



City Hall at St. James
117 West Duval St., 1st Floor
Lynwood Roberts Room
 Thursday, August 1, 2013 - 2:00 p.m.

Members:		Ex-Officio and Staff Distribution:	
Timothy Miller, Chairman		Don Robertson, Public Works, Urban Forester	
Logan Rink, Secretary		Bill Joyce, PW Chief Engineering & Construction Management	
Andy Sikes, Board Member		Richard Ball, PW, Traffic Operations Division	
Montasser (Monty) Selim, Board Member		Don Redman, Member of Council, District 4	
Chris Flagg, Board Member		Scott Shine, Jacksonville Waterways Commission	
Rafael Caldera, Board Member		James Boyle, JTA Representative	
Carol Worsham, Board Member		Vickie Drake, Ex-Officio Member	
Craig Davisson, Board Member		Terry Lorince, Ex-Officio Member	
Roland Udenze, Board Member		William Lyle, Ex-Officio Member	
		Joel McEachin, Ex-Officio Member	
Ex-Officio and Staff Distribution:		Michael Sands, Ex-Officio Member	
Ted Carter, OED Executive Director		Jim Bailey, DIA Representative	
Paul Crawford, OED Deputy Director		David DeCamp, Public Information Office	
Alex Rudzinski, OED Director of Development		Karen Underwood, DDRB Recording Secretary	
Eric Lindstrom, OED Staff Liaison			
Jim Klement, OED Staff Liaison			
Jason Teal, Assistant General Counsel			
I.	CALL TO ORDER – Chairman Miller		
II.	ACTION ITEMS – Chairman Miller		
	Approval of the July 11, 2013 Meeting Minutes		
	DDRB 2013-014, South Bank Riverwalk - Request for Final Review		
	DDRB 2013-008, Brooklyn Retail Commercial Development - Request for modification and deviations to previous Final Approval		
	Election of New Chair		
	New Chair Appoint Two Members to a Nominating Committee		
III.	INFORMATION/DISCUSSION ITEMS – Chairman Miller		
IV.	OLD BUSINESS – Chairman Miller		
V.	NEW BUSINESS – Chairman Miller		
VI.	PUBLIC COMMENTS – Chairman Miller		
VII.	ADJOURNMENT – Chairman Miller		
	Next Scheduled Meeting: Thursday, September 5, 2013 at 2:00 p.m.		



Thursday, August 1, 2013 – 2:00 p.m.

MEETING MINUTES

Board Members Present: Chairman T. Miller, L. Rink, A. Sikes, M. Selim, C. Flagg, R. Caldera, C. Worsham, C. Davisson and R. Udenze

OED Staff Present: Jim Klement, Staff Liaison; Eric Lindstrom, Staff Liaison; Alex Rudzinski, Director of Development; and Karen Underwood, Recording Secretary

Representing Office of General Counsel: Jason Teal

Council Members Present: Council Member Redman, Council District 4

I. CALL TO ORDER

A quorum was confirmed and Chairman Miller called the meeting to order at approximately 2:00 p.m.

II. ACTION ITEMS

APPROVAL OF THE JULY 11, 2013 DDRB MEETING MINUTES

THE JULY 11, 2013 DDRB MEETING MINUTES WERE APPROVED UNANIMOUSLY 9-0-0.

Chairman Miller asked board members to disclose if they had any ex-parte communications or conflicts of interest.

DDRB 2013-014, SOUTH BANK RIVERWALK – REQUEST FOR FINAL REVIEW

Mr. Klement reviewed the project report dated August 1, 2013. He introduced Jim Robinson, Director of Public Works and Will Inman, Manager of Business at Haskell who provided an overview of the project.

A MOTION WAS MADE BY BOARD MEMBER SELIM AND SECONDED BY BOARD MEMBER SIKES GRANTING FINAL APPROVAL OF DDRB 2013-014. THE MOTION PASSED 7-2-0. (BOARD MEMBER FLAGG AND MEMBER UDENZE ABSTAINED FROM VOTING.)

DDRB 2013-008, BROOKLYN RETAIL COMMERCIAL DEVELOPMENT - REQUEST FOR MODIFICATION AND DEVIATIONS TO PREVIOUS FINAL APPROVAL

Chairman Miller asked if any board members had ex-parte communication or conflicts of interest associated with DDRB 2013-008.

The following Board members advised that they met with the applicant and Jim Klement prior to today's meeting regarding DDRB Application 2013-008: Chair T. Miller, Carol Worsham, Chris Flagg, Monty Selim, Rafael Caldera, and Andy Sikes.

