

**TALLAHASSEE – LEON COUNTY
BLUEPRINT 2000 INTERGOVERNMENTAL AGENCY
Meeting Minutes
April 1, 2015
3:00 pm, City Commission Chambers**

MEMBERS PRESENT

<u>County</u>	<u>City</u>
Commissioner John Dailey	Mayor Andrew Gillum
Commissioner Bryan Desloge	Commissioner Scott Maddox, Chair
Commissioner Nick Maddox	Commissioner Curtis Richardson
Commissioner Bill Proctor	Commissioner Nancy Miller
Commissioner Mary Ann Lindley	Commissioner Gil Ziffer
Commissioner Jane Sauls	
Commissioner Kristen Dozier	

CITY/COUNTY STAFF

Wayne Tedder, PLACE	Allie Fleming, COT
Charles Hargraves, Blueprint 2000	Kathy Burke, Leon County
Shelonda Meeks, Blueprint 2000	Gary Zirin, Leon County
Autumn Calder, Blueprint 2000	Jack Kostrzewa, Leon County
Angela Ivy, Blueprint 2000	Lew Shelly, COT
Michelle Bono, COT	Vincent Evans, COT
Gabriel Menendez, COT	Regina Glee, Leon County
Tony Park, Leon County	Lonnie Ballard, COT
Michael Parker, COT	Cassandra Jackson, COT
Dee Crumpler, COT	Alan Rosenzweig, Leon County
Anita Favors Thompson, COT	Vince Long, Leon County
John Buss, COT	Rick Fernandez, COT
Christina Parades, Leon County	

OTHERS PRESENT

Susan Emmanuel, QCA. Inc*	Delmas Barber
Maribel Nicholson- Choice, Greenberg Traurig*	Byron Dobson, Tallahassee Democrat
Roger Cain, Michael Baker*	Antony Biblo
Drew Roark, Michael Baker*	Grant Gelhardt
Sue Dick, Tallahassee Chamber of Commerce	Doug Martin
Clay Ketcham, FDOT	Sandra Neidert
Richard Barr, Kimley Horn	

* Indicates Blueprint 2000 Consultant

Commissioner Scott Maddox called the meeting to order at 5:07 pm with a quorum.

I. AGENDA MODIFICATIONS

There were no agenda modifications.

II. INFORMATION ITEMS

1. CAC Meeting Minutes (February 5, 2015)

This item was presented as informational only.

III. CONSENT ITEMS

2. IA Meeting Minutes (March 9, 2015)

RECOMMENDED ACTION:

Option 1: Approve minutes as provided.

Action by TCC and CAC: This item was not presented to the TCC or CAC.

Commissioner Dailey moved approval of the consent agenda. Commissioner Miller seconded the motion. It passed unanimously.

Absent: Commissioner Nick Maddox, Commissioner Bill Proctor, Commissioner Curtis Richardson

IV. PRESENTATIONS/ACTIONS/DISCUSSIONS

3. Consideration of Funding 2020 Sales Tax Extension Projects in Advance of Revenue Collection

Wayne Tedder presented on the agenda material. He noted that the estimated total proceeds anticipated for 2020 Infrastructure Projects list was \$498.96M. The estimated project cost was \$661.8M; for a shortfall of \$162.8M. This indicated the necessity to leverage funds and bridge the gap. This came as no surprise to staff as leveraging was a fundamental piece of funding for the current program. In excess of \$120M was leveraged over the previous 10 years by Blueprint staff.

A current and unfunded project, Capital Circle Southwest, was also a priority project for the 2020 sales tax. It was broken into three segments: stormwater master plan and two segments of construction, Springhill to Crawfordville and Crawfordville to Orange. The PD&E study was near completion; staff was awaiting final acceptance by the Federal Highway Administration (FHWA). The design was funded and in progress and anticipated to be at 60% design plans by the time FHWA accepted the PD&E. Blueprint could begin acquiring right of way at that time.

A total of \$70M was allocated in the current program for Capital Circle Southwest. Preliminary negotiations with FDOT and previously allocated funding for (represented by Table 3 of the agenda material) totaled \$93.9M. Mr. Tedder reminded the Board that the design and construction of the project were funded by FDOT. The allocated Blueprint capital was to fund the elements considered to be “above and beyond” what was standard of a FDOT roadway project. These elements were consistent with the Blueprint philosophy and included wider right of way, multi-use trails, additional sidewalks, and improved aesthetic appeal of the roadway.

