

**MINUTES
STUART COMMUNITY REDEVELOPMENT AGENCY
HELD September 27, 2021
AT 4:00 PM Commission Chambers
121 SW FLAGLER AVE.
STUART, FLORIDA 34994**

COMMUNITY REDEVELOPMENT AGENCY

Chairperson - Eula R. Clarke

Vice Chairperson - Merritt Matheson

Board Member - Becky Bruner

Board Member - Troy McDonald

Board Member - Mike Meier

Ex Officio Board Member - Tom Campenni (ABSENT)

Ex Officio Board Member - Pete Walson

ADMINISTRATIVE

City Manager, David Dyess

CRA Administrator, Pinal Gandhi-Savdas

City Attorney, Michael J. Mortell

City Clerk, Mary R. Kindel

SERGEANT AT ARMS: Police Lieutenant George McLain



4:03 PM ROLL CALL

Present: Chairperson Clarke, Vice Chairperson Matheson, Board Member Bruner, Board Member McDonald, Board Member Meier, Board Member Walson

Absent: Board Member Campenni

PLEDGE OF ALLEGIANCE

APPROVAL OF AGENDA



4:04 PM MOTION: Now move.

MOVED BY: Board Member Meier

SECONDED BY: Board Member Matheson

Motion approved unanimously.

APPROVAL OF MINUTES

1. APPROVAL OF 08/23/2021 CRA MINUTES



4:04 PM MOTION: Move for approval.

MOVED BY: Board Member McDonald

SECONDED BY: Vice Mayor Matheson

Motion approved unanimously.

COMMENTS FROM THE PUBLIC (3 min. max)

COMMENTS FROM THE BOARD MEMBERS

Vice Chairperson Matheson

- Relayed a conversation that was had with the NAACP and would like to propose an idea. Vice Chairperson Matheson's discussion with the NAACP board was to create a program that mimicked the idea of "Brush for Kindness Love Thy Neighbor" event. The event would take place next Spring and be called "Plant for the future" event.

Attorney Mike Mortell clarified that is a CRA wide project.

Vice Chairperson Matheson agreed that this would be a CRA wide project. He would like staff to consider the description of the program.

Attorney Mortell instructed on how to make this project move forward.

Discussion continued amongst Board Members.

Public Comment:

- 1) Helen McBride – Flamingo Ave.; Thinks it is a great idea, especially including shade trees.



4:13 PM MOTION: Move to direct CRA Admin. to bring back a "Plant for the future" program to the CRB discussing some option on how to move forward for funding, comparing it to the "Brush for Kindness" event. Options of limited number of trees for residents to pick marketing options to get it out through the community.

MOVED BY: Board Member Matheson

SECONDED BY: Board Member Meier

Motion approved unanimously.

STAFF UPDATE

COMMUNITY REDEVELOPMENT AGENCY

2. ADOPT TRIANGLE DISTRICT MASTER PLAN AND DESIGNATING A NAME:

RESOLUTION No. 07-2021 CRA; A RESOLUTION OF THE BOARD OF THE COMMUNITY

REDEVELOPMENT AGENCY OF THE CITY OF STUART, FLORIDA, APPROVING AND ADOPTING THE MASTER PLAN FOR THE "TRIANGLE" STUDY AREA AND DESIGNATING THE NAME OF THE STUDY AREA AS "TRIANGLE DISTRICT"; PROVIDING AN EFFECTIVE DATE; AND FOR OTHER PURPOSES.

Pinal Gandhi-Savdas, CRA Administrator re-introduced the project and introduced Jessica Seymour, to give the board updates that were made to the initial presentation. Ms. Ghandi-Savdas is asking the board to adopt the Master Plan and adopt the name of the district.

Ms. Seymour, Treasure Coast Regional Planning Council presented the updates and changes that were done to the project to reflect the comments from CRA and CRB members.

The Commission and Ms. Seymour discussed historic elements and plaques, form-based codes, and underground FPL plans.



4:29 PM MOTION: I will make a motion to adopt and designate the name.

MOVED BY: Board Member Meier

SECONDED BY: Board Member Walson

Motion approved unanimously.

3. AMENDMENT TO BUSINESS IMPROVEMENT REIMBURSEMENT PROGRAM (BIRP) GUIDELINES:

RESOLUTION No. 08-2021 CRA; A RESOLUTION OF THE BOARD OF THE COMMUNITY REDEVELOPMENT AGENCY OF THE CITY OF STUART, FLORIDA, AUTHORIZING THE CHAIRPERSON TO APPROVE AMENDMENT TO THE BUSINESS IMPROVEMENT REIMBURSEMENT PROGRAM (BIRP) CRITERIA; EVALUATION MATRIX, AND CLARIFICATION TO PROGRAM GUIDELINES; PROVIDING AN EFFECTIVE DATE; AND FOR OTHER PURPOSES.

Ms. Gandhi-Savdas introduced the Resolution and what is needed, what it will impact, the goal of the project, and stated that the applicant would be responsible for the maintenance of the trees.

A brief discussion took place amongst Board Members and Ms. Gandhi-Savdas.



4:33 PM MOTION: Move for approval.

MOVED BY: Board Member McDonald

SECONDED BY: Board Member Brunner

Motion approved unanimously.

4. INTER-LOCAL AGREEMENT WITH THE TCRPC TO DEVELOP A FORM BASED CODE:

RESOLUTION No. 09-2021 CRA; A RESOLUTION OF THE COMMUNITY REDEVELOPMENT AGENCY OF THE CITY OF STUART, FLORIDA AUTHORIZING THE EXECUTION OF AN INTERLOCAL AGREEMENT BETWEEN COMMUNITY REDEVELOPMENT AGENCY AND THE TREASURE COAST REGIONAL PLANNING COUNCIL TO DEVELOP A FORM-BASED CODE FOR THE EAST STUART

NEIGHBORHOOD AND “THE CREEK” ARTS & ENTERTAINMENT DISTRICT IN THE COMMUNITY REDEVELOPMENT AREA; PROVIDING AN EFFECTIVE DATE; AND FOR OTHER PURPOSES.

Ms. Gandhi-Savdas introduced the Resolution and when to expect the report to be completed. She also brought Ms. Seymour to the front to answer questions the Board members may have.

Vice Chairperson Matheson asked if this discussion sinks up with the MLK streetscape discussion.

Ms. Gandhi-Savdas commented that the meeting for MLK discussion is set up for October 2021 and will receive input from the community on the conceptual design. Ensured that any comments that come out of the form-based meetings get put on the MLK scope of work.

Ms. Seymour mentioned that she reviewed the plans that are out there and will be attending the next outreach. Commented that they have the foundation in East Stuart of the master plan that was done previously and will update that and that vision.

Discussion continued between Board members.

Public Comment:

- 1) Albert Brinkley – Central Ave.; Keep in mind what East Stuart is, it is a community.



5:08 PM MOTION: I will make a motion for approval.

MOVED BY: Board Member Meier

SECONDED BY: Board Member Matheson

Motion approved unanimously.



5:10 PM ADJOURNMENT

Mary R. Kindel, Secretary

Eula R. Clarke, Chair

**Minutes to be approved at the CRA Meeting
Meeting this 25th day October, 2021.**