

# City of Delray Beach

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## Minutes - Draft

**Tuesday, September 13, 2016**

**6:00 PM**

**Workshop Meeting 6:00 PM - 8:00 PM**

**Delray Beach City Hall**

## **City Commission**

*Mayor Cary Glickstein*  
*Vice Mayor Al Jacquet*  
*Deputy Vice Mayor Jordana Jarjura*  
*Commissioner Mitchell Katz*  
*Commissioner Shelly Petrolia*

**WS.1**    [16-923](#)**FY 2016-17 PROPOSED COMMUNITY REDEVELOPMENT AGENCY  
(CRA) BUDGET AND WORK PLAN**

A Workshop Meeting of the City Commission of the City of Delray Beach, Florida, was called to order by Mayor Cary Glickstein in the Commission Chambers at City Hall at 6:00 p.m., on Tuesday, September 13, 2016.

**Roll call showed:****Present -**

Commissioner Shelly Petrolia  
Vice Mayor Alson Jacquet  
Commissioner Mitchell Katz  
Deputy Vice Mayor Jordana Jarjura  
Mayor Cary Glickstein

**Absent -**

None

**Also present were -**

Donald B. Cooper, City Manager  
Janice Rustin, Interim City Attorney  
Chevelle D. Nubin, City Clerk

Jeff Costello, Executive Director, Community Redevelopment Agency, introduced board members and staff who were present. He highlighted the accomplishments of the CRA. Mr. Costello provided an overview of the CRA FY 2016-2017 Preliminary Work Plan. In addition, he discussed the CRA's proposed FY 2016-2017 budget. Mr. Costello stated the CRA staff and city staff worked closely together.

Donald B. Cooper, City Manager, thanked the CRA Board and Staff and stated they have worked very closely with the city for the Capital Improvement Plan (CIP), Clean and Safe area and fungability.

Mayor Glickstein asked questions regarding the non-profit organizations.

Mr. Cooper spoke regarding the impact of a millage reduction on the TIF for the CRA.

Commissioner Petrolia asked about the monies for land acquisitions, the parking management plan, affordable housing and if Equity is moving forward.

Mr. Costello spoke regarding permitting, timelines, deliverables and agreements.

Deputy Vice Mayor Jarjura inquired about the Community Benefits Agreement (CBA). She stated she would like an update from the

Community Alliance Coalition. Deputy Vice Mayor Jarjura also inquired about the Gateway Feature signage and wayfinder signage.

Mr. Cooper commented about signage and light poles.

Deputy Vice Mayor Jarjura asked about the Swinton and Atlantic intersection. She thanked the CRA for working closely with the city.

Vice Mayor Jacquet thanked the CRA Board and staff for the working relationship with the city. He inquired about the restrooms for Hilltopper Stadium and the Pompey Park Master Plan.

Mr. Cooper provided details regarding some of the improvements for Pompey Park.

Vice Mayor Jacquet asked about affordable and workforce housing.

Mr. Cooper commented on the housing study.

Further discussion ensued regarding housing.

Vice Mayor Jacquet commented regarding the proceeds from Auburn Trace sale.

Deputy Vice Mayor Jarjura commented about real estate statistics for Delray Beach regarding the disparity between the most expensive homes and least expensive homes. She commented regarding the proceeds as referenced by Vice Mayor Jacquet.

Commissioner Katz thanked the CRA for the working relationship with the city and commented about a position for the Engineering Division. He asked about the Arts Warehouse/Incubator.

Mayor Glickstein commented regarding the working relationship between the CRA and the city, projects and the housing study. He stated he would like the city's Finance Department engaged in the solution portion of that regarding the leveraging of funds and would like to have them review the city's options. He asked about the number of units.

Mr. Costello stated the CRA owns 19 and the Delray Beach Community Land Trust (DBCLT) owns one.

Mayor Glickstein spoke regarding the Clean and Safe program.

Discussion ensued regarding data.

Mayor Glickstein asked Michael Coleman, Community Improvement Director, about the Clean and Safe program. He also inquired about the statutory limitation on funding for projects and wayfinder signage, improvements to the CRA building and sidewalks on Gleason Street.

