



**Minutes of the  
Community Redevelopment Agency  
Regular Meeting  
Monday, February 13<sup>th</sup>, 2017 @ 6:00 p.m.  
Council Chamber, City Hall**

**1. CALL TO ORDER**

Vice Chairman Fitzpatrick called the meeting to order at 6:00 p.m.

**Board members Present:** Vice Chairman Fitzpatrick, Board member Brown, Board member Gudis, Board member Holmes.

**Board members Absent:** Chairman Farley

**2. ADOPTION OF AGENDA**

Motion to adopt the agenda was made by Board member Gudis; seconded by Board member Holmes. Motion carried unanimously (4-0).

**3. PRESENTATIONS**

**4. UNFINISHED BUSINESS**

**5. APPROVAL OF CONSENT AGENDA**

A. *Approve Minutes of CRA Meeting held January 9<sup>th</sup>, 2017*

Motion to approve the consent agenda was made by Board member Brown; seconded by Board member Gudis. Motion carried unanimously (4-0).

**6. PUBLIC INPUT**

**7. CRA ATTORNEY**

**8. CRA ADMINISTRATOR**

A. Riverwalk Update

**Background:** [Agenda Sheet **Requested Motion:** Discussion only. Staff would like to update the Board on the status of the Riverwalk project.

**Summary:** Staff will provide the Board with an update on the Riverwalk project and the status of the easement negotiations.

**Staff Recommendation:** N/A

End of Agenda Sheet]

City Manager Burnell provided a brief overview of the item and made the Board aware of scheduling conflicts related to the upcoming ground breaking ceremony. Board discussion was held during which consensus was reached to reschedule the groundbreaking ceremony for Wednesday, February 22 at 10:00 a.m.

City Manager Burnell continued with his status update on the project, reporting on the status of finalizing easements and confirming that he was confident that landward (Phase 1) property owners are on board. He also reported that 75% of the design had been completed and that negotiation efforts were ongoing and active.

Board member Brown inquired about the use of segways on the Riverwalk, confirming that he'd received several calls from citizens concerned that they would be permitted. City Manager Burnell confirmed that statutorily segways are categorized with bicycles and Council had already reached consensus that due to safety reasons bicycles would not be permitted on the Riverwalk.

#### B. Main Street Update

**Background:** [Agenda Sheet] **Requested Motion: Update on Crystal River Main Street program and activities.**

#### **Summary:**

Current projects for 2017 include:

1. Spirit of Crystal River Gallery plans to remain open through March 31, 2017 (the end of manatee season).
2. Kiosk at the site of the Spirit of Crystal River sailing scow will include recognition of Duke Energy for their sponsorship of the Spirit Corner project, a map of downtown, as well as event and scow information.
3. Planning now to install 5 -7 trees along the wall at the Spirit Corner in planters surrounded by cedar timber.
4. Developing an inventory of downtown vacant properties, as part of developing a plan to address the vacant property issue.
5. Group lunches/dinners at downtown restaurants to establish relationships with businesses, then posting reviews on social media to help promote the businesses.

A summary of 2016 accomplishments is attached for review.

#### **Staff Recommendation:**

End of Agenda Sheet]

Main Street Executive Director Karen Pieters provided an overview of current Main Street projects for 2017 and reviews accomplishments from 2016 related to the Board, organization, design, economic restructuring, promotion and submission of funding applications. She advised that the pop-gallery would continue through the end of March and plans to complete the Spirit Corner (19 and Citrus) were nearing completion, noting the tremendous partners the Citrus County Boar Builders have been and introducing Steve Carey. She also discussed plans to address vacancies in the downtown area and addressed Board comments and questions regarding details of the plan.

Board member Brown proposed the installation of wayfinding signage to direct people to both the pop-up gallery as well as the Coastal Heritage Museum.

Vice Chairman Fitzpatrick spoke on the positive experience his family had during a visit to the pop-up gallery, which included a demonstration by the Citrus County Boat Builders.

CRA Administrator Burnell raised the possibility of keeping the pop-up gallery in place or maybe tying it in with Three Sisters Springs Center operations. Discussion was held regarding issues related to parking, staffing, items on loan for display, the temporary nature of pop-up galleries and the need for Main Street to shift focus to other projects and priorities. The possibility of the boat builders remaining there was also raised. Mr. Carey confirmed that the group was in search of a permanent home and that if they were given an extension to continue using the property they could open the building on Wednesdays and Saturdays.

Discussion was then held regarding the pump-house and water tower during which Ms. Pieters confirmed that she had successfully applied for historic preservation funding, but was not selected for funding this year. She advised that obtaining a historic designation for the structures would increase the likelihood to receive future funding through a future cycle.

Consensus was reached to pursue historic designation for the buildings and CRA Administrator Burnell confirmed that he would seek assistance from Main Street to accomplish this.

**9. COMMUNICATIONS**

**10. BOARD MEMBERS COMMENTS**

- A. *Jim Farley, Chair*
- B. *Mike Gudis*- Commented on the water tower.
- C. *Ken Brown*- Commented on the water tower, Main Street efforts to address vacancies and the status of the old Fat Cats building.
- D. *Pat Fitzpatrick, Vice Chair*
- E. *Robert Holmes* – Inquired about the clock on Citrus Avenue in front of Heritage Village and Vice Chairman Fitzpatrick confirmed he owned it and was having it repaired.

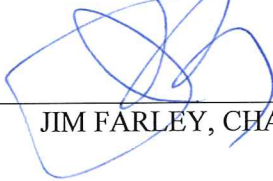
Board member Holmes also inquired about the status of the clock donation presented by Kings Bay Rotary last year.

**11. PUBLIC INPUT**

**12. ADJOURNMENT**

Vice Chairman Fitzpatrick adjourned the meeting at 6:36 p.m.

**CITY OF CRYSTAL RIVER**

  
\_\_\_\_\_  
JIM FARLEY, CHAIRMAN

**ATTEST:**

  
\_\_\_\_\_  
MIA FINK, CITY CLERK

