

Community Redevelopment Agency



Agenda Packet
for
CRA Meeting
Monday, February 22nd, 2016
6:00 p.m.



Agenda
Community Redevelopment Agency
Regular Meeting
Monday, February 22nd, 2016 @ 6:00 p.m.
Council Chamber, City Hall

1. **CALL TO ORDER**

2. **ADOPTION OF AGENDA**

3. **PRESENTATIONS**

4. **UNFINISHED BUSINESS**

5. **APPROVAL OF CONSENT AGENDA**

A. *Approve Minutes of CRA Meeting held February 8th, 2016*

6. **PUBLIC INPUT**

7. **CRA ATTORNEY**

8. **CRA ADMINISTRATOR**

A. *Motion to approve a contract with Greenman Pederson Inc. (GPI) in the amount of \$132,480.00 for professional surveying services for the landward portion including documents for leases, easements and/or parcel swaps for the landward section of the Riverwalk project.*

B. *Motion to authorize Crystal River Main Street to create a historic display centering around the sailing vessel the Spirit of Crystal River on the City owned property at Highway 19 and South Citrus.*

9. **COMMUNICATIONS**

10. **BOARD MEMBERS COMMENTS**

A. *Jim Farley, Chair*

B. *Mike Gudis, Vice Chair*

C. *Andy Houston*

D. *Ken Brown*

E. *Robert Holmes*

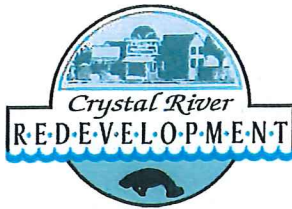
11. **PUBLIC INPUT**

12. **ADJOURNMENT**

Community Redevelopment Agency



Minutes of
Community Redevelopment Agency
Meeting held
Monday, February 8th, 2016
@ 6:00 p.m.



**Minutes of the
Community Redevelopment Agency
Regular Meeting
Monday, February 8th, 2016 @ 6:00 p.m.
Council Chamber, City Hall**

1. CALL TO ORDER

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

2. ADOPTION OF AGENDA

Motion to adopt the agenda was made by Board member Brown; seconded by Vice Chairman Gudis. Motion carried unanimously.

3. PRESENTATIONS

4. UNFINISHED BUSINESS

5. APPROVAL OF CONSENT AGENDA

A. *Approve Minutes of CRA Meeting held December 14th, 2015*

Motion to approve the consent agenda was made by Vice Chairman Gudis; seconded by Board member Brown. Motion carried unanimously.

6. PUBLIC INPUT

Phillis Rosetti- 209 SE Paradise Point Road- Commented on positive feedback heard regarding the appearance of downtown.

Joe Chrietzburg-304 NW Crystal Street- Commented on the presentation of the proposed CRA Overlay made during the recent Planning Commission meeting and growth in the City.

Marcia Chesnicke- West Bay Path Drive- Commented on positive feedback heard regarding the Three Sisters Springs trolley.

7. CRA ATTORNEY

Reported on efforts to finalize easement documents for the Riverwalk project.

8. CRA ADMINISTRATOR

A. *Motion to award a contract with Kimley-Horne in the amount of \$99,890.00 for preparation of a stormwater master plan for the Community Redevelopment Area (CRA)*

Background: Agenda Sheet **Requested Motion:** Motion to approve a contract with Kimley-Horn in the amount of \$99,890.00 for preparation of a stormwater master plan for the Community Redevelopment Area (CRA).

Summary: The City started an overall master plan to address stormwater needs within the CRA. The master plan is especially important now because it is a component of the River Walk project. One of the primary purposes of the master plan is to identify areas available for stormwater management off-site from the River Walk parcels. A new consultant will evaluate the location and suitability of the potential off-site areas, determine the best management practice (BMP) to treat the stormwater, and prepare a conceptual design. This will be done throughout the entire CRA, but the emphasis will be on addressing the future needs of the overlay parcels involved with the River Walk project.

It is envisioned that the stormwater in the CRA will be treated for water quality in a variety of ways to improve the health of Kings Bay by lowering the nutrient and particulate loading. These will likely

include water quality swales, bio-retention areas, riparian buffers and continuous deflection system (CDS) units. Portions of the individual site being developed or re-developed will be utilized for these water quality BMP's, but a large portion will be constructed off-site further inland from the River Walk. Staff anticipates that an ordinance will be prepared whereby Developers can purchase stormwater credits to fully satisfy regulatory agency requirements for water quality treatment. The enhancement of the water quality within King's Bay is the primary goal.

