

MINUTES OF A REGULAR MEETING OF THE FORT PIERCE REDEVELOPMENT AGENCY, HELD IN THE CITY HALL COMMISSION CHAMBERS, 100 NORTH U.S. #1, FORT PIERCE, FLORIDA, AT 5:30 P.M. ON MONDAY, APRIL 17, 2017.

1. **CALL TO ORDER** - Chairwoman Hudson called the meeting to order at 5:30 p.m.

2. **PLEDGE OF ALLEGIANCE**

3. **ROLL CALL**

Present: Chairwoman Linda Hudson; Commissioner Rufus Alexander; Commissioner Jeremiah Johnson; Commissioner Thomas Perona

Absent: Commissioner Reginald Sessions

Staff Present: City Manager Nick Mimms  
City Clerk Linda Cox  
City Attorney James Messer

Commissioner Sessions arrived at 5:33 p.m.

4. **APPROVAL OF MINUTES**

- a. Approval of minutes from the January 17, 2017 Regular Meeting and the February 21, 2017 Special Meeting

Motion was made by Commissioner Thomas Perona, seconded by Commissioner Rufus Alexander to approve the Minutes.

AYE: Chairwoman Linda Hudson, Commissioner Rufus Alexander, Commissioner Jeremiah Johnson, Commissioner Thomas Perona

Passed

5. **COMMENTS FROM THE PUBLIC** - There were no comments from the public.

6. **FINANCIAL REPORT FOR QUARTER ENDING** - This will be presented at the next meeting.

7. **OLD BUSINESS**

0. Update on status of FPRA properties that have been approved for sale as surplus property.

Nick Mimms, City Manager, explained that the City has several properties that have been designated as surplus properties. The City has used a realtor to help dispose of these properties. Rebecca Grohall, Planning Manager, provided an update on the properties. Ms. Grohall explained that as of April 14, 2017, Radical Cosmetics is the new owner of 1401 N 2<sup>nd</sup> St. They will be establishing a cosmetics manufacturing company. 301 N. Florida, which is a vacant property, is scheduled to close at the end of April. This is the property that will become a parking facility for Costa Seafood. In regards to 414 Avenue D, the former Kings Inn, the City continues to seek offers for that property. Most recently, the City acquired South Depot Drive which is immediately adjacent to our City Hall location. The next property that will go up for sale is HD King Plant property. We are still waiting to receive the final clearance from Department of Environmental Protection. Once the clearance is issued, we will proceed with the Request for Proposal for the property.

Commissioner Alexander asked where the funds from the sales of these properties would be deposited. Johnna, Morris, Finance Director, informed the Board that those funds are placed into an FPRA restricted account and they would only be utilized as the Board directs.

Mayor Hudson expressed that she would like to reduce the FPRA debt. However, she would like to know if there any penalties to reduce the debt. Ms. Morris explained that principal payments can be applied as long as the loans are not paid off, there will be no penalties.

Commissioner Perona explained that he would like to apply some of these funds towards the highest interest loan and also possibly enhancing some of the blighted areas in the FPRA.

**8. NEW BUSINESS**

a. Update on Voluntary Cleanup Tax Credit (VCTC) Application

Rebecca Grohall provided an update regarding the 2016 Voluntary Cleanup Tax Credit. She explained that this credit provides a \$500,000 tax credit. The state is waiting for the DEP certificate to issue this tax credit. Also, once the City has the DEP certificate of the final cleanup, the City will be eligible for an additional \$500,000 in tax credit bonuses.

**9. STAFF COMMENTS** – Mr. Mimms explained that the funds are available and he would like direction from the Board as to how to proceed with the surplus funds. He recommends that these funds be used for capital improvements. Ms. Morris suggested that the funds be transferred from the restricted FPRA fund to the restricted General fund. The Commission will provide direction at another meeting as to how to utilize these funds.

Motion was made by Commissioner Rufus Alexander, seconded by Commissioner Reginald Sessions to approve the transfer of the surplus funds in the restricted FPRA fund to the restricted General fund.

AYE: Chairwoman Linda Hudson, Commissioner Rufus Alexander, Commissioner Jeremiah Johnson, Commissioner Thomas Perona, Commissioner Reginald Sessions

Passed

**10. BOARD COMMENTS** - There were no Board comments.

**11. ADJOURNMENT** - Chairwoman Hudson declared the meeting adjourned at 5:53 p.m.

ATTEST:

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CITY CLERK

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CHAIRPERSON