Mr. Klement reviewed the project report dated August 1, 2013. He introduced Mr. Jeffery Fuqua with Fuqua Development and Michael Blair, Pollack Shores Real Estate Group Managing Director of Development, who provided an overview of the project.

A MOTION WAS MADE BY BOARD MEMBER WORSHAM AND SECONDED BY BOARD MEMBER SIKES GRANTING APPROVAL OF DDRB 2013-008 REQUEST FOR DEVIATION TO SECTION 656.361.16-OFF STREET PARKING OVERLAY TO ALLOW ADDITIONAL PERMIT SPACES FOR PARCEL 1 AND PARCEL 2. THE MOTION PASSED UNANIMOUSLY 9-0-0.

A MOTION WAS MADE BY BOARD MEMBER SIKES AND SECONDED BY BOARD MEMBER SELIM GRANTING THE MODIFICATION OF DDRB 2013-008 SUBJECT TO THE CONDITIONS NOTED BELOW. THE MOTION PASSED UNANIMOUSLY 9-0-0.

1. Approved the deviation to *Section 656.361.16.-Off-Street Parking Overlay* to permit an increase in the allowable parking spaces to total of 236 off-site parking spaces for *Parcel 1* and *Parcel 2*; and
2. Applicant to remove Pharmacy with drive-thru facility and replace with 11,270 square feet of retail on the Riverside Avenue frontage as shown on application dated August 1, 2013.
3. Applicant shall comply with deviations previously approved by the DDRB for *Setbacks, Entrances and Transparency* addressing alternative design for Riverside Avenue, Magnolia, Jackson, and Stonewall Streets, applicable to *Parcel 1*, but not applicable for development on *Parcel 2*, as shown on application dated August 1, 2013.
4. Applicant shall comply with deviations previously approved by the DDRB for *Landscaping and Streetscape Design Standards* addressing alternative design for Riverside Avenue, Magnolia, Jackson, and Stonewall Streets, applicable to *Parcel 1* and *Parcel 2*, as shown on application dated August 1, 2013.
5. Applicant shall present to the DDRB staff building signage showing compliance with *Section 656.1333 Downtown Signs* prior to permit issuance. Additionally, the applicant shall present to the DDRB for final review and approval, a *Special Sign Exception* for the proposed architectural monument sign located on *Parcel 1* Riverside Avenue frontage, as shown on application dated August 1, 2013, prior to permit issuance.

ELECTION OF NEW CHAIR

Per Section 4.0 of the DDRB Bylaws, the Board discussed the selection of a new Chair. Chair Miller opened the floor for any nominations of Chair.

It was noted that the majority of the board members have served as Chair with the exception of board member Rink.

Board member Flagg recommended current Chair Timothy Miller to serve another year as Chair.

Board member Udenze nominated board member Caldera to serve as Chair.

Board member Caldera requested that Board member Udenze withdraw his nomination because he is a newly appointed member of the DDRB.

The board unanimously voted current Chairman T. Miller for a second term as Chair of the DDRB.

Mr. Teal advised that per Section 4.2 of the DDRB Bylaws, the newly elected Chair will appoint two members to serve on a Nominating Committee. The Nominating Committee will meet prior to the next DDRB meeting and present a slate for Vice-chair and Secretary.

Chair T. Miller appointed Board member Caldera and Board member Worsham to serve on the Nominating Committee.

III. INFORMATION/DISCUSSION ITEMS

Board Member Selim asked about the status of Berkman Plaza. Mr. Teal responded that the building remains in violation of Chapter 518 and Chapter 320 in the Ordinance code. There are daily fines accruing on the property in the amount of \$250/day.

Board member Selim asked for an update on the Laura St. Trio project. Mr. Teal responded that he did not have an update on the Laura Street Trio project.

IV. OLD BUSINESS

No old business was discussed.

V. NEW BUSINESS

Chair Miller welcomed and introduced new board member Craig Davisson.

VI. PUBLIC COMMENTS

There were no comments from the public.

VII. ADJOURNMENT

There being no further business, Chair Miller adjourned the meeting at approximately 6:45 p.m.

The next DDRB meeting is scheduled for Thursday, September 5, 2013, at 2:00 p.m.

The written minutes for this meeting are only an overview of what was discussed. For verbatim comments for this meeting, an audio CD is available upon request. Please contact Karen Underwood at (904) 255-7567 or by email at karenu@coj.net.