The master plan prepared by the Consultant will be submitted with calculations to SWFWMD for issuance of a conceptual Environmental Resource Permit (ERP). This permit is typically valid for up to 15 years, and will delineate the approved locations and methods for properly treating the stormwater for future construction projects within the CRA. Staff considers this to be an essential element and foundation for the development of the River Walk and surrounding properties in the CRA.

Kimley-Horn is a very reputable national firm with a local office in Ocala. They are on the list of Consultants for continuing professional services that was approved by the Council in late 2014. Staff interviewed a total of three (3) Consultants for this project, and determined that Kimley-Horn was the most qualified for this type of project. In addition, Kimley-Horn is consulting for FDOT on the U.S. 19 Congestion Study in the downtown of Crystal River. Staff views this as an added benefit as there will likely be some connectivity with U.S. 19 to the stormwater master plan.

Staff Recommendation: Award the contract to Kimley-Horn in the amount of \$99,890.00. End of Agenda Sheet]

City Manager Burnell provided a brief overview of the item and answered Public Works Director Lou Kneip and Richard Bush, Principal Project Manager with Kimley-Horne addressed Council questions regarding future expansion of the stormwater master plan, and how the plan relates to the Riverwalk.

Motion to approve a contract with Kimley-Horn in the amount of \$99,890.00 for preparation of a stormwater master plan for the Community Redevelopment Area (CRA) was made by Council member Holmes; seconded by Council member Gudis.

City Manager Burnell also addressed a Council question regarding how the plan relates to the CRA Overlay.

Motion carried unanimously.

B. Financing Update

Background: Agenda sheet **Requested Motion:** Informational only – CRA Financing Update

Summary: Over the last few months, Finance has been exploring various financing options to assist in funding planned capital improvements within the City as projected during the FY2016 budget preparation. Our FY2016 budget reflects our planned improvements within the CRA District including construction of the Riverwalk and substantial renovations to Hunter Springs Park planned over the next three years. The Riverwalk project is expected to incur improvements totaling approximately \$5,000,000 and the Hunter Springs Park renovation is expected to incur costs totaling approximately \$1,500,000. Management's intention is to fund these projects from a combination of possible grants as well as an outside financing source.

At this time, Finance has distributed packets to all local banks (9 in total) providing a recap of the City's financing needs for the near future along with a copy of our FY2014 audited financials and FY2016 budget. The Finance Director has received financing options from four of the nine banks contacted. Currently, our options for a \$5million loan include a draw-down credit facility, guidance line of credit or a term loan with a fixed rate and amortization of 7, 10, 15 or 20 years. The tax exempt interest rates

range from 2.04% - 3.4% and annual payments from \$300,000 - \$775,000. The City will be required to provide the lending institution with confirmation that it would be a bank qualified loan or otherwise, and if the interest earned is tax free. Bond counsel opinion is also required.

The Finance Director has been in contact with Holland and Knight, LLP (bond counsel) and Public Financial Management /The PFM Group (financial advisor). Both entities assisted the City during the 2012 Bond Refunding. Management along with the assistance of both the bond counsel and the financial advisor will continue over the next few weeks to finalize the details of the best financing solution for the City's planned capital improvements. Council will be provided with our final financing solution upon completion of our analysis. End of Agenda Sheet]

Finance Director Michelle Russell provided an overview of the item, addressed Council questions regarding some of the specific financing requirements and the use of TIF funding as pledged revenue and advised that a final proposal would be brought back at an upcoming meeting.

