

AGENDA

**Lake City Community Redevelopment Agency Meeting
July 1, 2013
6:45 p.m. at City Hall**

1. Call to Order
2. Roll Call
3. Approval of Minutes-June 3, 2013
4. Approval of Agenda
5. CRA Resolution No. 2013-01-Developer's Incentive Agreement with Southern Resource Contracting, Inc.
6. Other Comments
7. Schedule Next Meeting
8. Adjournment

The City Council in and for the citizens of the City of Lake City met as the Community Redevelopment Agency, on June 3, 2013, beginning at 6:45 P.M. in the City Council Chambers, located at City Hall, 205 North Marion Avenue, Lake City, Florida 32055.

Members

Mayor/Councilman	Stephen M. Witt
Vice Mayor/Council Member	George Ward
City Council	Eugene Jefferson
	Melinda Moses
	Zack Paulk

1. Call to order
Chairman Witt called the meeting to order at 6:48 P.M.
2. Roll Call
Attendance is indicated above.
3. Approval of Minutes
A. May 20, 2013

Mr. Jefferson made a motion to approve the May 20, 2013 minutes as presented. Ms. Moses seconded the motion and the motion carried unanimously on a voice vote.

4. Approval of Agenda
Ms. Moses made a motion to approve the agenda as presented. Mr. Ward seconded this motion and the motion carried unanimously on a voice vote.
5. Consider Request for a Commercial Improvement Grant
Mr. Ward made a motion to authorize the Commercial Improvement Grant for the Recycling Center Inc. owned by Brian Linton in an amount not to exceed \$21,000. This is inclusive of \$18,000 for fencing and \$3,000 for two (2) 2x12 gates. Ms. Moses seconded the motion. A roll call vote was taken and the motion passed.

Mr. Ward	Aye
Ms. Moses	Aye
Mr. Jefferson	Aye
Mr. Paulk	Aye
Chairman Witt	Aye

6. Other Comments
Ms. Kite reported the antique car show was a great event.

7. Schedule Next Meeting

The next CRA Meeting will be scheduled as needed.

8. Adjournment

There being no further business the meeting adjourned at 6:58 PM.

Stephen M. Witt, Chairman

Audrey E. Sikes, Secretary

LAKE CITY COMMUNITY REDEVELOPMENT AGENCY

RESOLUTION NO. 2013-01

A RESOLUTION OF THE MEMBERS OF THE LAKE CITY COMMUNITY REDEVELOPMENT AGENCY (HEREIN "AGENCY") AUTHORIZING IT TO ENTER INTO A DEVELOPER'S INCENTIVE AGREEMENT WITH SOUTHERN RESOURCE CONTRACTING, INC., A FLORIDA CORPORATION (HEREIN "SOUTHERN") WHEREBY SOUTHERN WILL INSTALL ON A PORTION OF SOUTHERN'S PROPERTY LOCATED AT 597 NORTH MARION AVENUE, LAKE CITY, FLORIDA, A TWELVE FOOT (12') HIGH FENCE AND TWELVE FOOT (12') HIGH GATES WITH PRIVACY SLATS TO SCREEN SOUTHERN'S OPERATION OF A SALVAGE YARD FACILITY FROM PUBLIC VIEW, WHICH SITE OF THE OPERATION OF THE SALVAGE YARD IS LOCATED WITHIN THE SLUM AND BLIGHTED AREA OF THE CITY; AND AUTHORIZING THE AGENCY TO APPROPRIATE \$21,000.00 FROM THE AGENCY'S REDEVELOPMENT TRUST FUND TO REIMBURSE SOUTHERN FOR 75% OF THE COST OF THE FENCE AND GATES; AND AUTHORIZING STEPHEN M. WITT, A MEMBER OF THE AGENCY, TO EXECUTE THE DEVELOPER'S INCENTIVE AGREEMENT FOR AND ON BEHALF OF THE AGENCY.

WHEREAS, City, pursuant to the Community Redevelopment Act of Florida, established under the provisions of Chapter 163, Florida Statutes (the "Act"), determined and found by City Resolution No. 81-13, as amended, the existence of slum and blighted areas within the City constituting a serious and growing menace injurious to the public health, safety, morals and welfare of the residents of the City and contributing substantially and increasingly to an economic and social liability imposing onerous burdens which decrease the tax base and reduce tax revenues, as well as creating other problems for the City; and

WHEREAS, City, by Resolution No. 81-16, as amended, and as authorized by the Act, created the Lake City Community Redevelopment Agency (the "Agency"); and

WHEREAS, pursuant to the Act, the City adopted a Community Redevelopment

Plan (herein the "Plan"), as prepared and recommended by the Community Redevelopment Agency Advisory Committee, to eliminate or ameliorate the slum and blighted areas to improve the health, safety and welfare of the citizens of the City; and

WHEREAS, the Plan has been approved by City and the Agency is authorized to implement the Plan; and

WHEREAS, the Plan includes a provision which authorizes the rehabilitation and redevelopment of the slum and blighted areas to be implemented and performed by private enterprise consistent with the needs of the City when authorized by the City; and

WHEREAS, Southern is the owner of a parcel of land located on the East side of North Marion Avenue identified on the tax rolls of Columbia County, as Parcel Number: 00-00-00-10830-000 (herein "Southern's Land" and/or "Site"), which is located within the slum and blighted area of the City designated and defined by the Agency, and upon which is located a scrap metal salvage yard, the operation of which creates an unsightly and unattractive vision to the public and to the adjacent property owners and adversely impacts both the value and aesthetics of the surrounding property; and

