

CITY COUNCIL RESEARCH DIVISION LEGISLATIVE SUMMARY

JEFFREY R. CLEMENTS
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Bill Type and Number: Ordinance 2019-120

Introducer/Sponsor(s): Council President at the request of the Mayor

Date of Introduction: February 26, 2019

Committee(s) of Reference: LUZ

Date of Analysis: February 28, 2019

Type of Action: Modification to 2030 Comprehensive Plan

Bill Summary: The bill modifies the Capital Improvements Element of the 2030 Comprehensive Plan to incorporate the City's 2019-2023 Capital Improvements Program into the element.

Background Information: Florida's Growth Management Act requires all of Florida's counties and municipalities to adopt Local Government Comprehensive Plans that guide future growth and development. The City of Jacksonville 2030 Comprehensive Plan contains chapters or 'elements' that address Capital Improvements, Conservation Coastal Management, Future Land Use, Historic Preservation, Housing, Infrastructure, Intergovernmental Coordination, Public School Facilities, Recreation and Open Space and Transportation.

The state statute allows for modification of the 2030 Comprehensive Plan to update the 5-year CIE Schedule in the Capital Improvements Element through an ordinance without being considered an amendment to the plan. The CIE Schedule of Projects is updated annually by the City's Planning and Development Department. It includes projects from the Capital Improvement Program (CIP) (Ordinance 2018-505-E) and subsequent amendments, the Transportation Improvement Program (TIP – TPO adopted June 14, 2018), the TPO's Long Range Transportation Plan and the 2030 Mobility Plan (Ordinance 2011-536-E).

Policy Impact Area: Capital improvement planning

Fiscal Impact: No impact from this adoption; the projects listed in the element (City, independent authorities, school district, and TPO) total several billion dollars of proposed investments.

Analyst: Clements

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Bill Type and Number: Ordinance 2019-123

Sponsor: Council President at the request of the Mayor

Date of Introduction: February 26, 2019

Committee(s) of Reference: TEU

Date of Analysis: March 1, 2019

Type of Action: Cul-de-Sac Closure

Bill Summary: The ordinance closes, abandons and/or disclaims a portion of the cul-de-sac lying in Highfield Avenue, established in Southside Oaks Replat via Plat Book 69, page 110, of the Current Public Records of Duval County, Florida, in Council District 4, at the request of AMH Development, LLC, the owner of all property abutting the cul-de-sac; it provides for approval subject to conditions.

Background Information: The applicant requests the closure and abandonment of the portion of the cul-de-sac to extend Highfield Avenue beyond the existing cul-de-sac and onto its property for a single family residential development and thus render the existing cul-de-sac obsolete. There were no objections from city, state or utility agencies to the closure of the portion of the cul-de-sac. The closure and abandonment by the City of its interest in the portion of the cul-de-sac is subject to the execution and delivery to the City by the applicant of a hold harmless covenant.

Policy Impact: Public Works/Real Estate

Fiscal Impact: The applicant has paid a \$2,091.00 closure application fee that has been deposited in the General Fund.

Analyst: Jackson

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Bill Type and Number: Ordinance 2019-124

Sponsor: Council President at the request of the Mayor

Date of Introduction: February 26, 2019

Committee(s) of Reference: NCSPHS; F; R

Date of Analysis: March 1, 2019

Type of Action: Drainage Easement Closure

Bill Summary: The ordinance closes, abandons and/or disclaims a portion of the drainage easement in the vicinity of Validus Drive and Burnt Mill Road established in Public Records of Duval County, page 957, in Council District 11, at the request of Senior Care Living of Jacksonville, LLC, the owner of the property crossed by the drainage easement; it provides for approval subject to conditions.

Background Information: The property owner requests the closure and abandonment of a portion of the drainage easement because the drainage easement is no longer being used as a drainage ditch and it encroaches upon the footprint of the assisted living facility building. The majority of the drainage easement was abandoned pursuant to Ordinance 1999-1172-E, which also created a new realigned drainage easement south of the portion which was abandoned. The Right-of-Way and Stormwater Maintenance Division and the Engineering Division of the Department of Public Works have reviewed the applicant's request and have no objections to the easement abandonment.

Policy Impact: Public Works/Real Estate

Fiscal Impact: The applicant has paid a \$516.00 easement with an encroachment application fee.

