



Downtown Investment Authority
Hybrid Meeting
Wednesday, January 18, 2023 – 2:00 p.m.

Community Redevelopment Agency
DRAFT MEETING MINUTES

DIA Board Members (BM): Carol Worsham, Chair; Jim Citrano, Vice Chair; Oliver Barakat; George Saoud, Esq.; Craig Gibbs, Esq.; and Braxton Gillam, Esq.

DIA Board Members Excused: None.

Mayor’s Staff: None

Council Members: None.

DIA Staff: Lori Boyer, Chief Executive Officer; Wanda J. Crowley, Financial Analyst; Steve Kelley, Director of Downtown Real Estate and Development; Ina Mezini, Communication and Marketing Specialist; Guy Parola, Operations Manager; and Antonio Posey, Project Manager

Office of General Counsel: John Sawyer, Esq.

I. CALL TO ORDER:

Chair Worsham called to order the Community Redevelopment Agency Board Meeting at 2:05 p.m.

II. PUBLIC COMMENT

The following speakers provided public comment:

Barbara Gubbin on behalf of the Sierra Club of Northeast Florida
Nancy Powell on behalf of Scenic Jacksonville

III. COMMUNITY REDEVELOPMENT AGENCY MEETING

A. DECEMBER 21, 2022 COMMUNITY REDEVELOPMENT AGENCY MINUTES

Motion: Board Member Gillam moved to approve the minutes as presented

Seconded: Vice Chair Citrano seconded the motion

Vote: Aye: 6 Nay: 0 Abstain: 0

B. CONSENT AGENDA

The following matters were presented to the CRA Board for consideration. Having no items moved from the Consent Agenda, Chair Worsham called for a motion on the following matters:

- i. Resolution 2023-01-02

Motion: Vice Chair Citrano moved to approve the Consent Agenda as presented

Seconded: Board Member Gillam seconded the motion

Vote: Aye: 6 Nay: 0 Abstain: 0

C. RESOLUTION 2023-01-02: USS ORLECK

A RESOLUTION OF THE DOWNTOWN INVESTMENT AUTHORITY (“DIA”) APPROVING THE TERMS SET FORTH ON EXHIBIT A FOR A DEVELOPMENT AGREEMENT, LICENSE AGREEMENT AND OTHER NECESSARY DOCUMENTS BETWEEN THE CITY AND THE JACKSONVILLE HISTORIC NAVAL SHIP ASSOCIATION, INC., A FLORIDA NONPROFIT CORPORATION (“JHNSA”), FOR THE RELOCATION OF THE RETIRED NAVAL VESSEL USS ORLECK (DD-886) (“USS ORLECK”) AS A FLOATING MUSEUM (“SHIP MUSEUM”), TO PIER ONE IN THE FORMER JACKSONVILLE SHIPYARDS WEST SITE ON JACKSONVILLE’S NORTHBANK, SAID DEVELOPMENT AGREEMENT BEING FOR A SIXTY (60) DAY YEAR PERIOD, AND AUTHORIZING A TEN (10) YEAR LICENSE AGREEMENT WITH JHNSA CONTINGENT UPON CERTAIN CONDITIONS PRECEDENT BEING MET BY JHNSA PRIOR TO THE EXECUTION OF THE LICENSE AGREEMENT, ALL AS SET FORTH ON EXHIBIT A; AUTHORIZING THE CHIEF EXECUTIVE OFFICER (“CEO”) OF THE DIA, TO FILE LEGISLATION AND EXECUTE SUCH DOCUMENTS AS MAY BE NECESSARY TO EFFECTUATE THIS RESOLUTION; RECOMMENDING CITY COUNCIL ADOPT LEGISLATION EFFECTUATING THE PURPOSES OF THIS RESOLUTION; PROVIDING AN EFFECTIVE DATE.

CEO Boyer presented Resolution 2023-01-02, as amended in the Strategic Implementation Committee.

Motion: Board Member Gillam moved to approve resolution as presented

Seconded: Chair Worsham seconded the motion

In order as recognized by the Chair, the following discussion occurred:

Board Member Barakat: stated that it would be advantageous to understand the park master plan and thematically what is to be accomplished at the Shipyards West park prior to voting on the Orleck. Mr. Barakat continued the discussion inquiring as to the Shipyards West design process.

Board Member Gillam: acknowledged that through other actions the City has made the commitment for the location of the ship.

Vice Chair Citrano: supports the resolution.

Board Member Gibbs: supports the resolution.

Board Member Saoud: supports the resolution.

Chair Worsham: supports the resolution.

Seeing no further comments, the following vote occurred:

Vote: Aye: 6 Nay: 0 Abstain: 0

D. OTHER MATTERS TO BE ADDED AT DISCRETION OF THE CHAIR

Bringing no further matters forward, Chair Worsham adjourned the Community Redevelopment Agency Meeting at 2:46PM.

The written minutes for this meeting are only an overview of what was discussed. For verbatim comments of this meeting, transcripts are available upon request. Please contact Ina Mezini at rmezini@coj.net to acquire a recording of the meeting.



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DIA Board Members (BM): Carol Worsham, Chair; Jim Citrano, Vice Chair; Oliver Barakat; George Saoud, Esq.; Craig Gibbs, Esq.; and Braxton Gillam, Esq.

DIA Board Members Excused: None.

Mayor’s Staff: None

Council Members: None.

DIA Staff: Lori Boyer, Chief Executive Officer; Wanda J. Crowley, Financial Analyst; Steve Kelley, Director of Downtown Real Estate and Development; Ina Mezini, Communication and Marketing Specialist; Guy Parola, Operations Manager; and Antonio Posey, Project Manager

Office of General Counsel: John Sawyer, Esq.

CALL TO ORDER:

Chair Worsham called to order the Downtown Investment Authority Meeting at 2:46 p.m.

DOWNTOWN INVESTMENT AUTHORITY MEETING

I. DECEMBER 21, 2022 DOWNTOWN INVESTMENT AUTHORITY MINUTES

Motion: Board Member Gillam moved to approve the minutes as presented

Seconded: Vice Chair Citrano seconded the motion

Vote: Aye: 6 Nay: 0 Abstain: 0

II. CONSENT AGENDA

The following matters were presented to the CRA Board for consideration. Having no items moved from the Consent Agenda, Chair Worsham called for a motion on the following matters:

- i. Resolution 2023-01-03

Motion: Board Member Gillam moved to approve the Consent Agenda as presented

Seconded: Vice Chair Citrano seconded the motion

Seeing no further comments, the following vote occurred:

Vote: Aye: 6 Nay: 0 Abstain: 0

III. OLD BUSINESS

Bringing no further matters forward, Chair Worsham called for New Business.

IV. NEW BUSINESS

Bringing no further matters forward, Chair Worsham called for CEO Informational Briefing.

V. CEO INFORMATIONAL BRIEFING

CEO Boyer provided a presentation and update on DIA matters and projects including Lift E'vry Voice Park and Home to Suites.

Board Member Gillam requested and update on The Hardwick (Ford on Bay).

VI. ADJOURNMENT

Seeing no further matters for the Board, Chair Worsham adjourned the Downtown Investment Authority Meeting at 3:09 PM.

The written minutes for this meeting are only an overview of what was discussed. For verbatim comments of this meeting, transcripts are available upon request. Please contact Ina Mezini at rmezini@coj.net to acquire a recording of the meeting.