



**Agenda**  
**Community Redevelopment Agency**  
**Regular Meeting**  
**Monday, May 23<sup>rd</sup>, 2016 @ 6:00 p.m.**  
**Council Chamber, City Hall**

**1. CALL TO ORDER**

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

Board members present: Vice Chairman Gudis, Board member Houston, Board member Brown, Board member Holmes

Board members absent: Chairman Farley

**2. ADOPTION OF AGENDA**

**Motion to adopt the agenda was made by Vice Chairman Houston; seconded by Board member Brown. Motion carried unanimously 4-0.**

**3. PRESENTATIONS**

*A. Riverwalk Concepts*

Mike Czerwinski, Project Manager introduced the design team members including Jan Ash, of Ash Engineering, Landscape Architect Phil Graham and Rich Piccinini of Ash Engineering.

Ms. Ash presented to the Board on Riverwalk Concepts, including site plan, and treatment options for entryways, trail ways, viewing areas, railing and lighting, signage, accessories, and crosswalks (ATTACHED). She specified the goal of the presentation and selection process by which Board members would indicate their preferences for each of the project design elements, which were broken out into two cost-based tiers.

Ms. Ash also addressed Board questions and comments regarding the use of pavers and possible replacement, consistency of lighting with other lighting used throughout the City, while also addressing crosswalk safety factors including striping and pathway lighting.

**4. UNFINISHED BUSINESS**

**5. APPROVAL OF CONSENT AGENDA**

*A. Approve Minutes of CRA Meeting held May 9<sup>th</sup>, 2016*

**Motion to approve the consent agenda was made by the agenda was made by Board member Houston; seconded by Board member Holmes. Motion carried 4-0.**

**6. PUBLIC INPUT**

**Dee Atkins-3851N. Nokomis Pt.-** Commented on the Riverwalk, spoke in favor of the tier 2 railing option and suggested inclusion of recycling containers.

**Gerry Mulligan- 203 N West Bay Path Drive-** Commented on the progress of the Riverwalk project and recommended use of strong materials.

**Phillis Rosetti- 209 SE Paradise Point Road-** Commented on the proposed Riverwalk signage, recommending a less industrial look.

Mike Mullins- Kings Bay Lodge- Commented on the Riverwalk, recommending the use of small pavers in the areas near trees to avoid root damage.

7. CRA ATTORNEY

8. CRA ADMINISTRATOR

A. Motion to approve Resolution No. 16-R-12 appropriating \$13,500 for the enhancements to the Coastal Heritage Museum

Background: [Agenda sheet] **Requested Motion:** Motion to approve Resolution No. 16-R-12 appropriating \$13,500 for the enhancements to the Coastal Heritage Museum.

**Summary:** Below you will find a breakdown of costs involved in the repair and enhancement of the Heritage Museum property. As explained during the last meeting, there are repairs over and above the enhancements that need attention which include the roof and bathroom repairs. All exterior improvements will be complete by the July 3, 2016 celebration.

Demolition	\$ 500	Roof and flashing repairs	\$ 3,500
Contingency	\$ 1,000	Bathroom repairs	<u>\$ 1,000</u>
New pavers and edgings	\$ 3,500		
Fence and landscaping	\$ 1,500		
Bench with back and roof	\$ 1,500		
Bulletin Board kiosk	\$ 1,000		
<b>Total Enhancement:</b>	<b>\$ 9,000</b>	<b>Total Repairs:</b>	<b>\$ 4,500</b>

**Staff Recommendation:** Approval

End of Agenda Sheet]

CRA Administrator Burnell provided a brief overview of the item, noting the upcoming thirtieth anniversary of the museum.

**Motion to approve Resolution No. 16-R-12 appropriating \$13,500 for the enhancements to the Coastal Heritage Museum was made by Board member Brown; seconded by Board member Holmes. Motion carried unanimously 4-0.**

B. Discussion and consensus on moving beyond 30% drawings of the Crystal River Riverwalk

Background: [Agenda sheet] **Requested Motion:** No motion required, requesting consensus on moving beyond 30% drawings for Crystal River Riverwalk.