Analyst: Jackson

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Bill Type and Number: Ordinance 2019-125

Introducer/Sponsor(s): Council President at the request of the Mayor

Date of Introduction: February 26, 2019

Committee(s) of Reference: NCSPHS, F

Date of Analysis: February 28, 2019

Type of Action: Appropriation

Bill Summary: This bill appropriates \$899,955.00 from the countywide ADA Compliance – Public Buildings Project to the ADA Compliance – Pretrial Detention Facility Project as initiated by B.T. 19-059; and amends the 2019-2023 Five-Year Capital Improvement Program approved by Ordinance 2018-505-E to decrease funding for the project entitled “ADA Compliance – Public Buildings” and increase funding for the project entitled “ADA Compliance – Pretrial Detention.”

Background Information: In the 2013 Compliance Review Survey, the Department of Justice (DOJ) listed deficiencies with 64 of the City of Jacksonville’s (COJ) facilities including the Pretrial Detention Facility. DOJ and COJ reached an agreement requiring the City to correct deficiencies in the identified facilities. COJ is required to review and correct identified deficiencies at hundreds of additional buildings. Phase I upgrades have begun. The expenses from Phase II through completion will be covered with this appropriation. The agreement remains in effect for five years. The agreement compliance will be monitored by DOJ.

NOTE: Public Works will ensure that all public facilities not inspected by DOJ are also brought up to code within six years.

Policy Impact Area: ADA compliance

Fiscal Impact: The appropriation of \$899,955.00, as initiated by B.T. 19-059.

Analyst: Mitchell

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Bill Type and Number: Ordinance 2019-126

Introducer/Sponsor(s): Council Member Crescimbeni

Date of Introduction: February 26, 2019

Committee(s) of Reference: TEU, F

Date of Analysis: February 28, 2019

Type of Action: Extension of medallion renewal moratorium

Bill Summary: The bill amends several previous ordinances for the purpose of extending the temporary moratorium on the collection of payments on vehicle-for-hire medallion renewals and late fees thereon for late renewal for 6 months until September 17, 2019. The Office of Public Parking shall notify the Jacksonville International Airport with a copy to the Executive Director of the Jacksonville Aviation Authority and the Beaches police chiefs of the extension of the 180 day moratorium.

Background Information: Ordinance 2015-835-E, enacted on December 8, 2015, established a temporary moratorium (90 days) on medallion renewals and late fees for medallion renewals pertaining to vehicles for hire, pursuant to Section 220.217, Ordinance Code. This is the eighth time the moratorium has been extended, in part because legislation was pending the state legislature with regard to uniform regulation of Transportation Network Companies (TNCs) such as Uber and Lyft. The 2017 Florida Legislature, after several years of failed attempts, adopted statewide regulatory standards for TNCs, which may change how the City wishes to deal with other vehicles for hire such as taxis in its local regulations. The medallion renewal fee moratorium will give the Council time to consider potential changes to the City's vehicle for hire regulatory system.

Policy Impact Area: Vehicle for hire medallion renewals

Fiscal Impact: Revenue loss from medallion renewals payments and late fees; when the moratorium was enacted in December 2015 there were 1,146 vehicle-for-hire medallions renewable at a cost of \$100 per year; the late renewal fee is \$10 per month after the deadline.

Analyst: Clements

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Bill Type and Number: Ordinance 2019-128

Sponsor: Council Member Gulliford

Date of Introduction: February 26, 2019

Committee(s) of Reference: TEU; R

Date of Analysis: February 1, 2019

Type of Action: Renaming Street; Ordinance Code Waivers

Bill Summary: The ordinance renames 1st Street West extending approximately 1 mile from Jefferson Street North to Pearl Street North to "Reverend Henry T. Rhim Blvd", in Council District 7; the ordinance waives the requirements of Section 745.105 (I) (2), *Ordinance Code*, regarding persons who streets may be named after; it waives the requirements of Section 745.105 (G), *Ordinance Code*, regarding abbreviations in proposed street names; directs Legislative Services to forward ordinance to the Planning Department.

