RESOLUTION 2025-01-02

A RESOLUTION OF THE DOWNTOWN INVESTMENT AUTHORITY ("DIA") COMBINED NORTHBANK ACTING AS THE COMMUNITY **REDEVELOPMENT AGENCY PROVIDING TO W.ICT. INC., A FLORIDA NOT** FOR PROFIT CORPORATION, AN AMOUNT NOT TO EXCEED TWO HUNDRED FIFTY THOUSAND (\$250,000) FOR DEVELOPMENT OF A MASTER WAYFINDING AND SIGNAGE PLAN TOGETHER WITH FABRICATION AND INSTALLATION OF SIGNAGE FOR THAT CITY-OWNED PROPERTY CURRENTLY LEASED BY GRANTEE; AUTHORIZING THE DIA CHIEF **EXECUTIVE OFFICER ("CEO") TO UNDERTAKE ALL NECESSARY ACTION** TO EFFECTUATE THE PURPOSES OF THIS RESOLUTION, INCLUDING BUT NOT LIMITED TO NEGOTIATION AND EXECUTION OF CONTRACTS, AGREEMENTS OR FUNCTIONAL EQUIVALENTS THEREOF; AUTHORIZING THE TRANSFER OF FUNDS IN ACCORDANCE WITH EXHIBIT 'A' TO THIS **RESOLUTION; A PROVIDING FOR AN EFFECTIVE DATE.**

WHEREAS, the DIA is the Community Redevelopment Agency for the Combined Northbank Community Redevelopment Area; and

WHEREAS, the City and WJCT, Inc. entered into a lease agreement for that property identified by Exhibit 'B' in 1977; and

WHEREAS, the lease agreement, as amended, has a term of 99 years from March 31, 1977; and

WHEREAS, the demolition of the Hart Bridge Ramps and the accompanying reconstruction of East Bay Street (f/k/a/ Gator Bowl Boulevard) has altered the transportation network such that previous street front signage requires replacement; and

WHEREAS, the City is relocating Fire Station 39 to a parcel acquired as part of agreements with AR Polar authorized via Ordinance 2023-89-E, with said fire station to be accessed via a reconfigured Festival Park Avenue; and

WHEREAS, as part of the abovementioned agreements, the City is obligated to provide ingress and egress to the AR Polar Property (Exhibit 'C') from Festival Park Avenue; and

WHEREAS, the reconfiguration of Festival Park Avenue and East Bay Street (f/k/a Gator Bowl Boulevard) make it necessary to develop a master wayfinding and signage plan together with the fabrication and installation of new signage both adjacent to and throughout the City-owned parcel, the boundaries of which may be amended to accommodate reconfiguration of Festival Park Avenue; and

WHEREAS, the DIA acknowledges that the need for a master wayfinding and signage plan together with the fabrication and installation of signage is not the result of any actions or inactions by WJCT, Inc.;

WHEREAS, as the long-term lessee experiencing the effects of the reconfiguration of East Bay Street (f/k/a Gator Bowl Boulevard) and who will experience the effects of the imminent reconfiguration of Festival Park Avenue, WJCT, Inc. is the appropriate entity to undertake a master wayfinding and signage plan and manage the fabrication and installation of signage; and RESOLUTION 2025-01-02 PAGE 2 OF 6

WHEREAS, in part, a purpose of this resolution is to serve as an inducement to a lease modification requested by the City and DIA and is not sought as a stand-alone obligation of the DIA,

NOW THEREFORE, BE IT RESOLVED, by the Downtown Investment Authority:

Section 1. The DIA finds that the recitals set forth above are true and correct and are incorporated herein by this reference.