C. Motion to award contract for final design and permitting of the landward section of the Riverwalk to Michael Czerwinski Consultants MGC for the total sum of \$197,918.62

Background: [Agenda Sheet **Requested Motion:** Motion to award a contract for final design and permitting of the landward section of the Riverwalk to Environmental Consultants MGC for the total sum of **\$197,918.62.**

Summary: The Crystal River Community has desired to develop a Riverwalk along Hunters Cove for over twenty-five years. In the last year significant momentum has brought city staff to the point of requesting funding for final design of the landward portion. This section of Riverwalk is from the closed boat ramp adjacent to Charlie's Fish House to Kings Bay Park. (See attached drawing)

City staff has listened to City Council in the desire to move forward as aggressively and as reasonably possible. It is important to acknowledge there is some risk associated in making this decision to move forward now; no easements have been signed by landowners at this time. The primary reason for not attaining easements is the need to complete an Overlay District in order to confirm the development issues that have greatly affected progress along the waterfront. The second reason being that, until detailed design is underway, exact easement requirements cannot be determined. In negotiations with all property owners affected, they have indicated that they are willing and desire to be part of the project. All easements for this section will be attained during this phase of design.

In the current project layout as it relates to professional services, the following stages outside of this request will need to be completed:

Final Design and Permitting for landward portion.

Final Survey for both land and water Portions. Agenda item planned for submission second meeting in February.

Final Design and Permitting for landward portion.

Design and Permitting for dock disruption of landowners

Construction inspection and assistance.

There is also a chance of unknown issues to arise from a project like this, which may require further funding to resolve. The design and permitting processes associated with a project like this are burdened with high costs, primarily due to permitting requirements. Developing projects near or over water are some of the most difficult to successfully execute. In order to control costs, project development will be

based on permitting rather than typical submittal project phasing. This does not eliminate the potential need for additional funding to resolve permitting issues that can come up during permit review.

The team for this project includes:

Lead organization:	Environmental Consultants MGC
Primary Engineering Group:	The Ash Group
Architecture:	Phil Graham Landscape Architects
Electrical:	Hall Engineering
Structural Engineering:	Ayres Associates

Further detail of is attached within the proposal attached for your review.

Staff Recommendation: Staff recommends continuing the positive momentum, and move forward with final design of the landward section of Crystal River and Kings Bay Riverwalk. End of Agenda Sheet]

City manager Burnell provided a brief overview of the item and addressed Council questions regarding the route and design options.

Motion to award a contract for final design and permitting of the landward section of the Riverwalk to Environmental Consultants MGC for the total sum of \$197,918.62 was made by Board member Brown; seconded by Vice Mayor Gudis. Motion carried unanimously.

9. COMMUNICATIONS

Board member Brown spoke on communication received from the Coastal Heritage Museum and requested some type of recognition of their efforts. Council discussion was held regarding signage for the museum. Consensus was reached to present the museum with a plaque.

10. BOARD MEMBERS COMMENTS

A. *Jim Farley, Chair*

Commented on the potential for development of a Three Sisters Springs Visitor Center to attract new merchants.

B. *Mike Gudis, Vice Chair*

C. *Andy Houston*

Advised that he will be addressing the Citrus County Council on Wednesday regarding Main Street, the Crystal River CRA and waterfront redevelopment.

D. *Ken Brown*

Spoke on the importance of planned growth concepts.

E. *Robert Holmes*

Inquired about follow up on CRA mini-grants.

11. PUBLIC INPUT

Dee Atkins- 3851 N. Nokomis Point- Commented on the Riverwalk project having attracted Norton's Restaurant owners to the area.

Bob Mercer- 209 SE Paradise Point Road- Commented on DRAs and reserving waterfront property for commercial development.

12. ADJOURNMENT

Chairman Farley adjourned the meeting at 6:49 p.m.

COMMUNITY REDEVELOPMENT AGENCY

Agenda Item Summary

Meeting Date: February 22, 2016

Agenda Item Number: 8A

Requested Motion: Motion to approve a contract with Greenman Pederson Inc. (GPI) in the amount of \$132,480.00 for professional surveying services for the landward portion including documents for leases, easements and/or parcel swaps for the landward section of the Riverwalk project.

Summary: The Council approved of professional services for design and permitting of the Riverwalk project in Hunter's Cove at the February 8, 2016 meeting. The approval was for the landward portion of the Riverwalk, for which staff is attempting to begin construction later this year. This agenda item is for professional Surveying services for the landward section of the project that will be used as a base map for the design and permitting.

The first phase of the project will be to gather all necessary topographic design information for the project (see attached proposal). This information will be passed along to the project team to begin the design process.

The second phase of the project will be to gather all necessary boundary related information for the project. This information will be used to create an overall base map of all parcel boundaries, right-of-ways, easements, leases, etc. within the project area. This base map will be used in the third part of the scope, to create the new documents for leases, easements, parcel swaps, etc.

