



MEETING 1

KINGSOUTEL CROSSING
COMMUNITY REDEVELOPMENT AREA AGENCY BOARD MEETING
Council Chambers, 1st Floor City Hall, 117 West Duval St.
Jacksonville, FL 32202
Tuesday, August 8, 2023 - 4:00 PM

AGENDA

MEMBERS: Ron Salem, Chair	
Ju’Coby Pittman, Vice Chair	Terrance Freeman, Board Member
Ken Amaro, Board Member	Reggie Gaffney, Jr., Board Member
Raul Arias, Jr., Board Member	Michael Gay, Board Member
Michael Boylan, Board Member	Nick Howland, Board Member
Joe Carlucci, Board Member	Rahman Johnson, Board Member
Matt Carlucci, Board Member	Will Lahnen, Board Member
Kevin Carrico, Board Member	Chris Miller, Board Member
Tyrone Clark-Murray, Board Member	Jimmy Peluso, Board Member
Rory Diamond, Board Member	Randy White, Board Member
I.	CALL TO ORDER – Chair
	Announcement of Quorum – Legislative Services
II.	ACTIONS ITEMS – Chair
	Approval of the May 9, 2023, Meeting Minutes
	Consideration of \$2,210,193.57 in Additional Funding for the New Kings Road Capital Improvements Project (Resolution KSC/CRA-2023-03) Public Comment (Prior to Vote)
III.	NEW BUSINESS
IV.	OLD BUSINESS
V.	PUBLIC COMMENTS
VI.	ADJOURNMENT



**KINGSOUTEL CROSSING
COMMUNITY REDEVELOPMENT AGENCY BOARD MEETING
COUNCIL CHAMBERS
117 WEST DUVAL STREET, JACKSONVILLE, FL 32202
TUESDAY, MAY 9, 2023**

**MEETING MINUTES
TUESDAY, MAY 9, 2023 – 4:00 P.M.**

Location: Council Chambers, 1st Floor, City Hall at St. James, 117 West Duval Street, Jacksonville, FL 32202

Agency Board Members Present: Agency Board Chair Terrance Freeman, Agency Board Members Reggie Gaffney, Jr., Sam Newby, Matt Carlucci, Al Ferraro, Joyce Morgan, LeAnna Cumber, Michael Boylan, Randy DeFoor, Randy White, Ron Salem, Aaron Bowman, Danny Becton, Kevin Carrico, Nick Howland and Tyrona Clark-Murray

Agency Board Members Excused: Agency Board Vice-Chair Brenda Priestly-Jackson, Agency Board Members Ju’Coby Pittman and Rory Diamond

I. CALL TO ORDER

Chair Freeman called the KingSoutel Crossing Community Redevelopment Agency (KSC/CRA) Board meeting to order at approximately 4:02 p.m. A quorum was confirmed.

II. ACTION ITEMS

APPROVAL OF THE FEBRUARY 14, 2023 KINGSOUTEL CROSSING COMMUNITY REDEVELOPMENT AGENCY (KSC/CRA) BOARD MEETING MINUTES

A MOTION WAS MADE AND SECONDED APPROVING THE FEBRUARY 14, 2023, KINGSOUTEL CROSSING COMMUNITY REDEVELOPMENT AGENCY BOARD MEETING MINUTES. THE MOTION PASSED UNANIMOUSLY 16-0-0.

CONSIDERATION OF FY 2023/2024 PROPOSED BUDGET (RESOLUTION KSC/CRA-2023-02)

Ms. Nasrallah provided an overview of KingSoutel Crossing CRA Resolution KSC/CRA-2023-02.

Chair Freeman opened the floor for public comment of which there was none.

A MOTION WAS MADE AND SECONDED TO APPROVE THE KINGSOUTEL CROSSING COMMUNITY REDEVELOPMENT AGENCY BOARD RESOLUTION KSC/CRA-2023-02 ADOPTING A FY 2023/2024 PROPOSED BUDGET; PROVIDING AN EFFECTIVE DATE. THE MOTION PASSED UNANIMOUSLY 16-0-0.

III. NEW BUSINESS

No new business was discussed.

IV. OLD BUSINESS

No old business was discussed.

V. PUBLIC COMMENTS

There were no comments from the public.

VI. ADJOURNMENT

There being no further business, Chair Freeman adjourned the KingSoutel Crossing CRA Agency Board meeting at approximately 4:06 p.m.

The written minutes for this meeting are only an overview of what was discussed. For verbatim comments of this meeting, an audio file of the meeting is available in its entirety upon request. Please contact Michelle Stephens at (904) 255-5452, or by email at msteph@coj.net.