Background Information: The ordinance renames a portion of 1st Street West, in Council District 7, to "Reverend Henry T. Rhim Blvd." The name change honors the Reverend Henry T. Rhim, pastor of St. Joseph Missionary Baptist Church for forty years. Reverend Rhim has been the recipient of numerous awards and accolades for his role in the development and growth of his church and civic leadership in the community. As a pastor, Reverend Rhim created over 40 ministries in his church, including Big Sisters/Big Brothers Ministry, the Computer Ministry, the Education Ministry and the Social Justice Ministry. To inspire the community, Reverend Rhim created the Radio Ministry known as "Let the Bible Speak," first broadcast in 1970. Within the church, Reverend Rhim served 10 consecutive terms a president of the Progressive Missionary and Educational Baptist State Convention of Florida; he has held leadership positions in the National Baptist Convention of America and the Congress of Black Churches. Reverend Rhim is an active member of the Jacksonville NAACP and the Jacksonville Urban League; was appointed by Governor Bob Graham to the Governor's Task Force on the Black Family in 1986. The Florida Seminary at Lakeland Florida awarded Reverend Rhim with an honorary doctorate of divinity degree.

Policy Impact: Renaming Street/Planning & Development Department

Fiscal Impact: Undetermined

Analyst: Jackson

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Bill Type and Number: Ordinance 2019-129

Introducer/Sponsor(s): Council President at the request of the Mayor

Date of Introduction: February 26, 2019

Committee(s) of Reference: NCSPHS, F, R

Date of Analysis: February 28, 2019

Type of Action: Appropriation

Bill Summary: This bill appropriates a \$15,000.00 grant received from AT&T to fund the Positivity Project, a “Train the Trainer” approach with a focus on Positive Psychology’s 24 Character Strengths, as initiated by B.T. 19-061; invokes the exception to Section 126.107(G), *Ordinance Code*; approves and authorizes the Mayor or his designee, the Corporation Secretary, and/or the Chief Executive Officer of the Kids Hope Alliance to execute a contract with the Positivity Project for children’s services programs; and waives the provisions in Chapter 77 (Kids Hope Alliance), Section 77.111(A) (Provider Contracts), *Ordinance Code*.

Background Information: The Positivity Project was established by Mike Erwin and Jeff Bryan. They both graduated from West Point and were deployed to Iraq and Afghanistan a combined five times for 52 months. After leaving active duty, they wanted to embark on something that would impact America’s youth into building positive relationships by seeing the good in themselves and others. Mike and Jeff’s belief is that our capacity to build strong character-based relationships is the cornerstone of health, happiness, and resilience – and will be crucial in meeting challenges of the future. Thus, the approach to building positive relationships begins with equipping educators with proper training, strategy, and resources to inspire youth to become their best selves.

The training will include educators that serve 7th to 12th grade with an expectation of reaching 400 students.

Policy Impact Area: Kids Hope Alliance, building positive relationships

Fiscal Impact: The appropriation of \$15,000.00, as initiated by B.T. 19-061.

Analyst: Mitchell

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Bill Type and Number: Ordinance 2019-130

Sponsor: Council Member Gulliford

Date of Introduction: February 26, 2019

Committee(s) of Reference: NCSPHS; F

Date of Analysis: March 1, 2019

Type of Action: Lease Agreement Approval and Authorization

Bill Summary: The ordinance approves and authorizes the Mayor and Corporation Secretary to execute and deliver a lease agreement between the City of Jacksonville (Lessor) and Jacksonville University (Lessee), for a term of ten (10) years, subject to a right in Lessee to terminate without cause on 60 days' notice, property located in the Town of Mayport, Duval County, Florida, for \$1.00 per year, for Lessee's use for general administrative and office use, educational, outreach, and development programs including an educational and outreach program with Ocearch; provides for oversight by the Real Estate Division of the Department of Public Works.

Background Information: Ocearch is an internationally acclaimed shark tracking program. Its research vessel Ocearch operates around the world. Ocearch operators reached an agreement with Jacksonville University to make Jacksonville the research vessel's home port when the vessel is not out at sea. While in Jacksonville, the research vessel will work closely with Jacksonville University's Marine Science Research Institute's staff and students. This ordinance approves an agreement for a lease agreement between the City of Jacksonville and Jacksonville University to provide JU and Ocearch operators the use of buildings in Mayport for general administrative and office use, educational outreach and development programs. The research vessel will be moored at docks in Mayport that are currently being constructed for commercial, recreational vessels and the Ocearch. The lease is for a term of ten (10) years at \$1.00 per year.