The third phase of the project is to create the survey documents for leases, easements, parcel swaps, etc., needed to establish the acquisitions and agreements. Parcel requirements will be provided by the city or others and the Boundary Survey from the second phase of the scope will be utilized in the creation of these new documents.

It should be noted that staff will be bringing back additional proposals in the future for the water portion of this project. In addition, there are other surveying services that may be needed in the future for such items as a land swap by Pete's Pier Dockside for stormwater quality treatment and parking on the lot in front of Crackers. Staff will bring these items to Council when/if needed in the future.

Staff Recommendation: Award the contract to GPI in the amount of \$132,480.00.

Funding Information:

Project Cost:	\$ 132,480.00
Funding Source:	601-61552-63000-1061B (CRA Riverwalk Construction)
Amount Available:	\$ 1,372,081.38

Finance Department Approval: Michelle K Russell

Approvals:

James Heit

Originating Department

[Signature]

CRA Administrator

City Attorney (if applicable)

Attachments: Proposal from GPI

Council Action:

Approved _____ Denied _____ Deferred _____ Other _____

GPI Greenman-Pedersen, Inc.

Engineering, Surveying, Environmental, Coatings, and Construction Inspection

City of Crystal River
Louis Kneip - Public Works Director
123 NW Highway 19
Crystal River, FL 34428

February 12, 2016

Re: Scope of Survey Services for Kings Bay Riverwalk Landward Portion

Thank you for requesting a proposal for Professional Surveying and Mapping Services from Greenman-Pedersen, Inc. (GPI) for the above referenced project.

Project Overview:

This proposal includes the landward portion of the Kings Bay Riverwalk, a proposed linear park near the Crystal River Downtown area. GPI, as a part of this scope, will provide Survey Services for the proposed Kings Bay Riverwalk project. GPI has been in coordination with the City of Crystal River and developed this proposal based on scope of services requested by Michael G. Czerwinski, P.A. Environmental Consultants and The Ash Group, Inc.

Firm Background:

GPI and its predecessors over the years has performed numerous surveying and mapping services within the Crystal River area. Our extensive records and database maps provide us with the historic knowledge to make proper surveying determinations. In late 2014, GPI performed the Boundary Surveys of the Right-of-Way on 2nd and 3rd Avenue for the City of Crystal River, which will be essential for this project. GPI has been involved with this project from the start of 2015, when GPI performed the initial Topographic and Bathymetric Survey for design on a portion of the Kings Bay Riverwalk for the City of Crystal River.

Right-of-Ways Affected Within This Scope

North Suncoast Boulevard / US Highway 19 / State Road 55
Northwest 1st Avenue
Northwest 2nd Avenue
Northwest 3rd Avenue
Northwest 6th Avenue
Northwest 7th Avenue
Northwest 5th Street
Northwest 6th Street

GPI Greenman-Pedersen, Inc.

Engineering, Surveying, Environmental, Coatings, and Construction Inspection

Parcels Affected Within This Scope

<u>ALT Key</u>	<u>Owner Name</u>	<u>AKA Name</u>
1075343	CRYSTAL SEAS LTD PARTNERSHIP	Best Western
1075360	REZCO INC	Crackers
1075378	REZCO INC	Bayview Apts
3273999	THE HAMPTON FAMILY FLORIDA	Hamptons Family
1074428	PETES PIER DOCKSIDE INC	Dockside Trading
1074398	PCK LAND HOLDINGS LLC	Charlies & Freezer (K&K)
2955635	DSP MARINA LLC	Desai
1074380	CRYSTAL TENN INC	Kings Bay Lodge
1074541	J & B OF CITRUS LLC	Crab Factory (K&K)
1074461	THE EDGAR E TOLLE REVOCABLE	Tolle Property
1074452	SOUTHERN HERITAGE INC	Southern Heritage
1074479	THE EDGAR E TOLLE REVOCABLE	Tolle Property
3211347	CITY OF CRYSTAL RIVER	KB Park (east)
1074703	CITY OF CRYSTAL RIVER	KB Park (west)
1074525	HAUTER RICHARD A & GLORIA J	Richard Hauter Residence
1074533	GREEN JOHN F & CAROL M	John Green Residence

Task 1 – Design Survey

The first part of the project will be to gather all necessary topographic design information for the project. This information will be passed along to the project design team to begin the design process.