Summary for Resolution KSC/CRA 2023-03

The KSC Advisory Board recommends spending an additional \$2,210,193.57 on the New Kings Road Capital Improvements Project, a Complete Streets and Context Sensitive Design project in conjunction with the Florida Department of Transportation

Complete Street programming takes vehicle dominated thoroughfares and redevelops them using decorative lighting, street furniture, landscaping of medians and ROW, multiuse paths, sidewalks, crosswalks, and gateway features.

The Advisory Board selected this project from the 2017 CRA Redevelopment Plan Update Page 4-20, which states that the CRA should actively work with the Florida Department of Transportation for New Kings Road/US 1 to incorporate Complete Streets and Context Sensitive Design practices and programs. The project will occur on New Kings Road (US 1) from the intersection of Soutel Drive to Trout River Blvd.: approximately 2.2 miles through the CRA area.

This is a phased project that begins with analysis or an availability assessment including a ROW Survey, sidewalk assessment with a possible pedestrian connectivity plan, intersection traffic studies, a look at landscaping and hardscape design using neighborhood design standards.

Since New Kings Road is owned by FDOT, the City of Jacksonville's Public Works Department will coordinate with FDOT to meet all FDOT standards and requirements.

RESOLUTION KSC/CRA-2023-03

A RESOLUTION OF THE KINGSOUTEL CROSSING COMMUNITY REDEVELOPMENT AGENCY (“KSC/CRA”) APPROVING THE ALLOCATION AND TRANSFER OF \$2,210,193.57 WITHIN THE FY 2022/2023 AMENDED BUDGET AS ADDITIONAL FUNDING FOR THE KSC CRA NEW KINGS ROAD CAPITAL IMPROVEMENTS PROJECT; DIRECTING THAT ADDITIONAL INVESTMENT POOL EARNINGS AND EXCESS FUNDS BE ALLOCATED TO THE NEW KINGS ROAD CAPITAL PROJECT; AUTHORIZING THE MAYOR AND CORPORATION SECRETARY TO EXECUTE AND DELIVER ALL CONTRACTS; PROVIDING FOR OVERSIGHT BY THE PUBLIC WORKS DEPARTMENT IN CONJUNCTION WITH THE OFFICE OF ECONOMIC DEVELOPMENT; PROVIDING AN EFFECTIVE DATE.

WHEREAS, on August 10, 2022, the KingSoutel Crossing Community Redevelopment Agency (“KSC/CRA”) Board approved Resolution KSC/CRA-2022-03 adopting the KSC CRA New Kings Road Capital Improvements Project (“Project”) and allocating \$1,615,930.43 to the Project; and

WHEREAS, on June 22, 2023, the KSC/CRA Advisory Board voted unanimously to recommend to the KSC/CRA Board that the remaining balance of “Unallocated Plan Authorized Expenditures” be allocated to the Project in the FY 2022/2023 Amended Budget; and

WHEREAS, there is currently \$2,210,193.57 remaining in the FY 2022/2023 KSC/CRA Budget line item “Unallocated Plan Authorized Expenditures” and the Board desires to allocate this balance of funding in order to complete the aforementioned project; and

WHEREAS, in accordance with Sec. 106.341, *Ordinance Code*, the KSC/CRA Board has been given the authority to allocate and transfer funds from “Unallocated Plan Authorized Expenditures” to existing or new Plan Authorized Expenditures without further Council approval; now therefore,

BE IT RESOLVED by the KSC/CRA Board:

Section 1. Allocation of Funds. Pursuant to Sec. 106.341, *Ordinance Code*, the KSC/CRA Board allocates a total of \$2,210,193.57 from “Unallocated Plan Authorized

Expenditures” to the existing KSC CRA New Kings Road Capital Improvements Project, thereby amending the maximum indebtedness, without further Council approval.

Section 2. Revenue Transfer. Pursuant to Sec. 106.344, *Ordinance Code*, a CRA Budget Transfer Form and CRA Capital Project Sheet are attached hereto as **Exhibit A**.

Section 3. Direction of Excess Funds. Funds remaining after all obligations have been paid in the KSC/CRA Trust Fund for FY 2022/2023 shall be obligated to the New Kings Road Capital Improvements Project.

Section 4. Authorizing Execution. Pursuant to Sec. 500.116, *Ordinance Code*, the Mayor, or his or her designee, and the Corporation Secretary, are authorized to execute and deliver all contracts and documents approved and authorized by the Board related to KSC CRA New Kings Road Capital Improvements Project.

Section 5. Oversight. The Board requests that the Mayor direct the Public Works Department to provide oversight in conjunction with the Office of Economic Development on the aforementioned projects.