RECOMMENDED ACTION:

Strategy #1: Staff recommends that the Capital Circle Southwest project (Orange Avenue to Crawfordville Highway) be identified as the top priority 2020 project, based on the amount of available state funding and current status of the project, and continue to focus efforts to move the project to completion/construction.

Strategy #2: Staff recommends completing the final stormwater master plan design and work with FDOT to negotiate funding plans for the completion of the Capital Circle Southwest project.

Commissioner Desloge moved staff recommendations. Commissioner Lindley seconded the motion. It passed unanimously with all members present.

Regarding the annual allocation process (Table 4), Mr. Tedder stated that none of the projects in the categories listed were expected to warrant setting aside funding for a particular period of time. Staff would begin, in 2020, to allocated funds to the projects to maintain a reoccurring funding source.

The implementing entity was listed for each category Blueprint 2020 would coordinate and make recommendations on prioritization of the projects, specifically for Bike Route Systems and Greenways Master Plan. Others would be staffed through City or County departments. Sidewalk projects were an example of that.

Both the City and County Public Work Departments had processes for sidewalk project prioritization. Once identified, each entity could work through the public involvement components, designs, and permitting to have “shovel ready” projects for 2020.

RECOMMENDED ACTION:

Strategy #3: Staff recommends that the projects identified in Table #4 receive annual allocations as identified beginning in year 2020. This will result in an annual total allocation (for these specified projects) of \$9,902,000 each year for 20 years.

Strategy #4: Staff recommends that the City, County and Blueprint consider funding planning, preliminary design, final design, and permitting where necessary for Bike Route System, Sidewalks, Greenway Master Plan and StarMetro projects in order for construction of the projects to commence in Fiscal year 2020. *Note: Additional prioritization for projects in these categories may be required before designs commence.*

Commissioner Proctor questioned if it was premature to prioritize, specifically, which sidewalks would be included. Further, what process would be used to determine prioritization? Mr. Tedder stated that citizens could participate in the prioritization process by attending the upcoming City Commission meeting. The list, however, could not be augmented. Commissioner Scott Maddox questioned if there was a prohibition against the County spending funds from their allocation for sidewalks inside City limits. Mr. Tedder stated there was not. Commissioner Scott Maddox further confirmed that there would be a prohibition of the City spending money in unincorporated areas because everyone who lived in the City also lived in the County.

Commissioner Lindley moved staff recommendation. Commissioner Dozier seconded the motion. It passed unanimously with all members present.

On the subject of Water Quality and Stormwater Improvement funds, Mr. Tedder stated that staff recommended withholding allocating funds as it was closely related to leveraging activities with the Florida Water and Land Conservation Initiative; Amendment 1 approved by voters in November 2014. It could potentially be 2016 or longer before Blueprint knew how the funds would be available.

RECOMMENDED ACTION:

Strategy #5: Staff recommends that the IA begin programming the Water Quality and Stormwater Improvement funds after the legislation regarding the implementation of Amendment 1-2014 has been signed into law in order to leverage any available funding.

Commissioner Ziffer moved staff recommendation. Commissioner Miller seconded the motion. It passed unanimously with all members present.

Mr. Tedder stated that leveraging opportunities would be best through state and federal resources. Transportation projects, particularly, provided the greatest opportunities. Furthermore, projects could only be leveraged if they were already listed a priorities for the community.

RECOMMENDED ACTION:

Strategy #6: Staff recommends that the IA include all State roadway projects in the CRTPA Regional Mobility Plan and elevate all capacity projects to a top tier priority within the CRTPA Regional Mobility Plan. This strategy will ensure maximum leveraging opportunities are achieved. *Note: Because the sales tax projects typically address more than the State's responsibilities, it should be expected that a partnership with FDOT using the sales tax proceeds will be required. At this time, a determination can be made as to how the partnership will be achieved.*

Commissioner Desloge questioned if it would be appropriate to include feeder roads to larger state roadways. Mr. Tedder stated that roadway projects that would enhance capacity on state and federal systems, would be eligible for additional funds from state or federal agencies. All projects were included in the CRTPA Regional Mobility Plan Update as well to maximize all leveraging opportunities.