Scope of Services:

1. Establish Horizontal Control based on Florida State Plane Coordinate System West Zone (NAD83/2011, U.S. Survey Feet) and Vertical Control based on NAVD 88 datum. Horizontal and Vertical Control Points are to be established throughout the project corridor for future use.
2. Perform Topographic Survey of Limits of Survey, with sufficient elevations to produce one foot contours. Topographic survey will include visible fixed improvements, parking lot striping, and visible aboveground utilities within Limits of Survey. Location of underground utilities, only as marked by others.
3. Locate individual trees 4” diameter breast height (DBH) and larger within corridor. Tree information to include diameter, type, and approximate 80% canopy cover. In wooded areas, tree canopy will be limited to the overall wooded canopy cover instead of individual tree canopy. Clumps of smaller trees/vegetation will be located at their perimeter and not as individual trees. In the Kings Bay Park area, the engineering design firm will meet onsite to walk the park alignment to reduce the number of trees to locate in this scope.

Deliverables

1. GPI will provide a Signed and Sealed Topographic Survey as described above (including TIN and vertical files), PDF file of Survey and an ACAD database containing all of the above information.
2. All services performed shall meet or exceed the Florida Standards of Practice as set forth in Chapter 5J-17 FAC.

Task 2 – Parcel and Right-of-Way Boundary Survey

The second part of the project will be to gather all necessary boundary related information for the project. This information will be used to create an overall basemap of all parcel boundaries, right-of-ways, easements, leases, etc. within the project area. This basemap will be used in Task 3, to create the new documents for leases, easements, parcel swaps, etc.

Scope of Services:

1. Research and gather necessary documents (plats, deeds, surveys, easements, right-of-way maps, etc.).
2. Acquire and review Title Search for parcel ownership and any leases, easements, encumbrances, etc. that may affect the parcels lying within the project corridor. These items are to be plotted in the overall project basemap.
3. Tie in Boundary and Right-of-Way Monumentation to allow preparation of an overall Boundary Survey of the project corridor delineating parcel, right-of-way, and riparian lines. Monumentation that has been lost or obliterated will be re-set, as needed, to meet Chapter 5J-17 FAC for Boundary Surveys.
4. Establish and Map the Mean High Water Line (MHWL) and Mean Low Water Line (MLWL) based on local datum & tide stations, as provided by the Florida Department of Environmental Protection (FDEP). Also, locate jurisdictional limits (JD line), as staked by others.

Deliverables

1. GPI will provide a Signed and Sealed overall Boundary Survey of all the affected parcels, alternative parcels, and all adjacent right-of-ways within the project corridor), PDF file of Survey and an ACAD database containing all of the above information.
2. All services performed shall meet or exceed the Florida Standards of Practice as set forth in Chapter 5J-17 FAC.

TASK 3 – Acquisition and Agreements Documents

The third part of the project is to create the survey documents for leases, easements, parcel swaps, etc. needed to establish the acquisitions and agreements. Parcel requirements will be provided by the city or others and the Boundary Survey from Task 2 will be utilized in the creation of these new documents.

Scope of Services:

1. GPI will produce new Sketch and Descriptions (SOD)s within the landward portions of the Kings Bay Riverwalk project corridor. One (1) SOD is to be created for each of the parcels the Kings Bay Riverwalk affects landward.
2. Taking parcel lines will be staked in the field for the upland corridor.

Deliverables:

1. GPI will provide Signed and Sealed Surveys listed above, PDF file of Surveys and an ACAD database containing all of the above information.

GPI Greenman-Pedersen, Inc.

Engineering, Surveying, Environmental, Coatings, and Construction Inspection

2. All services performed shall meet or exceed the Florida Standards of Practice as set forth in Chapter 5J-17 FAC.

TASK 4 – Final Boundary Survey

At the end of the project and the acquisitions and agreements are finalized, GPI will produce a final Boundary Survey of the project area. This Survey will be used as a basis for all future land inquiries and agreements.

Scope of Services:

1. GPI will produce an updated Boundary Survey described in Task 2. Updated Boundary Survey will include all new parcels created in Task 3 along with the associated boundary monumentation.
2. All newly created boundary corners created from Task 3 will be set in the field.