WHEREAS, Southern has offered to install on the Site 380 lineal feet of twelve foot (12') high chain link fence with privacy slats and two (2) 12' x 12' gates to screen Southern's operation of its salvage yard facility from public view, provided Agency, as an incentive to Southern, will make a financial contribution to Southern's cost of the fencing; and

WHEREAS, Southern has received a bid from North Florida Fence Company to

install the fence and gates for a total cost of \$28,000.00; and

WHEREAS, the Agency has determined that it is in the best interest and welfare of the public for the Site to be fenced in accordance with North Florida Fence Company's bid and as an incentive and inducement to Southern to construct and install the fence and gates, Agency is willing to contribute from the Redevelopment Trust Fund \$21,000.00 to reimburse Southern for 75% of Southern's cost of the fence and gates, which sum shall be reimbursed upon the completion of the installation of the fence and gates and receiving proof of payment to North Florida Fence Company; and

WHEREAS, the members of the Agency find that it is in the best interest and welfare of the public for the Agency to provide funds from the Redevelopment Trust Fund to be paid to Southern pursuant to and in accordance with the terms and conditions of a Developer's Incentive Agreement (the "Development Agreement"), copy of which, while not attached to this resolution, is on file in the office of the Agency at City Hall.

NOW, THEREFORE, BE IT RESOLVED BY THE MEMBERS OF THE LAKE CITY COMMUNITY REDEVELOPMENT AGENCY, AS FOLLOWS:

Section 1. The Development Agreement is hereby approved by and the members of the Agency are hereby authorized to execute the Development Agreement for and on behalf of the Agency.

Section 2. The Agency hereby appropriates from its Redevelopment Trust Funds the sum of \$21,000.00 to be reimbursed to Southern pursuant to and in

accordance with the terms and conditions of the Development Agreement.

Section 3. The City Manager and City attorney are authorized to make such reasonable changes and modifications to the Development Agreement for and on behalf of the Agency as may be deemed necessary to be in the best interest of the Agency. Stephen M. Witt, a member of the Agency, is hereby authorized to sign and execute the Development Agreement in the name and on behalf of the Agency, with such changes, amendments, modifications, omissions, and additions made by the City Manager and City Attorney. Execution by Stephen M. Witt shall be deemed to be conclusive evidence of approval of such changes, amendments, modifications, omissions, and additions.

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PASSED AND ADOPTED at a meeting of the members of the Lake City
Community Redevelopment Agency this _____ day of _____, 2013.

STEPHEN M. WITT
Member

GEORGE WARD
Member

MELINDA MOSES
Member

EUGENE JEFFERSON
Member

ZACH PAULK
Member

APPROVED AS TO FORM AND LEGALITY:

By: _____
HERBERT F. DARBY
Agency Attorney

Michele Greene

From: Audrey Sikes
Sent: Friday, June 28, 2013 10:48 AM
To: ADS-LCR- Jeff Pressley
Cc: twilson@lakecityreporter.com; Robert Bridges (rbridges@lakecityreporter.com); StewLilker@ColumbiaCountyObserver.com; Newsman1@aol.com; Herbert F. Darby; Wendell Johnson; Jackie Kite; Michele Greene; Joyce Bruner
Subject: Block Ad for Publication
Attachments: NOTICE OF MEETING - CRA COUNCIL 7-1-2013.doc

Please find attached the block ad we discussed earlier for publication on Sunday, June 30, 2013. Thanking you in advance.

*Audrey E. Sikes, MMC
City Clerk
City of Lake City
205 North Marion Avenue
Lake City, Florida 32055
Phone: 386-719-5756
Email: sikesa@lcfra.com*

PLEASE NOTE: Florida has a very broad public records law. Most written communications to or from City officials regarding City business are public records available to the public and media upon request. Your email communications may be subject to public disclosure.

**LAKE CITY COMMUNITY REDEVELOPMENT AGENCY MEETING
CITY OF LAKE CITY**

NOTICE IS HEREBY GIVEN that the Lake City Community Redevelopment Agency for the City of Lake City, Florida will hold a meeting on Monday, July 1, 2013, at 6:45 P.M., in the Council Chambers located on the second floor of City Hall at 205 North Marion Avenue, Lake City, Florida.

THE PURPOSE OF THE MEETING IS:

- Developers Incentive Agreement relating to the installation of a buffer fence to enhance properties adjacent to a salvage yard operation in a blighted area.

All interested persons are invited to attend.

CITY COUNCIL MEETING

THE CITY COUNCIL OF THE CITY OF LAKE CITY, FLORIDA WILL MEET ON MONDAY, JULY 1, 2013 AT 7:00 P.M. IN THE COUNCIL CHAMBERS LOCATED ON THE SECOND FLOOR OF CITY HALL AT 205 NORTH MARION AVENUE, LAKE CITY, FLORIDA

All interested persons are invited to attend.

SPECIAL REQUIREMENTS: If you require special aid or services for any of the meetings identified above, as addressed in the American Disabilities Act, please contact the City Manager's Office at (386) 719-5768.

**AUDREY E SIKES, MMC
City Clerk**