Policy Impact: Lease Agreement/Jacksonville University/Mayport

Fiscal Impact: The ordinance authorizes and approves a lease agreement for ten years at \$1.00 per year.

Analyst: Jackson

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Bill Type and Number: Ordinance 2019-131

Introducer/Sponsor(s): Council President at the request of the Mayor

Date of Introduction: February 26, 2019

Committee(s) of Reference: NCSPHS, F

Date of Analysis: February 25, 2019

Type of Action: Authorization of lease agreement and designation of oversight agency

Bill Summary: This bill authorizes a lease agreement between the City of Jacksonville and CDI Corporation (now known as Gryphon Marine, LLC). The prior lease agreement for the lease of Building 900 located at 6017 POW-MIA Memorial Parkway at Cecil Commerce Center is set to expire on April 30th, 2019. The Office of Economic Development will oversee the project.

Background Information: According to the agreement authorized in this legislation, the lease is for 12,474 square feet of office space located in Building 900 at Cecil Commerce Center located at 6017 POW-MIA Memorial Parkway, Jacksonville, Florida 32210. The lease is for a term of two (2) years, with options to renew for two (2) additional one-year terms, with a monthly rental rate of \$10,476.66 subject to annual three percent (3%) increases, and a monthly CAM charge of \$200. Gryphon Marine, LLC assembles light electronic equipment for the aviation industry.

Policy Impact Area: The Office of Economic Development and Cecil Commerce Center

Fiscal Impact: Gryphon Marine, LLC will pay the City a monthly rental rate of \$10,476.66 and a monthly CAM charge of \$200

Analyst: Hampsey

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Bill Type and Number: Ordinance 2019-132

Introducer/Sponsor(s): Council President at the request of the Mayor

Date of Introduction: February 26, 2019

Committee(s) of Reference: F

Date of Analysis: February 25, 2019

Type of Action: Appropriation and CIP amendment

Bill Summary: This bill is an appropriation of \$1,100,000 from the Office of Economic Development Reserve account to an operating line within the Shipyards Environmental Cleanup Project. The 2019-2023 Five-Year Capital Improvement Program is amended to show funding for the project in the current fiscal year.

Background Information: The purpose of the appropriation is to provide funding for cleanup and assessment activities at the Shipyards site, to include: assessment and interim source removal activities of impacted groundwater areas on the west-central portion of the site; assessment and remediation of the petroleum impacted area on the eastern portion of the site that is in the state's petroleum participation cleanup program; FDEP-required semi-annual groundwater monitoring and reporting; and, other related assessment and remedial planning and activities for the Shipyards.

Policy Impact Area: Shipyards Environmental Cleanup Project

Fiscal Impact: Re-appropriation of \$1,100,000 as initiated by BT 19-056 using pay-go funds with no new debt incurred by the City

Analyst: Hampsey

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Bill Type and Number: Ordinance 2019-133

Introducer/Sponsor(s): Council President pursuant to Chapter 380

Date of Introduction: February 26, 2019

Committee(s) of Reference: F

Date of Analysis: February 28, 2019

Type of Action: Authorizing the granting of non-residential solid waste collection and transportation franchise

Bill Summary: The bill permits a the Department of Public Works to grant a franchise for non-residential solid waste collection and transportation to JJ's Waste & Recycling, LLC, pursuant to Chapter 380 (Solid Waste Management), Part 6 (Nonresidential Solid Waste Collection and Transportation Franchises), *Ordinance Code*; providing for oversight by the Solid Waste Division of the Department Of Public Works.

Background Information: The authorization allows the nonresidential franchise hauler to collect and transport nonresidential solid waste within the City. The hauler will pay a monthly franchise fee equal to 17% of gross receipts.

Policy Impact Area: Solid Waste Collection and Transportation

Fiscal Impact: JJ's Waste & Recycling, LLC paid the application fee of \$1,500.00, and responsible for a monthly franchise fee equal to 17% of gross receipts.