Deliverables:

3. GPI will provide an updated Signed and Sealed overall Boundary Survey, PDF file of Survey and an ACAD database containing all of the above information.
4. All services performed shall meet or exceed the Florida Standards of Practice as set forth in Chapter 5J-17 FAC.

General Exceptions

1. Services to be performed one-time only.
2. Title research will be performed by an outside firm.
3. Additional services not delineated herein shall be performed, if requested, based on our Standard Survey rates.

Schedule

Completion of Tasks 1 and 2 is estimated between 100 to 125 working days after receiving Purchase Order or written Notice to Proceed, barring unforeseen conditions/ issues beyond our control or inclimate weather.

Completion of Tasks 3 and 4 is estimated between 80 to 100 working days after completion of Tasks 1 and 2, and is greatly dependent on coordination with the property owners, design engineer, and the city.

GPI Greenman-Pedersen, Inc.

Engineering, Surveying, Environmental, Coatings, and Construction Inspection

Fee

The following is the proposed **Lump Sum Fee** amount **Per Task**:

\$36,735.00	Task 1 – Design Survey
\$64,255.00	Task 2 – Parcel & R/W Boundary Survey (includes title searches)
\$21,827.50	Task 3 – Acquisition & Agreements Documents
\$9,662.50	Task 4 – Final Boundary Survey

For a **Total Lump Sum Project Fee** of **\$132,480.00**. (See attached fee breakdown by task items.)

We truly appreciate the opportunity to provide our proposal for surveying services on this project. If you have any questions, or if I can be of further assistance, please contact me.

Sincerely,

James "Hunter" Blair, PSM
Survey Department Manager
Assistant Vice President

Harold B. Peters, PSM
Professional Surveyor & Mapper

Surveying & Mapping Budget				
(02-12-16) King Bay Riverwalk (KBRW) Phase 2	Senior	2 PERSON	SURVEY	TOTALS
Landward Portion	Surveyor	CREW	Analyst 2	
Rates	\$140.00	\$110.00	\$92.50	
Task 1 - Design Survey				
Vertical Control	3	25	16	\$4,650.00
TOPO+Trees+Locates	20	104	60	\$19,790.00
Utilities	6	15	16	\$3,970.00
Drainage	2	20	4	\$2,850.00
CADD; QA/QC; Deliverables	10		38	\$4,915.00
Meetings	4			\$560.00
SUM for Task 1	45	164	134	\$36,735.00
Task 2 - Parcel & R/W Boundary Survey				
Research Records (Plats, R/W maps, Prior Surveys, etc.)	40		20	\$7,450.00
Title Review	28		28	\$6,510.00
Horizontal Control	3	35	16	\$5,750.00
Parcel Boundary Monumentation (18Parcels)	52	74	33	\$18,472.50
R/W Boundary Monumentation (4 R/W's)	12	24	8	\$5,060.00
JD & Mean High Water	16	18	8	\$4,960.00
Set Unrecovered Parcel Boundary Monumentation	2	15	5	\$2,392.50
CADD; QA/QC; Deliverables	10		40	\$5,100.00
Meetings	4			\$560.00
Sub-Consultant				
Title Report				\$8,000.00
SUM for Task 2	167	166	158	\$64,255.00
Task 3 - Acquisition & Agreements Documents				
Create Landward Sketch of Descriptions	40		80	\$13,000.00
Field Stake Corridor / Taking Parcels / Alignment	3	30	9	\$4,552.50
CADD; QA/QC; Deliverables	8		22	\$3,155.00
Meetings	8			\$1,120.00
SUM for Task 3	59	30	111	\$21,827.50
Task 4 - Final Boundary Survey				
Create Final Boundary Survey	10		20	\$3,250.00
Set Monumentation	5	30	15	\$5,387.50
CADD; QA/QC; Deliverables	6		2	\$1,025.00
SUM for Task 4	21	30	37	\$9,662.50
OVERALL PROJECT SUM	292	390	440	\$132,480.00

COMMUNITY REDEVELOPMENT AGENCY
Agenda Item Summary

Meeting Date: February 22, 2016

Agenda Item Number: 8B

Requested Motion: Motion to authorize Crystal River Main Street to create a historic display centering around the sailing vessel the Spirit of Crystal River on the City owned property at Highway 19 and South Citrus.