Section 2. The DIA approves a contribution in an amount not to exceed to two hundred fifty thousand dollars (\$250,000) to WJCT for the development of a master wayfinding and signage plan and together with fabrication and installation of related signage, subject to the following:

- i. Wayfinding and signage shall be subject to review and approval by the Downtown Development Review Board, as may be required by the Jacksonville Code of Ordinances.
- ii. Contribution Payments to WJCT, Inc. shall be for actual wayfinding and signage expenses previously incurred resulting from the reconfiguration of East Bay Street (f/k/a Gator Bowl Boulevard) and expenses to be incurred pursuant to the purposes of this resolution.
- iii. Additional terms and conditions may be required by the Office of General Counsel or otherwise negotiated by the DIA Chief Executive Officer.
- iv. DDRB / DIA staff shall assist WJCT, Inc. in the expediting of any City Approvals.

Section 3. The Chief Executive Officer is hereby authorized to negotiate and execute the contracts necessary to document this approval and otherwise take all additional actions necessary to effectuate the purposes of this Resolution.

Section 4. The DIA authorizes the transfer of funds in accordance with Exhibit 'A" to this resolution and authorizes its Chief Executive Officer to take all actions, including modifications to Exhibit 'A' as may be required by the Finance and Budget Office, necessary to effectuate the transfer of funds.

Section 5. The Effective Date of this Resolution is the date of execution of this Resolution by the Chair of the DIA Board.

WITNESS:

DOWNTOWN INVESTMENT AUTHORITY

howski, Esq., Chairman Patrick

2/11/2025

Opposed: Abstained: VOTE: In Favor:

City of Jacksonville, Florida

COMMUNITY REDEVELOPMENT AGENCY

5 7		DOWNTOWN INVESTMENT Name of Community Redevelo		#10907 # 016						
Plan Capit (if applicable fill	NO al Project (Y out CRA Capita			7 Council District (s)						
Description of Ex	penditure Re	quest:								
		e development of a master wayfinding a ding costs associated with engineering a		at City-owned pr	operty addres	sed as 100 Festival Park Avenue.; and the design, fabrication				
	\$250.000.00 Ma			rch 1, 2025		March 1, 2026				
Total A	Total Amount of Expenditure Request			iture Commenc	ement Date	Anticipated Expenditure Completion Date				
Applicable A	pproved CRA	A Budget Line Item For Expenditure				Available Funds in Approved CRA Budget Line Item				
Date Rec'd.	Date Rec'd. Date Fwd. CRA Board Administrator Ap									
		<u> </u>								
		BUDGET OFFICE				ACCOUNTING DIVISION				
Date Rec'd.	Date Fwd.	Budget Officer Approval		Date Rec'd.	Date Fwd.	Comptroller Approval				
Budget Office	and Accoun	ting approval required to verify availation	able funds and for any	v necessary fina	ance activity	/ line item changes				

CRA BOARD APPROVAL

Date Rec'd.	Date Fwd.	CRA Board Chair Approval	
			Expenditure Amount Approved by CRA Board

R 2025-01-02

January 22, 2025

CRA Board Resolution Number

Resolution Date

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

			Total:	\$250,000.00	Accounting Codes						
Rev Exp	Fund Title	Activity / Grant / Project Title	Line Item / Account Title	Amount	Fund	Center	Account	Project *	Activity	Interfund	Future
EXP	DOWNTOWN NORTHBANK CRA	WAYFARER SIGNAGE	MISC NON-DEPARTMENTAL EXPENDITURES	\$250,000.00	10801	135115	549045	000000	00001943	00000	0000000
				9. 							

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

			Total:	\$250,000.00		5 M 2	- A	occounting C	odes		
Rev Exp	Fund Title	Activity / Grant / Project Title	Line Item / Subobject Title	Amount	Fund	Center	Account	Project *	Activity	Interfund	Future
EXP	DOWNTOWN NORTHBANK CRA	100 FESTIVAL PARK AVENUE SIGNAGE	MISC NON-DEPARTMENTAL EXPENDITURES	\$250,000.00	10801	135115	549045	000000	TBD	00000	0000000
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