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The regular meeting of the Community Redevelopment Agency Advisory Board was held on Wednesday, October 28, 2015 at City Hall, 400 South Orange Avenue, City Hall, Second Floor, Sustainability Conference Room, Florida. Chair Doug Taylor called the meeting to order at 4:44 p.m., noting a quorum was present.

MEMBERS PRESENT: Doug Taylor, Chair
Wendy Connor, Vice Chair
Bill Dymond
Jessica Burns
Terry Delahunty
Commissioner Ted Edwards

MEMBER ABSENT: Roger Chapin

STAFF PRESENT: Thomas C. Chatmon, Jr., Executive Director
Walter Hawkins, Director of Urban Development
David Barilla, Assistant Director
Christel Brooks, Administrative Specialist
Shaniqua Rose, Board Secretary
Kelly Allen, Marketing Coordinator
Kelly Moody, Project Manager
Patricia Dellacona, Division Fiscal Manager
Mercedes Blanca, Economic Development Coordinator
Rose Garlick, Downtown Information Center Manager
Bob Fish, Clean Team Supervisor
Christopher DeLoatche, Clean Team Intern
Stacey Adams, Assistant City Attorney
Victoria Walker, Assistant City Attorney
Lori Pampilo Harris, CSH Senior Program Manager

Approval of Minutes - A motion was made by Terry Delahunty and seconded by Jessica Burns to approve the minutes of the August 26, 2015 CRA Advisory Board meeting. The motion carried unanimously.

Parramore Update:

Walter Hawkins gave an update on events taking place in the Parramore area. The Board thanked Mr. Hawkins for his update.

Public Comment:

Jonathan Blount informed the Board about the Oasis Program being used in Longwood, Florida which is a homeless walk-in center that focuses on homeless hygiene and respite services. The Board thanked Mr. Blount for his input.

New Business:

a. **MEBA Funding Agreement Nikki's Place:** Mercedes Blanca, Economic Development Coordinator explained that the Minority/Women Business Assistance Program was approved by the CRA on August 28, 2006. The MEBA Program assists with small business retention and creation in the MEBA target area as defined within the Downtown Orlando Community Redevelopment Area. The MEBA Program provides financial assistance of up to \$40,000.00 to qualified new and existing retail and service businesses for retention/relocation expenses, purchase of capital equipment, marketing services, and business start-up expenses.

Nikki's Place, Inc. is owned by Nick and Elaine Aiken and is located in the Downtown Orlando Community Redevelopment Area at 742 West Carter Street. The applicants established Nikki's Place in September of 1998, but Mr. Aiken began working at this location in the 1950s for his aunt who owned the restaurant at the time under a different name. The applicants have requested \$25,552.17 to be used towards costs associated with capital equipment and capital improvements.

The MEBA Advisory Board recommended approval of funding up to \$25,552.17 at the October 14, 2015 MEBA Advisory Board Meeting.

Staff requested that the CRA Advisory Board recommend approval of the MEBA Funding Agreement between the CRA and Nikki's Place, Inc., and authorization for the Chairman and Executive Director of the CRA to execute the Agreement, subject to the review and approval of the City Attorney's Office.

Discussion ensued regarding the certainty of customer return and the business's current net income.

A motion was made by Jessica Burns and seconded by Terry Delahunty recommending that the CRA approve the MEBA Funding Agreement between the CRA and Nikki's Place, Inc., and authorization for the Chairman and Executive Director of the CRA to execute the Agreement, subject to the review and approval of the City Attorney's Office. The motion carried unanimously.