Commissioner Proctor requested information on bonding and moving the projects off the books. He further questioned how priorities would be set among the Tier 1 projects.

Mr. Tedder stated that regarding state roadways, having them on the priority list was the first step. Subsequent to that, Blueprint would meet with FDOT to discuss funding plans for the future. Mr. Tedder foresaw updates to the 5-year plan returning to the IA on an annual basis. It would be difficult to program project based on a priority until that information would be available.

Regarding bonding, Mr. Tedder stated that staff evaluated bonding through four time period scenarios: in 2016, 2017, 2018, and 2020. Based on the calculations of Table 7, waiting until 2020 would save Blueprint approximately \$31M over bonding the funds in 2016. If the IA elected to bond money in 2016, annual allocations would determine prioritizations because of cash flow.

Commissioner Miller stated that level of service should also be part of the evaluation criteria. She referenced the SIS capacity projects and their importance to FDOT as well as the proposed criteria for the prioritization process, which included: geographic diversity, annual funds available, leveraging opportunities, and project with a significant development and/or completion of phases. She stated that in the evaluation of the levels of service, the functionality of the roadway, she hoped that roadways rated at D or F would be elevated. It would indicate a greater need than those rated A, B, or C.

V. PUBLIC HEARING

Autumn Calder stated that at the September 2014 IA meeting, the Board directed staff to identify funding for the implementation of Magnolia Drive Multi-use Trail project. Blueprint, City, and County staff identified cost estimates and phases of implementation. Two community meetings and a public hearing were held to solicit information from residents on how they would like to see the project implemented.

Ms. Calder stated that there were several partners in the project. The CRTPA assisted in helping secure funding from FDOT; also, their Board supported the advancement of the project as the top priority in the Regional Mobility Plan. The City would share in the maintenance of the project and committed funding. The County would also share in the maintenance. Furthermore, they funded the first phases of design and would provide project management during construction.

RECOMMENDED ACTION:

Option 1:

- A. Following the Public Hearing, conduct to the super majority vote to add the Magnolia Drive Multiuse Trail Project to Tier 1 of the Blueprint Program.
- B. Appropriate \$6,150,000 for the implementation of the Magnolia Drive Multiuse Trail Project from the Blueprint Land Bank budget.
- C. The remaining amount to complete the project through Phase 6, \$1,833,300, will be budgeted in outlying years as needed.

Blueprint 2000 Project Definitions Report Consistency: The Magnolia Multiuse Trail Project is not currently in the Blueprint 2000 Project Definitions Report.

Action by the CAC and TCC: The TCC concurred with staff recommendation to fund \$6,150,000 for the implementation of the Magnolia Drive Multiuse Trail Project. The CAC voted unanimously for the staff recommendation with the exception that the \$6,150,000 would be reimbursed by the 2020 sales tax.

Commissioner Lindley moved Phases 1-6 only. Mayor Gillum seconded the motion.

Following a presentation on the phases of the project, three citizens spoke on for the public hearing.

Adam Antony Biblo, 1316 Lehigh Drive, spoke in favor of the project. He stated that he thought the project would improve the safety of the corridor, as well as economic development potential both for residential and, where appropriate, non-residential uses.

Grant Gelhardt, 1906 Chuli Nene, and President of the Lehigh and Indianhead Home Owners Association, spoke in favor of the project. He stated that the HOA members supported the project and improving the walkability and connectivity of the neighborhood. The project would connect their neighborhood to the surrounding areas from Apalachee Parkway to South Monroe and FAMU campus area as well.

Sandra Neidert, 2029 Chowkeebin Nene, spoke in favor of the project. She stated that the HOA surveyed the 900+ residents and sidewalks on the perimeter of the neighborhood connecting to the larger community was the number one priority of respondents. It created an extended sense of place that was so important to the City, through the Cascades development. It provided connections to Capital Cascades Trail and Railroad Square that was also important to neighbors.

Doug Martin, 1312 Nancy Drive, spoke in favor of the project. He stated that driving through the neighborhoods, one could see the worn trails along the roadway supporting how frequently residents walked or biked through there.

The motion passed unanimously in a supermajority vote; with all members present.

IV. PRESENTATIONS/ACTIONS/DISCUSSIONS - continued

Continuing the presentation on consideration of 2020 project funding, Wayne Tedder recapped Strategy 7 prior to the vote.

