

**ECONOMIC DEVELOPMENT ADVISORY COMMITTEE  
SPECIAL MEETING  
THURSDAY, MARCH 6, 2003  
6:00 PM  
Florence K. Little Town Hall  
12 Colomba Road**

**MINUTES**

**1. Call to Order - Chair Carol Lawrence**

**2. Roll Call**

**Members Present:** Carol Lawrence, Tracy Good, Donald E. Kitner, Dick Tosh, and Tom Donohoe.

**Absent:** Betty Gigantino, Don Woodruff, and Jane Wright.

**Others Present:** Vice Mayor Coleman, City Manager Diamond and Assistant City Manager Yaskanich.

Ordinance 05-03 was discussed which amends the Ordinance creating the EDAC; that the term limit requirement was removed; that the Members would serve at the pleasure of the City Council; that the membership would elect alternates and officers; that a Member missing three consecutive meetings in a year would be removed as a member of the Committee and would be ineligible to serve; and that the Sunset provision was also removed.

Chair Lawrence entertained a motion to select an alternate; that Don Woodruff, Dick Tosh, and Donald Kitner were at-large Members. Motion to appoint Don Woodruff as alternate was made by Tom Donohoe. Tracy Good seconded. It was discussed that Mr. Woodruff's views and opinions were valued. The motion carried unanimously.

Motion to appoint Carol Lawrence as Chair was made by Don Kitner. Tracy Good seconded. The motion carried unanimously. Motion to appoint Don Kitner as Vice Chair was made by Tracy Good. Dick Tosh seconded. The motion carried unanimously.

**3. Discussion: RFP for Redevelopment Study**

City Manager Diamond noted that the area had been expanded to include the entire Highway 17-92 corridor; that the scope of the study was detailed in the RFP; that the Florida Redevelopment Association would distribute the advertisement to their entire membership; that eligible areas could be determined by the study; that it could include areas behind or along the corridor; and that areas had to be contiguous. It was further discussed that the presentations needed to be properly recorded; that the proceedings would be consistent with the Florida Consultants Competitive Negotiations Act; that the presentations would be ranked in a short list and costs could be negotiated by ranking as necessary; that proposals reviewed in the past had included costs; that there were budgetary limits imposed as to overall cost; that scope and boundaries would be recommended by the consultant, but input and approval would be provided by the EDAC; and that the Committee would have time to review the proposals for the April meeting.

There was discussion that tax increment funds could only be spent within the boundaries of the CRA once created; that the boundaries could be expanded if necessary or additional CRA's could be created; that, in theory, an entire city could be included; that County ad valorem revenues as determined by the tax increment could revert to the CRA; and that negotiations with the County Council would be needed.

Tom Donohoe moved to approve the RFP as presented. Vice Chair Kitner seconded. The motion carried unanimously.

**4. Other Business**

It was noted that the regular meeting would be held on March 20, 2003; that proposed Ordinance 13-98 would be discussed at that time. It was also noted that Strategic Plan priorities would be set at that time; that projects needed to be started and budget requirements considered. There was discussion of recent editorial comments on riverfront property acquisition by the City to build on the "The River City" slogan; that City Manager Diamond was researching likely parcels to qualify for grant funds; that property owned by Progress Energy was under consideration for a Parks & Recreation area; and that the County was upgrading Lake Monroe Park and extending the bike path from Gemini Springs to connect with Lake Monroe Park.

City Manager Diamond also noted that the City Council had approved the Final Site Plan for Adams Building Materials at Springview Industrial Park.

**5. Adjournment:** The meeting adjourned at 6:55 PM.

**APPROVED May 1, 2003  
Economic Development Advisory Committee  
CITY OF DeBARY**

**Carol Lawrence, Chair**