Section 6. Effective Date. This Resolution shall become effective upon a majority vote of the Board and upon execution by the Chair.

WITNESS:

**KINGSOUTEL CROSSING
COMMUNITY REDEVELOPMENT
AGENCY**

Signature

Ronald B Salem, Chairman

Print

Date signed: _____

VOTE: In Favor:

Opposed:

Abstained:

FORM APPROVAL:

Office of General Counsel

CRA Budget Transfer Form
 City of Jacksonville, Florida
COMMUNITY REDEVELOPMENT AGENCY

KingSoutel Crossing
 Name of Community Redevelopment Agency

Yes
 Plan Capital Project (Yes or No)
 (if applicable fill out CRA Capital Project Form)

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 Council District (s)

Description of Expenditure Request:

The purpose is the transfer the remaining balance of Unallocated Plan Authorized Expenditures to the New Kings Road Capital Improvements project. Any additional investment pool earnings through FYE and other funds remaining at FYE after all obligations are met will also be transferred to the project.

\$2,210,193.57
 Total Amount of Expenditure Request

TBD
 Anticipated Expenditure Commencement Date

TBD
 Anticipated Expenditure Completion Date

549006 & 565050
 Applicable Approved CRA Budget Line Items For Expenditure

\$2,210,193.57
 Available Funds in Approved CRA Budget Line Items

Date Rec'd.	Date Fwd.	CRA Board Administrator Approval
7/17/23	7/17/23	

CR23-019 BUDGET OFFICE

Date Rec'd.	Date Fwd.	Budget Offices Approval
7-20-23	7-20-23	

ACCOUNTING DIVISION

Date Rec'd.	Date Fwd.	Comptroller Approval
	7/20/23	

Budget Office and Accounting approval required to verify available funds and for any necessary finance activity / line item changes.

CRA BOARD APPROVAL

Date Rec'd.	Date Fwd.	CRA Board Chair Approval

\$2,210,193.57
 Expenditure Amount Approved by CRA Board

KSC/CRA-2023-03
 CRA Board Resolution Number

08/08/23
 Resolution Date

Exhibit A
 Resolution KSC/CRA-2023-03
 Page 1 of 4

CRA Budget Transfer Line Item Detail

* This element of the account string is titled project but it houses both projects and grants.

TRANSFER FROM: (Revenue line items in this area are being appropriated and expense line items are being de-appropriated.)

Rev Exp	Fund Title	Activity / Grant / Project Title	Line Item / Account Title	Amount	Fund	Center	Accounting Codes				
							Account	Project *	Activity	Interfund	Future
Total: \$4,420,387.14											
EXP	King Soutel Crossing CRA Trust Fund	JXSF Citywide Industry Development / CRA Plan Authorized Expenditures	Unallocated Trust Fund Authorized Exp	\$2,210,193.57	10805	191021	549006	000000	00001309	00000	0000000
REV	King Soutel Crossing CRA Trust Fund	EDCP King-Soutel CRA Capital Projects - Industry Developmen / New Kings Road Capital Improvements	Investment Pool Earnings	\$49,942.57	10805	191021	361101	010548	00000000	00000	0000000
REV	King Soutel Crossing CRA Trust Fund	EDCP King-Soutel CRA Capital Projects - Industry Developmen / New Kings Road Capital Improvements	Property Taxes	\$2,160,251.00	10805	191021	311010	010548	00000000	00000	0000000

TRANSFER TO: (Revenue line items in this area are being de-appropriated and expense line items are being appropriated.)

Rev Exp	Fund Title	Activity / Grant / Project Title	Line Item / Account Title	Amount	Fund	Center	Accounting Codes				
							Account	Project *	Activity	Interfund	Future
Total: \$4,420,387.14											
EXP	King Soutel Crossing CRA Trust Fund	EDCP King-Soutel CRA Capital Projects - Industry Developmen / New Kings Road Capital Improvements	Other Construction Costs	\$2,210,193.57	10805	105312	565050	010548	00000000	00000	0000000
REV	King Soutel Crossing CRA Trust Fund	JXSF Citywide Industry Development / CRA Plan Authorized Expenditures	Investment Pool Earnings	\$49,942.57	10805	191021	361101	000000	00001308	00000	0000000
REV	King Soutel Crossing CRA Trust Fund	JXSF Citywide Industry Development / CRA Plan Authorized Expenditures	Property Taxes	\$2,160,251.00	10805	191021	311010	000000	00001308	00000	0000000

Note: Accounting will need to move revenue actuals from Activity 00001308 to Project 010548.