RECOMMENDED ACTION:

Strategy #7: Staff recommends that, due to the high cost of bonding prior to 2020, bonding should not be utilized as a funding mechanism unless funding is specifically required to complete a project based on approved criteria that can be used to evaluate a project. The criteria should include the following:

- Funding satisfies a match for the following:
 - Federal or state government leveraging opportunity;
 - Public/private partnership.
- Addresses critical infrastructure needs related to the following:
 - Safety of the community;
 - Health and welfare of the community.
- Completion of project phases such as the following:
 - An action plan/study has been completed and approved by the City/County Commission and/or the State;
 - Project development and environment (PD&E) study has been completed or is underway;
 - Design has been completed or is underway;
 - All or substantial amounts of right-of-way necessary to complete the project has been acquired/obtained.

In addition, staff would bring an agenda item to the IA with an evaluation according to the above criteria as well as identify probable costs, should the IA desire to pursue funding of a project (or projects) through the use of bonding. If a project is approved by the IA for funding through bonding, then the Finance Committee will be convened for additional analysis and development of recommendations for the IA's consideration on how to best proceed with bonding and financing the project(s).

Commissioner Lindley moved staff recommendation. Commissioner Dozier seconded the motion.

Mr. Tedder stated that beyond the criteria of Strategy 7, projects the IA determined to bond to advance tasks, should be reviewed by the experts on the Blueprint Finance Committee.

Commissioner Richardson stated that in an Economic Development Target Issue Committee meeting, some of the South City issues were recommended for advanced funding. He questioned if those issue would, at the appropriate time, move through the outlined process. Mr. Tedder stated that it would need to go through the full City Commission for formal direction. Those items would need full support of the City or County Commissions before entering into the process outlined for Blueprint.

It passed unanimously with all members present.

RECOMMENDED ACTION:

Strategy #8: Staff will provide an analysis of the project, funding levels required and the cost associated to the IA for their consideration as projects arise that may require additional funding sources.

Commissioner Lindley moved staff recommendation. Commissioner Ziffer seconded the motion. It passed unanimously with all members present.

RECOMMENDED ACTION:

Strategy #9: Staff recommends that only those projects with significant leveraging opportunities either through the federal and state government or a public/private partnership or projects that are needed to address critical infrastructure needs related to the safety, health, and welfare of the community should be prioritized prior to 2020.

Commissioner Miller moved staff recommendation. Commissioner Daily seconded the motion. It passed unanimously with all members present.

Regarding Strategy 9 Mr. Tedder requested that no prioritization of any project in Table 6 without significant leveraging opportunities. Or if they were necessary to address critical infrastructure needs related to the safety, health, and welfare of the public.

RECOMMENDED ACTION:

Strategy #10: Staff recommends proceeding with development of a prioritization process and criteria to be utilized prior to the commencement of the BP 2020 program. *Note: The date for providing the process and criteria to the IA is highly dependent upon factors and successes identified above.*

Commissioner Lindley moved staff recommendation. Commissioner Desloge seconded the motion. It passed unanimously with all members present.

RECOMMENDED ACTION:

Strategy #11: In order to ensure that Blueprint philosophy of a holistic approach to infrastructure planning continues, staff will continue to coordinate through the TCC and initiate annual training to the necessary City and County departments to ensure high levels of coordination and opportunities to complete 2020 projects are identified and future costs of projects are not increased.

Commissioner Proctor questioned if there was an MBE component included. Mr. Tedder stated that a MBE policy was in place for Blueprint 2000. There had been no direction to change it for 2020 from the current policy. He reminded the Board however, that unless legislation changed it, if Blueprint accepted state or federal funds, Blueprint would be required to follow the funding agencies process if even \$1 was accepted.

Regarding the holistic philosophy, Commissioner Proctor questioned if that included local preference. Mr. Tedder stated that whatever was in the City and county procedures for local process could be accepted, if the project was funded by local dollars only. If it was funded with state or federal money, Blueprint could not set that condition on the procurement process.

Commissioner Nick Maddox moved staff recommendation. Commissioner Dozier seconded the motion. It passed unanimously with all members present.

Christina Parades stated that 12%, an estimated \$90M, would be dedicated to economic development as part of the intergovernmental agreement passed by the Board in April 2014. The EDCC would serve as oversight for the funds as well as make recommendations on programs and projects to the Board for final approval. The EDCC must be convened by February 16, 2018. County and City staff were working with the EDC to determine staffing levels for it.