Summary: This sailing vessel is a handmade replica by the Crystal River Boat Builders of an 1864 36' vessel and was proclaimed the Flagship of Crystal River by City Council last year. Crystal River Main Street believes this beautiful vessel would serve to catch our visitors eyes as they drive down the road and make a statement that THIS is Crystal River, a historic fishing village and waterfront community.

Our design for the corner lot is not complete and we have several aspects to work out. Before we go to great lengths to complete the design we want to be sure we have Council support in going forward. We are asking you to pass a resolution in support of this project so that we can feel confident in going to the next phase.

There are several advantages to the display:

1. The first phase (displaying the boat on the lot with light landscaping and lighting) can be accomplished within a month or two;
2. Should the lot be developed, the display would only take up a small portion of the property and could possibly coexist with a building;
3. The display is not expensive to install and could be easily removed if necessary.

There are several other elements we are considering in conjunction with the boat display:

1. A mural of the historic waterfront on the wall behind the lot;
2. A physical display of the city proclamation;
3. A wrap around the power box on the corner depicting the building that used to be there;
4. Special event signage incorporated into the boat display.

We are very excited about this project and feel it will go a long way toward helping to instill a sense of pride in our community for both locals and visitors. We have attached photos to give you a better idea of what the display might look like. Crystal River Main Street believes this beautiful vessel would serve to catch our visitors eyes as they drive down the road and make a statement that THIS is Crystal River, a historic fishing village and waterfront community.

Staff Recommendation: Approval with the knowledge that this site will at some time potentially be redeveloped. The City should take no liability in its relocation of this site at that time.

Funding Information:

Project Cost: NA

Funding Source:

Amount Available:

Finance Department Approval: _____

Approvals:



Originating Department

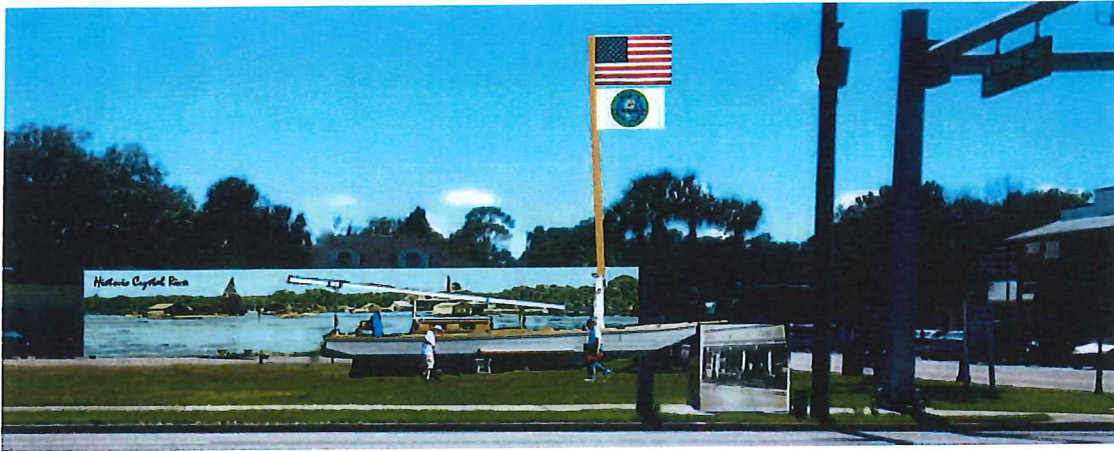
City Manager

City Attorney (if applicable)

Attachments: Photos

Council Action:

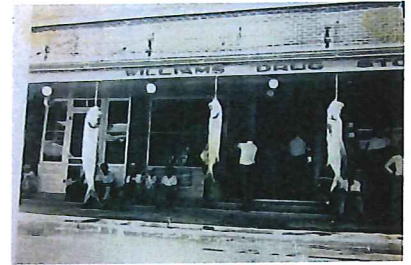
Approved _____ Denied _____ Deferred _____ Other _____



The possibility (above)

Crystal River
Main Street, Inc.
And
Crystal River
Boat Builders
Citrus Ave and
Hwy 19 Vacant Lot
Proposal

The past (below)



The present (below and right)