**Summary:** The intent in presenting this to City Council is to make sure the engineers, architects and staff is meet the intent and expectation of the community. In this case 30% drawings, they are critical in getting any substantial modifications to the design resolved during this review period? Changes after this point will often incur additional charges for design.

Staff is not asking for a technical review of the drawing submitted with this agenda item. However in an effort to maintain transparency of this project and trying to maximize the project's overall success we are presenting the 30% drawings for cursory review. Staff has reviewed the drawing and has prepared technical comments of the design for MGC and Ash Group. If Council was concerns or expected

something that does not appear to be in the design, staff wants to add it or discuss why it may have been eliminated.

**The main question is, at this point of design: Is this what you want (Yes or No)? If no, what needs to be changed or added?**

**Staff Recommendation:** Staff believes within the constraints of properties and costs the 30% meets Council and Communities expectations. End of Agenda Sheet]

CRA Administrator Burnell provided a brief overview of the item, noting that consensus was being sought to move forward with the currently proposed design.

Board member Holmes spoke on the need to secure an alternative boat launch location prior to eliminating the ramp at N.W. Third Avenue. CRA Administrator Burnell provided a status update on securing an alternative location and addressed Board member questions and comments regarding constraints that limit ramp development, how dockage and riparian rights will be handled in relation to the Riverwalk project, options related to the materials and treatments and the need to consider higher quality materials for certain project elements.

Consensus was reached among the Board to move beyond the 30% drawings, with the exception of the launch area at N.W. Third Avenue.

Consensus was also reached on the need to secure an alternative ramp location prior to eliminating the existing ramp.

*C. Information and discussion on design treatments and materials for the Crystal River Riverwalk*

**Background:** Agenda Sheet **Requested Motion:** No motion required, “Informational Presentation and Discussion on Design Treatments and Materials”.

**Summary:** This Materials and Treatment Package was developed to give the City options in the look and function of the Riverwalk. These different choices were developed by the Architect specifically for this project. Tier One is generally at a cost that should be within the project budget Tier Two may exceed the total cost of the project. If some Tier Two items are preferred it is possible list them as an optional item in the design bid documents.

In the presentation of these items will include actual samples of the different materials. In this agenda item we hope to reach some consensus on what is generally acceptable to CRA members. Staff will also present their recommendations at this time.

**Staff Recommendation:** Staff will present recommendations during the agenda item. End of Agenda Sheet]

Board discussion continued regarding options for Riverwalk materials and treatments. CRA Administrator Burnell described some of the benefits of tying in the Riverwalk project with other City projects, such as re-routing the multi-use path, and requested that the Board consider utilizing excess pavers from a previous City project for part of the land portion.

Further discussion was held regarding some of the material selections and treatment options. CRA Administrator Burnell advised that originally, the item included a recommendation until new cost information was received prior to the meeting. He was requested to bring back a complete recommendation package for consideration at the following meeting.

9. COMMUNICATIONS

10. BOARD MEMBERS COMMENTS

- A. *Jim Farley, Chair*
- B. *Mike Gudis, Vice Chair- Commented on the Riverwalk and the need for more time to consider options.*
- C. *Andy Houston*
- D. *Ken Brown*
- E. *Robert Holmes*

11. PUBLIC INPUT

Mike Mullins- Kings Bay Lodge- Recommended considering birds when making the selection for Riverwalk railing, as they can cause damage.

Joe Chrietzburg- 304 NW Crystal Street- Commented on the forward momentum of the Riverwalk project, and the lack of vendor accommodations in the design.

Marcia Chesnicka- 175 NE West Bay Path- Requested that light pollution be considered when making a final decision for Riverwalk lighting.

12. ADJOURNMENT

Vice Chairman Gudis adjourned the meeting at 6:57 p.m.

ATTEST:



MIA FINK, CITY CLERK



CITY OF CRYSTAL RIVER



MIKE GUDIS, VICE CHAIRMAN