels, 408 South 9th Street, home was newly built. Lucille Dillard, 410 Cleveland Street, had the standard HUD requirements completed to her home which included a new roof, replacing the windows, doors, insulation and

painting the exterior of the home. Alice Dupont, 404 South Stewart Street, exterior and interior of the house was painted, new roofing, insulation to the attic, and changed the interior doors. Henry Green, 507 South Thomas Street, windows replaced, a new roof, painted the interior and heating and air. James Holland, 1017 West Clark Street, first ground-up construction CRA completed. Fannie B. Jackson, 513 South Main Street, newly constructed. L.C. and Janice Jackson, 1020 MLK Jr. BLVD., most of the interior done, replaced the roofing and windows, and built a room handicap accessible. Sally Jefferson, 1510 MLK JR. BLVD., the very first house done by CRA which consisted of redoing the entire interior of the home and painting the exterior of the house. Ms. Ineva Nealy, 1007 West Clark Street, CRA's second house newly constructed. Susie Stafford, 304 WGF&A Drive, replaced roofing, upgraded the AC Unit, insulation and some painting on the trimming of house. Dorothy West, 425 South 12th Street, was a partial rehab of CDBG house. The CRA gutted half of the house, electrical, and the exterior painting. Joetter Young, 109 Davis Street, was a newly completed house. Partnership with Habitat of Humanity, the CRA partnered with Habitat of Humanity by donating \$3,500 for a newly constructed home. Façade Grant, Bud's Package store the bathroom was redone. CEDO building had a new façade and painting. Divine Grace (Latrenda Goldwire) infrastructure and a complete electrical upgrade. Gadsden Arts enter the CRA gave a sponsorship of \$10,000. Good Sheppard Lodge (Ms. Lossie Jackson) infrastructure, a complete rehab inside the building and some exterior and bathrooms. Hope Institute Organization (Anthony Parker) called Crisis Town is considering purchasing this property. Lincoln Community Center (Lois P. Steven) had work done on the inside and sewer system rerouted. Main Street Café (Rachel Layer'd) formally known as Mrs. Helen's Café De'Art which was awarded the Façade Grant. Board Member Gay asked did Rachel Layer'd buy Mrs. Helen's Café De'Art. Mr. Hayes responded that Rachel Layer'd purchased the franchise from Mrs. Helen and leased the building from Gadsden Arts Center which is the owner of the building. Board Member Sapp asked could the business owner sell the property within for two years instead of five years. Mr. Hayes stated that the business owner would have to have a thriving business for two years in order to not repay the loan. Nisey's Tasty Seafood (Denise Cunningham) business is still striving; however, business owner seems to be filling the crunch from the new business that is developing in the downtown area. Stitch and Sew (Lizzie Betsey) business had some energy efficient work complete. Tau Zeta Alumni, Zeta Phi Beta Sorority (Lillie Jackson) also had some energy efficient work completed and exterior painting was completed. Quincy Conference Center (Elizabeth S. Clay) had some roofing repaired and some inside painting completed. Quincy Music Theatre annual sponsorship, the City of Quincy partnered with the Leaf Theatre and agreement with the theatre to show movies. Mr. Hayes stated that he was missing two Rehab houses and two Façade Grants: Ms. Johnnie Mae Walker and Ms. Louise Gennie. Façade Grant: Don Hair Repair and Parkway Center.

Status of TanYard Creek Park:

Mr. Hayes stated to the Board, because of the rain, the park is two and a half weeks behind schedule. He noted that he had a meeting with the contractor and he agreed to work on the weekend. Mr. Hayes mentioned to the Board that the Florida Community Trust (FCT), which is part of the State, made a visit to the park and stated that upon agreement of the purchase of the park is to be as impervious as possible. Mr. Hayes noted to satisfy FCT, Plan B is to change the pave parking space and replace with rocks for the parking space. Mr. Hayes confirmed the completion of the last pavilion should be Friday, August 12, 2011, and noted that he was in the process of getting new bids for the restroom and amphitheater. Mr. Hayes stated that once the park is completed he would like for the company that is in charge of the landscaping to maintain the grounds for a year. Mr. Hayes stated that his plans are to acquire a proposal from the company to present to the Board. Mr. Hayes noted his second plan is an agreement with the Sheriff Department to use their inmates. Chairman Elias stated to the Board that he would like for Mr. Hayes to present to the Board a plan on how the maintenance of the park would be completed. Chairman Elias also stated that he would like a policy in place for the use of the park once the park is completed. Mr. Hayes stated that his plans are to have something in writing to present to the Board before the park opens. Board Member Gay asked will there be power hook-ups in the area for those who might want to vend. Mr. Hayes stated that as of right now there were not any power hook-ups in the area; but will talk with the contractor to see about placing hook-ups in the area for vending.

Finance Report:

No Comments

Manager Report:

No Report

Attorney Report:

No Report

Board Members Concern:

Board Member Gay asked Mr. Hayes did he have any projections for TIFF dollars for the next budget year. Mr. Hayes stated that he did not have any projection for the TIFF dollars for next year. Mr. Hayes noted that he would have to meet with the Finance Director for the TIFF funds for next year. Board Member Gay asked Ms. Moore did she anticipate any reduction with the TIFF funds. Ms. Moore stated that she believed that the funds for the TIFF dollars will be the same amount as last year. Chairman Elias asked who were the sponsors for the Main Street event. Mr. Hayes stated that the events that are held downtown are sponsored by CRA/Main Street monthly; however, we do have separate sponsors for the events that are held downtown on the square who may sponsor an event in the amount of \$100 to \$1,000. Chairman Elias asked Mr. Hayes about Ms. Wil Smith's home that had concerns with repairs that was done on her air conditioning unit. Mr. Hayes stated that he did speak with Ms. Smith; however, he could not help her because her house was through the CDBG program. Chairman Elias asked Mr. Hayes beyond TanYard Creek what other projects will CRA be doing. Mr. Hayes stated that the next project will consist of the Beautification Grant that will focus on the downtown area. Board Member Sapp stated her first concern deals with the status of the house on 7th Street. Mr. Hayes reported that the yard was cleaned, but the law firm still is waiting to hear from Mrs. Robertson before the house can be demolished. Board Member Sapp asked what will be going on downtown Friday, August 12th. Mr. Hayes stated for the first part of the music festival there will be entertainment for the younger generation starting at 6:45 p.m. - 7:15 p.m. with a young artist that goes by the name of J-Luv; then immediately following that performance the regular music for downtown will begin.

Adjournment:

With no further business to discuss, Chairman Elias made a motion to adjourn the CRA Regular Board Meeting, seconded by Board Member Sapp.

Chairman Derrick Elias
Presiding for the CRA Regular Board