Other actions taken in April 2014 by the IA instructed staff to prepare an agenda item, subject to the passage of the referendum on the consolidation of contracts with the EDC. It could include staffing levels, marketing newly available resources, identification of best practices, and the development of a community wide strategic plan for economic development. Currently, both governments contract and fund the EDC to serve as the official economic development organization for the community. The EDC's potential role in the administration of economic development programs would further its efforts to serve both governmental entities and the private sector as the state recognized economic development organization for the area. Through the IA, both Commissions would be able to jointly evaluate, plan, set, and approve community wide economic goals.

Under the timeline set forth by staff recommendations, the unified contract would be executed upon the sunset of the EDC's recently adopted 2-year strategic plan. It allowed for a smooth transition for the implementation of new strategic plans regarding the collective economic goals and the 2020 sales tax program.

RECOMMENDED ACTION:

Strategy #12: Staff recommends that the IA direct County, City, and EDC staff to prepare an agenda item on the unified contract detailing the role of the EDC in administering, staffing needs, and adequate funding, be brought to the IA for their consideration as part of the development of the FY 2017 budget, assuming that the EDCC first meeting is held on or shortly prior to February 16, 2018.

Commissioner Dozier questioned when the IA could anticipate first reviewing revisions. Would the IA have the opportunity to work through the larger concepts prior to drilling down into the details? Ms. Parades stated that much like with County budget workshops, the items would be presented to the IA prior to adoption of budgets.

Commissioner Proctor stated that in terms of the EDC portion of funds, how did staff envision a pro rata split if a separate contract and independent unit was established? Commissioner Scott Maddox stated that he understood that would be discussed in the 2017 budget process. Ms. Parades confirmed it.

Commissioner Lindley moved staff recommendation. Commissioner Desloge seconded the motion. It passed unanimously with all members present.

Ms. Parades stated that similar to the strategy on infrastructure projects, the County recognized the potential for economic opportunity to arise prior to 2020. For example, Madison Mile and Airport projects were currently under development by the respective organizations and could potentially

seek funding from the IA prior to the implementation of the 2020 sales tax program. With the understanding that they were capital intensive projects, the interlocal agreement authorized the projects to be submitted to the IA for consideration prior to the convention of the EDCC.

RECOMMENDED ACTION:

Strategy #13: Staff recommends that, due to the high cost of bonding prior to 2020, bonding should not be utilized as a funding mechanism for economic development projects unless funding is specifically required to complete a project based on approved criteria that can be used to evaluate a project. The criteria should include the following:

- significant leveraging opportunities are identified through either the federal and state government or a public/private partnership;
- project phases that have been completed or are currently underway, and;

In addition, staff will provide an analysis of each project, funding levels required and the cost associated with the required bonding level to the EDCC and IA for their consideration.

Commissioner Lindley moved staff recommendation. Commissioner Dozier seconded the motion. It passed unanimously with all members present.

VI. CITIZENS TO BE HEARD

There were no additional citizens to be heard.

VII. ITEMS FROM MEMBERS OF THE COMMITTEE

Commissioner Dozier stated that she recognized that the issue was one for the City and not necessarily something that would be on an IA agenda. However, through the development of Cascades Park, and the evolution of the working group established in regards to the amphitheater, it had been discussed in the past. She stated that, residents of Myers Park were asking her why there was no restriction on a closing time for the Edison.

Conversations about it being a restaurant occurred with the IA and in CRA meetings. Yet in a recent discussion in the working group, (Ryan) a member of the Edison staff stated that it could be open as late as 2:00 am for a bar. She felt that if the model were changed by Edison, it would be an issue moving forward.

Commissioner Richardson echoed Commissioner Dozier stating that he too was approached by other restaurateurs in the area who were also concerned.

Commissioner Richardson also requested clarification on funding for 2020 economic development. Commissioner Scott Maddox stated that would be taken up in budgeting.

VIII. ADJOURNMENT

There being no further business, Chairman Maddox adjourned the meeting at 4:23 pm.

APPROVED:

ATTEST:

Scott Maddox
Chair of Blueprint 2000 IA

Shelonda Meeks
Secretary to Blueprint 2000 IA