Analyst: Mitchell

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Bill Type and Number: Ordinance 2019-134

Introducer/Sponsor(s): Council President at the request of the Mayor

Date of Introduction: February 26, 2019

Committee(s) of Reference: NCSPHS, F

Date of Analysis: February 28, 2019

Type of Action: Borrowing authorization; appropriation; CIP amendment; approval of legal settlement

Bill Summary: The bill authorizes the borrowing and appropriation of \$18 million for the purpose of funding a legal settlement between the City and Jacksonville Landing Investments, LLC (JLI), for the termination of the JLI's lease for the Jacksonville Landing, for the termination of subleases and the relocation of current Landing tenants, and for the demolition of the Landing buildings and site clearance. The bill amends the 2019-23 Capital Improvement Program to add a project entitled "JLI West Parcel Demolition/Site Preparation and finds that deferral of the amendment to the next CIP adoption cycle would be detrimental to the public interest. The borrowing is authorized from the City's Commercial Paper Program, which may later be converted to fixed rate debt. The Office of General Counsel is authorized to execute documents and take such other actions as may be necessary to effectuate the settlement and dismiss the pending litigation.

Background Information: The City owns the land on which the Jacksonville Landing sits, and leased the site to the Rouse Company which constructed the retail/dining center that opened in 1987. The Rouse Company subsequently transferred its lease, which runs through 2056, to Jacksonville Landing Investments, LLC in 2003. In November 2017 JLI sued the City for declaratory relief and breach of contract, alleging that the City was not complying with its obligations under the lease for provision of maintenance and security. The City filed a counter-claim in 2018 alleging that JLI had failed to operate the Landing as a "first class retail facility" as required by the lease. The parties have arrived at a mediated settlement that provides for a \$15 million payment to JLI to resolve all claims with respect to the West Parcel (but not the East Parcel), and to relinquish all lease rights. \$1.5 million would be used to pay to terminate the leases of and relocate existing Landing tenants; another \$1.5 million would be used to demolish the structures and clear the site for future re-use.

Policy Impact Area: Legal settlement; downtown redevelopment

Fiscal Impact: Borrowing of \$18 million is authorized via commercial paper, convertible to long-term debt in the future.

Analyst: Clements

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Bill Type and Number: Ordinance 2019-135

Introducer/Sponsor(s): Council Member Dennis

Date of Introduction: February 26, 2019

Committee(s) of Reference: NCSPHS, F

Date of Analysis: February 26, 2019

Type of Action: Authorization of real estate agreement, waiver of *Ordinance Code* and designation of oversight agency

Bill Summary: This bill authorizes the real estate purchase and sale agreement between the City of Jacksonville and Load King Manufacturing Co. for property comprised of two parcels approximately 1.96 acres total, RE # 075510-1500 (the Rails-to-Trails parcel) and 075510-0000 (the Head Start parcel) located at the corner of Myrtle Avenue North and Union Street West, Jacksonville, Florida, in Council District 9. The proceeds of the disposition of sale of the subject parcels will be placed in the Jacksonville Recreational and Environmental Land Acquisition Capital Projects Funds, specifically for the purpose of maintaining or acquiring park land to be dedicated for park projects located within Council District 9. The Real Estate Division of the Neighborhoods Department will provide oversight.

This legislation also includes a waiver for Section 122.421(b) (General Provisions; delegation of authority), Chapter 122 (Public Property), *Ordinance Code*, as to the policy regarding preservation of parklands to allow for direct sale. Pursuant to Section 122.421(b), *Ordinance Code*, it is City policy that no park related land or space is converted or sold. However, the sale of these parcels to use for the expansion of office/warehouse for an existing business may result in a public benefit for the community by creating job opportunities and eliminating blighted conditions within the area.

Background Information: The Company has operated at the Beaver Street location since 1958, first as Southeastern Sales and, since 1972, as Load King. Load King has actively recruited and employed members of the local community and owns approximately 8.26 acres adjacent to the aforementioned parcels and desires to expand its manufacturing business at 1357 Beaver Street West. After the purchase of the adjacent property, Load King will redevelop the property to construct new warehousing and shipping facilities, including a new cross-dock shipping facility, which will allow Load King to expand its commercial kitchen resale division, resulting in additional jobs at the Load King facility.