**WS.2**    [16-930](#)**LNG THREAT ASSESSMENT PRESENTATION**

Mayor Glickstein and stated the City Commission has received emails regarding Liquefied Natural Gas (LNG). Deputy Vice Mayor Jarjura recused herself due to a former client.

Discussion ensued regarding Florida State Commission on Ethics Form 8B. Deputy Vice Mayor Jarjura remained on the dais since there was no vote on this issue tonight. She did not comment during the discussion.

Fire Rescue Assistant Chief Kevin Green conducted a presentation regarding LNG.

Mr. Cooper commented on the city's capacity to deal with these types of things.

Mayor Glickstein thanked the residents who brought this to the City Commission's attention.

Commissioner Petrolia asked if this is a commodity already on the rail.

**WS.3**    [16-927](#)**DISCUSSION OF PROCESS FOR THE SELECTION OF A CITY ATTORNEY**

Mr. Cooper asked the City Commission how they would like to proceed regarding the process for the selection of the city attorney. It was the consensus of the the City Commission to receive the packets as put together from the Purchasing Department.

Ms. Theresa Webb, Purchasing Director, stated the City Commission has nine (9) applicants to review.

Discussion ensued regarding Ms. Webb providing a summary of each proposal and what the offer is for each proposal. The City Commission asked to be notified of whether the proposals meets qualifications.

The City Commission discussed having a meeting to rank the proposals. It

was the consensus of the City Commission to hold a special meeting on September 27, 2016 for the ranking of proposals.

**WS.4**    [16-936](#)**DIRECTION ON EXPANDING THE CENTRAL BUSINESS DISTRICT ON SOUTH FEDERAL HIGHWAY**

Tim Stillings, Planning, Zoning and Building Director, conducted a presentation for this item and staff recommendation. He stated it would take approximately twenty-four (24) months.

Mayor Glickstein stated during the LDR changes the City Commission spoke about an area between the Federal Highways.

Deputy Vice Mayor Jarjura commented about the center block and providing incentives for innovation.

Commissioner Petrolia commented regarding the Planning, Zoning and Building department being inundated and stated there is activity in that area (Federal Highway) now without it being CBD. She also stated there is a parking issue and she stated she cannot support it at this time and asking staff to take this on now.

Commissioner Katz referenced outliers and the comprehensive plan. He stated he would like to see what the residents or groups put together for the comprehensive plan and stated it should be resident driven.

Vice Mayor Jacquet asked if the city wants to extend the city's downtown and commented regarding the block and how will it affect the neighborhood. He asked what businesses will come on the western front. He stated it appears the best course would be to keep CBD between the Federal Highways and not actually affect the neighborhoods to the east or west.

Mayor Glickstein stated this could be a part of the comprehensive plan.

Discussion continued on this item regarding the code, area and further analysis of this topic. There was consensus to explore this item.

**WS.5**    Commission Comments

Commissioner Petrolia stated she has received emails that the microphones are still not working.

Gwendolyn Spencer, Chief Information Technology Officer, spoke regarding the microphones and stated it is cloud based. She stated the

microphones are tested prior to the meetings.

Vice Mayor Jacquet stated there is an issue with code enforcement and asked about the citing of violations. He stated code enforcement is about compliance. He asked that the City Commission provide direction regarding code enforcement.

Mr. Cooper spoke regarding code enforcement and stated it is not looked at as a revenue generator. He stated staff will review this issue.

Further discussion ensued regarding code enforcement. The City Commission stated code enforcement has to be fair across the board no matter what neighborhood or property.

Deputy Vice Mayor Jarjura stated she appreciates the memo from September 1, 2016.

Mayor Glickstein spoke about the September 20, 2016 agenda. He encouraged the City Commission to ask questions of staff regarding any of the items prior to the meeting.

Mayor Glickstein stated he did not understand Mr. Cooper's memo regarding the Women's Club. Discussion ensued regarding the lease and building.

Mayor Glickstein commented on the Historic Preservation Task Force.

There being no further business, Mayor Glickstein adjourned the meeting at 8:31 p.m.