b. **Downtown Relocation Assistance Program and Implementation Agreement** – Thomas C. Chatmon Jr., Executive Director, explained that as noted in the 2010 Amendment to the Downtown Orlando Community Redevelopment Area Plan (“Redevelopment Plan”), although Downtown Orlando has experienced tremendous growth and an enhanced quality of life for many, not everyone “residing” in Downtown Orlando has experienced that enhanced quality of life. The Orlando area has the largest unsheltered chronic homeless population in Florida, over 1,577 people. Approximately one third of those are residents of the Downtown Orlando Community Redevelopment Area (“Downtown Area”). The Redevelopment Plan states: “With nowhere to go during the day, unemployed or disabled people congregate in public places downtown, often sitting or standing in one area for long periods of time with their personal belongings in tow. This activity often creates a perception of that neighborhood being unsafe to others in the community. Without outreach to connect homeless people with vital services, these numbers will continue to increase. With proper supports in place, many of these individuals can be moved out homelessness and into self-sufficiency.” Aside from the obvious humanitarian benefit, this action will address a significant barrier to redevelopment within the Downtown Area. It will reduce the impacts felt by those businesses, residents and workers within the Downtown Area as a result of a concentration of homeless persons within the Downtown Area. Following the lead of the City of Orlando, the Continuum of Care, the Central Florida Commission on Homelessness and HUD, the CRA, in its most recent amendment to the Redevelopment Plan, adopted on May 4, 2015, specifically finds the creation of permanent supportive housing with wraparound services to be a key solution for the chronically homeless within the Downtown Area. Additionally, the Redevelopment Plan contemplates the CRA’s establishing of a relocation policy and funding of payments pursuant to such policy.

The Downtown Relocation Assistance Program (“Program”) seeks to provide chronically homeless within the Downtown Area with needed assistance in relocation from the Downtown Area into permanent housing. This assistance is in accordance with sections 163.370(2)(k) and 163.387(6)(d), Florida Statutes, and, as stated above, the Redevelopment Plan. To be eligible for relocation assistance, individuals must meet HUD’s definition of chronically homeless, must reside within the Downtown Area, and must meet specific low income requirements. If eligible, persons may qualify for relocation assistance possibly including rental assistance, utility allowance payments, and security and utility deposits.

The proposed Downtown Relocation Assistance Program Implementation Agreement contemplates implementation of the Program by Homeless Services Network of Central Florida, Inc. (“HSN”), the coordinator of the region’s coordinated entry system. The Agreement contemplates the CRA’s contribution of \$500,000.00 per fiscal year for each fiscal year during the five year term of the Agreement, not to exceed a total of \$2,500,000.00. HSN will provide the services described in the Scope of Services within the Agreement, generally locating participants, verifying eligibility, finding appropriate housing, and entering into agreements with landlords providing housing. HSN will be paid by the CRA on a reimbursement basis upon the providing of adequate documentation.

Staff requested the CRA Advisory Board recommend to the CRA approval of the Downtown Relocation Assistance Program Policies and Procedures and the Downtown Relocation Assistance Program Implementation Agreement, subject to review and approval by the City Attorney's Office, and authorization for the Chairman and Executive Director to execute the Agreement. Discussion ensued regarding the exact process and success rate of this program in other cities.

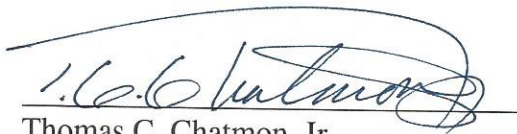
A motion was made by Terry Delahunty and seconded by Bill Dymond recommending the CRA approve the Downtown Relocation Assistance Program Policies and Procedures and the Downtown Relocation Assistance Program Implementation Agreement, subject to review and approval by the City Attorney's Office, and authorization for the Chairman and Executive Director to execute the Agreement.

Date of Next Meeting

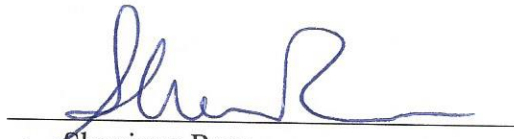
The next scheduled meeting of the Community Redevelopment Agency Advisory Board is Wednesday, December 9, 2015, 3:00 p.m., at City Hall, Sustainability Conference Room, on the Second Floor.

Adjournment

There being no further business to come before the Community Redevelopment Agency Advisory Board, Chairman Doug Taylor adjourned the meeting at 5:37 p.m.



Thomas C. Chatmon, Jr.
Executive Director



Shaniqua Rose
Board Secretary