Accounting to move actuals - G

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KSC CRA BCEA BALANCES

CR23-TBD

7/13/2023

PROPERTY TAXES

Fund	Center	Account	Project	Activity	Interfund	Future	Year to Date Period	Total Budget	Commitments	Obligations	Other Consumption	Expenditures	Total Consumption
10805	191021	311010	000000	00001308	00000	0000000	Jul 23	2,249,182.00	0.00	0.00	0.00	2,249,182.00	2,249,182.00

INVESTMENT POOL EARNINGS

Fund	Center	Account	Project	Activity	Interfund	Future	Year to Date Period	Total Budget	Commitments	Obligations	Other Consumption	Expenditures	Total Consumption
10805	191021	361101	000000	00001308	00000	0000000	Jul-23	77,297.57	0.00	0.00	0.00	77,297.57	77,297.57

UNALLOCATED PLAN AUTHORIZED EXPENDITURES

Fund	Center	Account	Project	Activity	Interfund	Future	Year to Date Period	Total Budget	Commitments	Obligations	Other Consumption	Expenditures	Total Consumption
10805	191021	549006	000000	00001309	00000	0000000	Jul 23	2,210,193.57	0.00	0.00	0.00	0.00	2,210,193.57

CRA CAPITAL PROJECT SHEET

(This Project is a CRA Capital Project and is NOT included in the City's Five Year Capital Improvement Plan)

Project Title: New Kings Rd Capital Improvements Council District(s): District 10
 Project Location: New Kings Road from the Intersection of Soutel Drive to Trout River Blvd.
 CRA Name: KingSoutel Crossing Project Number (to be Provided by Budget Division): 010548
 CRA Board Res No.: KSC/CRA-2023-03 CRA Trust Fund: 10805 Useful Life: TBD Project Completion Date: TBD

Project Description:

Funding includes an initial Availability Assessment of New Kings Road followed by a Right-of-Way Assessment, Design and Project Construction

Justification/ Explanation of Authorization in CRA Plan:

Excerpts as stated on Page IV-20 of the KSC/CRA Redevelopment Plan: Improve and Maintain Streetscapes and Park Spaces – Streetscape projects are intended to beautify public rights-of-way, provide safe opportunities for pedestrian/bicycle travel, and provide upgrades of roadways and intersections. Beautification projects may include landscaping of medians and rights-of-way, undergrounding or relocation of utilities, decorative lighting, street furniture, and gateway features at its entrances. Empphasize pedestrian/bicycle mobility and safety with construction of sidewalks/pedways, enhanced transit stops, and intersection improvements. 1. Actively monitor the Florida Department of Transportation plans for New Kings Road to incorporate Complete Streets and Context Sensitive Design practices and programs into all retrofits. 2. Identify areas programed for infrastructure improvements with FDOT and the City including water/wastewater, drainage, parking, traffic lights, sidewalks, landscaping and new signage. 3. Develop a streetscape plan including site furnishings, lighting, landscaping, decorative pavers and signage. 4. Integrate traffic calming techniques throughout the internal roadway system to enhance safety.

Pay-Go (CRA Trust Fund)

Funding Sources	Total	Prior Years	FY 22-23	FY 23-24	FY 24-25	FY25-26	FY26-27	Beyond 5th
Transfer Between Projects	\$ -							
Debt Proceeds / Borrowed Funds	\$ -							
Pay-Go (CRA Trust Fund)	\$ 3,826,124	1,615,930	2,210,194					
Interest Earnings	\$ -							
Contribution from Private Source	\$ -							
Grant / Trust Fund / Other	\$ -							
Totals	\$ 3,826,124	\$ 1,615,930	\$ 2,210,194	\$ -	\$ -	\$ -	\$ -	\$ -

Expenditures/Project Phase	Total	Prior Years	FY 22-23	FY 23-24	FY 24-25	FY25-26	FY26-27	Beyond 5th
Design & Engineering	\$ -							
Land Acquisition & Site Preparation	\$ -							
Construction	\$ 3,826,124	1,615,930	2,210,194					
Capital Equipment	\$ -							
Misc. Equipment & Furnishings	\$ -							
Totals	\$ 3,826,124	\$ 1,615,930	\$ 2,210,194	\$ -	\$ -	\$ -	\$ -	\$ -

(if applicable)

Operating Budget Impact	Total	FY 21-22	FY 22-23	FY 23-24	FY 24-25	FY25-26	Beyond 5th
Full Time Equivalents	\$ -						
Personnel Expenses	\$ -						
Contractual Services	\$ -						
Utilities	\$ -						
Materials/Supplies	\$ -						
Equipment	\$ -						
Annual Debt Service	\$ -						
Totals	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -