MINUTES **FINAL**
CITY OF COCOA
COCOA CRA
REGULAR MEETING
March 9, 2021

The Regular Meeting of the Cocoa Community Redevelopment Agency was held on February 9, 2020 at City Hall, 65 Stone Street, Cocoa, FL, as publicly noted.

I. Call to Order

Agency Member Koss called the meeting to order at 5:00 pm.

ROLL CALL:

Michael C. Blake	Chairperson
Alex Goins	Vice Chairperson
Levander Hearn	Agency Member
Rip Dyal	Agency Member
Lorraine Koss	Agency Member
Janne Etz	Agency Member
Edward Lanni	Agency Member
Anthony Garganese	Agency Attorney
Lori Chabot	Recording Secretary

PRESENT:

Lorraine Koss	Agency Member
Levander Hearn	Agency Member
Rip Dyal	Agency Member
Janne Etz	Agency Member
Ed Lanni	Agency Member
Lori Chabot	Recording Secretary

ABSENT:

Michael C. Blake	Chairperson *(arrived 5:40)*
Alex Goins	Vice Chairperson *(arrived 5:10)*
Anthony Garganese	Agency Attorney *(arrived 5:09)*

STAFF PRESENT:
Stockton Whitten, City Manager**, Nancy Bunt**, Community Services Director, **Charlene Neuterman,** Deputy Community Services Director, and **Bryant Smith,** Public Works Director.

Agency Member Lanni led the assembly in the Invocation and **Agency Member Koss** led the assembly in the Pledge of Allegiance to the flag of the United States of America.

II. **Approval of Agenda and Minutes:**

AGENDA: Regular Meeting of March 9, 2021 as written or with amendments.

MINUTES: Regular Meeting Minutes of February 8, 2021 as written or with amendments.

* **MOTION by Agency Member Hearn; SECONDED by Agency Member Dyal to approve the Agenda for the Regular Meeting of March 9, 2021, as written.**

AYES: HEARN, ETZ, DYAL, LANNI, KOSS

MOTION PASSED UNANIMOUSLY (5-0)

* **MOTION by Agency Member Etz; SECONDED by Agency Member Koss to approve the Minutes for the February 8, 2021 meeting, as written.**

AYES: HEARN, ETZ, DYAL, LANNI, KOSS

MOTION PASSED UNANIMOUSLY (5-0)

III. **Delegations:**

- **Alex Greenwood – Crosswalks** – Mr. Greenwood discussed the crosswalks and provided Agency Members with 2 fliers from Traffic PatternsXD for their review. These two items are attached and marked as Exhibits **A - *2 pages*.**
- **Mike DiChristopher – Crosswalks** – Mr. DiChristopher submitted an email regarding the crosswalks and that is attached as **Exhibit B**.
- **Candace Rogers – Civic Center.** Ms. Rogers submitted an email in regards to the Civic Center and is attached at **Exhibit C.**

Agency Attorney Garganese arrived 5:09
Vice Chairperson Goins arrived 5:10

IV. **Presentations:** Infrastructure Solution Services and RLF – Civic Center Design Update. Mr. Tom DeSimone (RLF) began the presentation identifying the add-ons they made as a result of the Agency's suggestions. Ms. Breanna Milne added information regarding the interior remodeling. Mr. Desimone explained the design goals included connectivity to the Porcher House, added circulation and support space within the Civic Center, exterior interface with surroundings, increased visibility, visual connection with the waterfront and floor plan flexibility.

Agency Member Koss mentioned the architecture style and emphasized the importance to blend the style with the coquina rock and other natural aspects of the Porcher House.

Agency Member Hearn mentioned the park view and asked if the Taylor memorial wall would be kept. Mrs. Neuterman explained that wall is a restrictive covenant and would stay intact for Taylor Park and will remain throughout the process; it was just not shown in the rendering. He also asked about adding a stage which could be a possible add-on.

Agency Member Dyal commended ISS and RLF on the design adding the architecture between the Civic Center and Porcher House were a great match.

Agency Member Etz stated she loves the renderings and wants to move forward and asked about costs and what would be their next step. Mrs. Neuterman explained they would have to look at financing options and would bring those bring back to the CRA. Mrs. Neuterman added they would consider a design/build for the project similar to the Joe Lee Smith Bldg.

V. Action Items:

1) Lighted Crosswalk Markers – Request agency approval for a BAF transfer of $860 from the CCRA Contingency Account to CCRA Operating Account and approval of the Resolution to purchase lighted crosswalk markers.

Mrs. Neuterman introduced the item explaining staff was presented with an opportunity to purchase lighted crosswalk markers from Solar Markers, Co. and Public Works has provided a proposal for the CRA to consider as we move forward with the Crosswalk project. The Solar Markers, Co products improve road and pedestrian safety by increasing visibility and helping to prevent accidents. The markers are weather resistant with solar-powered L.E.D.s.

The proposed model 100AS will be a flat bottom unit, white flash, high intensity, special hard coating for abrasional purpose and visibility of 1 mile. The markers will initially be installed at the Playhouse crosswalk and added to other areas with heavy vehicular and pedestrian traffic. Public Works will determine which and how many crosswalks will be installed at each location.

Staff respectfully requests approval of a Resolution amending the FY2021 Cocoa CRA budget to allocate funds in the amount of $830.00 for the lighted crosswalk markers.

Question was asked about installation and Mrs. Neuterman responded that the City would install. Twenty lights would be purchased and installed beginning at the Theatre and gradually added to other areas.

*** MOTION by Agency Member Etz; SECONDED by Agency Member Dyal to approve a BAF transfer of $860 from the CCRA Contingency Account to CCRA Operating Account and approval of the Resolution to purchase lighted crosswalk markers.**

AYES: ETZ, HEARN, LANNI, KOSS, DYAL

MOTION PASSED UNANIMOUSLY (5-0)

2). Enhanced Crosswalks – Agency approval for a BAF transfer of $115,360 from the CCRA Contingency Account to the CCRA Infrastructure Account and a Resolution to install stamped asphalt on crosswalks in Cocoa Village.

Mrs. Neuterman introduced this item giving some historical information adding in March 2020, a bid was issued to install stamped asphalt on crosswalks in Cocoa Village. One vendor responded exceeding the anticipated budget. This bid was cancelled the project was rebid in December 2020 for the same services and no bid proposal was received and therefore, the bid was cancelled.

The Public Works Director proceeded and was able to identify a vendor who would provide a proposal for this service. That vendor is Fausnight Stripe and Line, Inc. of Longwood, FL. Their proposal included a base bid that identifies 12 areas and a bid additive that included 13 additional areas with an additional 10% totaling $115,360.

Mrs. Neuterman stated Staff requests Agency approval of a Resolution waiving the competitive purchase process for the stamped asphalt crosswalks in Cocoa Village by Fausnight Stripe and Line, Inc., of Longwood, FL; to Approve a Resolution Amending the FY2021 Cocoa CRA Budget, BAF#21-055-T to transfer $115,360 for the total cost of the base bid plus bid additives. Approve a Resolution for 10% Project Contingency; authorize the City Manager to execute the agreement with Fausnight Stripe and Line, Inc. in the amount of $115,360. Resolution Amending the FY2021 Cocoa CRA Budget, BAF#21-055-T to transfer $115,360 for the total cost of the base bid plus bid additives. Approve a Resolution for 10% Project Contingency; authorize the City Manager to execute the agreement with Fausnight Stripe and Line, Inc. in the amount of $115,360.

Public Works Director Bryant Smith gave more information about the product, manufacturer and explained the process was fairly quick using combination of heat and pressure in the asphalt. The product is skid/slip resistant for safety and it is ADA compliant (pedestrian and wheelchair friendly).

Discussion continued among agency members about the number of sites that were originally removed, the number of sites that would be included, the expected life span of the product, and whether there were any warranties included. Mr. Smith replied to his knowledge, there were a couple of locations bricks were removed and others areas were paved over. This project would include roughly 22 areas, however the process would start at the theatre and expand out. He also replied the life span would be 5-10 years depending on the amount of traffic and the speed of the traffic, and aside from cleaning, some minimal pigment and texture touch-ups will be necessary over the lifetime. The final product is designed for long-lasting wear in high-traffic areas. Mr. Smith added the product would be Traffic Pattern XD as identified in the agenda. Mr. Smith also

stated this project was not quite the same as the one on Florida Avenue done previously. This project did not include the parallel parking. Agency Member Etz asked if that could be added later and he replied it could.

Chairperson Blake arrived 5:40

Mr. Greenwood spoke adding the product paperwork he provided the Agency is more attractive.

City Manager Whitten asked for clarification whether the product was stamped asphalt or decorative thermoplastic. Mr. Smith replied it was the thermoplastic.

At this time, Staff is requesting the Agency approve the full funding of all bid items and bid additives, especially BA4, BA6 and BA10, as these areas are high pedestrian traffic areas. If the Agency chooses not to fund all the bid additives, Staff will take the recommendation and adjust the budget accordingly.

* **MOTION by Agency Member Etz; SECONDED by Agency Member Dyal to approve a BAF transfer of $115,360 from the CCRA Contingency Account to the CCRA Infrastructure Account and a Resolution to install stamped asphalt on crosswalks in Cocoa Village.**

AYES: BLAKE, ETZ, HEARN, GOINS, LANNI, DYAL

NAYS: KOSS

MOTION PASSED (6-1)

VI. ATTORNEY'S REPORT – NONE

VII. UPDATES AND STAFF REPORTS

1. Informational Items 1 and 2 - Charlene Neuterman let agency members know the Budget Report and Project Report were in their Agenda packets and if they had any questions to please contact her.

   Agency Member Ed Lanni asked about cones he had seen stacked by the paddle boat. Mr. Smith stated he would have them moved.

Mrs. Neuterman also told staff two Find Grant applications will be submitted for re-construction of the boat ramps and the dredging project. Additionally, a third Find grant will be applied for to have the design completed for the Pier; all for budget year 2022. Mrs. Neuterman added Staff is requesting the Cocoa Community Redevelopment Agency to allocate funds for these grants for dredging ($300,000), boat ramps ($300,000) and the

third for the design of the pier ($150,000), with a total of $750,000 if the FIND grants are approved.

* **MOTION by Vice Chairperson Goins; SECONDED by Agency Member Dyal** to **approve to allocate funds for FIND for dredging ($300,000), boat ramps ($300,000) and the third for the design of the pier ($150,000), with a total of $750,000 if these grants are approved.**

AYES: BLAKE, ETZ, HEARN, GOINS, LANNI, DYAL, KOSS

MOTION PASSED UNANIMOUSLY (7-0)

Chairperson Blake requested and made motion for the agency change the CCRA meeting date to the First Monday of the Month at 6:00 pm.

* **MOTION by Chairperson Blake; SECONDED by Agency Member Koss to change the CCRA meeting date to the First Monday of the Month at 6:00 pm.**

AYES: BLAKE, ETZ, HEARN, GOINS, LANNI, DYAL, KOSS

MOTION PASSED UNANIMOUSLY (7-0)

VIII. **NEXT MEETING DATE**

The next regularly scheduled meeting of the Cocoa Redevelopment Agency will be on Monday, April 5, 2021 at 6:00 PM in the Council Chambers located in Cocoa City Hall, 65 Stone Street, Cocoa, Florida.

IX. **ADJOURNMENT**

* **MOTION by Agency Member Dyal; SECONDED by Chairperson Blake to adjourn the meeting.**

AYES: BLAKE, ETZ, HEARN, DYAL, GOINS, KOSS, LANNI

MOTION PASSED UNANIMOUSLY (7-0)

MEETING WAS ADJOURNED AT 5:57 PM.

Michael C. Blake, Chairperson

Respectfully Submitted by:

Lori Chabot, Recording Secretary

CITY OF COCOA CITY COUNCIL

Request to Speak (print legibly and fill out completely)

NAME: Donna Rottner

ADDRESS: 103 DERBY ST

TELEPHONE: 321-638-0084

ORGANIZATION YOU REPRESENT (IF ANY): _____

AGENDA ITEM NUMBER/SUBJECT: _____

IF YOU WOULD LIKE TO SPEAK UNDER DELEGATIONS, PLEASE CHECK ONE OR MORE THAT APPLY: (You must meet one of the following requirements to speak under Delegations)

◊ Resident or taxpayer (may speak on any subject of general or public interest)

◊ City Employee (may speak regarding his/her employment)

◊ Water and/or sewer customer (may speak on matters related to the City's water and/or sewer system)

◊ Any member of the public may address any agenda item that is listed on the agenda for final official action by the City Council excluding public hearing items which are heard at the public portion of the meeting, ministerial items (e.g. approval of agenda, minutes, informational items), and quasi-judicial or emergency items.

PLEASE CONDUCT YOURSELF IN ACCORDANCE WITH THE TERMS AND CONDITIONS PRINTED ON BACK.

CITY OF COCOA CITY COUNCIL

Request to Speak (print legibly and fill out completely)

NAME: PAT CHAMBERS

ADDRESS: 37 DERBY St

TELEPHONE: 321-208-3163

ORGANIZATION YOU REPRESENT (IF ANY): _____

AGENDA ITEM NUMBER/SUBJECT: OPEN

IF YOU WOULD LIKE TO SPEAK UNDER DELEGATIONS, PLEASE CHECK ONE OR MORE THAT APPLY: (You must meet one of the following requirements to speak under Delegations)

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CITY OF COCOA CITY COUNCIL

Request to Speak (print legibly and fill out completely)

NAME: Kevin Raymond

ADDRESS: 109 Derby St. Cocoa FL 32922

TELEPHONE: 321 604 2642

ORGANIZATION YOU REPRESENT (IF ANY): _____

AGENDA ITEM NUMBER/SUBJECT: Open

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CITY OF COCOA CITY COUNCIL

Request to Speak (print legibly and fill out completely)

NAME: Michael Howard

ADDRESS: 39 Riverside Dr

TELEPHONE: 321-508-3588

ORGANIZATION YOU REPRESENT (IF ANY): Noise Speeding, Filth

AGENDA ITEM NUMBER/SUBJECT: _____

IF YOU WOULD LIKE TO SPEAK UNDER DELEGATIONS, PLEASE CHECK ONE OR MORE THAT APPLY: (You must meet one of the following requirements to speak under Delegations)

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CITY OF COCOA CITY COUNCIL

Request to Speak (print legibly and fill out completely)

NAME: Alex Greenwood

ADDRESS: 640 Brevard Ave

Cocoa TELEPHONE: 321-917-3770

ORGANIZATION YOU REPRESENT (IF ANY): My Self

AGENDA ITEM NUMBER/SUBJECT: Water Sewer

IF YOU WOULD LIKE TO SPEAK UNDER DELEGATIONS, PLEASE CHECK ONE OR MORE THAT APPLY: (You must meet one of the following requirements to speak under Delegations)

- ◊ Resident or taxpayer (may speak on any subject of general or public interest)
- ◊ City Employee (may speak regarding his/her employment)
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