Policy Impact Area: Sale and conversion of park land

Fiscal Impact: Load King will purchase the property from the City for \$324,000 (\$59,000 for the Rails-to-Trails parcel and \$265,000 for the Head Start parcel) and also pay \$70,000 to relocate a lessee of the property from its existing location

Analyst: Hampsey

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Bill Type and Number: Ordinance 2019-136

Introducer/Sponsor(s): Council Member Ferraro

Date of Introduction: February 26, 2019

Committee(s) of Reference: NCSPHS, F, JWW

Date of Analysis: February 26, 2019

Type of Action: Authorization of real estate agreement, waiver of *Ordinance Code* and designation of oversight agency

Bill Summary: This bill authorizes the purchase and sale agreement between the City of Jacksonville and the Harbour Waterway Special District. This legislation also includes a waiver of Ordinance Code Chapter 122 (Public Property), Part 4 (Real Property), Section 122.408 (Parkland Preservation Policy) that no park-related land shall be converted to another use or sold by the City unless the City replaces that land with new park-like facilities. Although the Property is part of a parcel for which park amenities are currently being developed, it is separated by JEA transmission lines and has not been used for park-related activities. The property will continue to be used solely as a dredge spoil site. No modification of the purchase sale agreement may increase the financial obligations or the liability of the City and any modification shall be technical only and subject to appropriate legal review and approval of the General Counsel. The Real Estate Division of the Public Works Department will provide oversight.

Background Information: The purpose of this legislation is to authorize the Harbour Waterway Special District's purchase of approximately 44 acres of real property owned by the City for a total purchase price of \$88,000. The property will be used by Harbour as a dredge spoil disposal site for residential non-commercial area spoil or conservation. To make the property suitable as a dredge spoil disposal site, Harbour will clear invasive plant species (particularly Tamarix) from the area and will also install barbed wire fencing along the shared property boundary to prohibit park visitor access to the dredge spoil site. Harbour will collaborate with the City of Jacksonville, the Army Corps of Engineers and the First Coast Invasive Working Group towards the eradication of the plant species Tamarix from the purchased property and adjacent park property.

Policy Impact Area: Harbour Waterway Special District dredge spoil disposal site

Fiscal Impact: The Harbour Waterway Special District will pay \$88,000 to the City to purchase the property

Analyst: Hampsey

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Bill Type and Number: Ordinance 2019-137

Introducer/Sponsor(s): Council President at the request of the Mayor

Date of Introduction: February 26, 2019

Committee(s) of Reference: NCSPHS, F

Date of Analysis: February 28, 2019

Type of Action: Approval and authorization of the second amendment of a lease agreement

Bill Summary: The bill approves and authorizes the Mayor or his designee, and Corporation Secretary to execute and deliver a second amendment to the Lease Agreement between the City of Jacksonville and Grace Aerospace, LLC, for the lease of two separate spaces located generally at 13541 Lake Newman Street, Jacksonville, Florida in Cecil Commerce Center; and provides for City oversight by the Office of Economic Development.

Background Information: Grace Aerospace, LLC, has leased space from the City since 2014. The company has expanded over time and requires additional space. The first amendment dated June 19, 2019, authorized the lease of a portion of Building 905. This amendment requests 4,350 sq. ft. of industrial space within Building 905 at a monthly rental rate of \$2,240.25. In Building 905-1, the request is for 1,773 sq. ft. of office space at a monthly rental rate of \$1,329.75, and 2,500 sq. ft. of industrial space at a monthly rental rate of \$1,287.50.

The second amendment extends the initial terms of the lease to March 31, 2021, with three, one-year renewal options, with all other terms and conditions to remain unchanged.

Policy Impact Area: Lease agreement

Fiscal Impact: The combined overall monthly rent is \$18,040.

Analyst: Mitchell

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Bill Type and Number: Ordinance 2019-138

Introducer/Sponsor(s): Council Members Anderson, Boyer, Ferraro and Schellenberg and Co-sponsored by Council Members Freeman, R. Gaffney, Newby, White, Wilson, Becton, Bowman, Gulliford and Dennis

Date of Introduction: February 26, 2019

Committee(s) of Reference: NCSPHS, F

Date of Analysis: February 28, 2019

Type of Action: Approval and authorization of a purchase and sale agreement

Bill Summary: The bill approves and authorizes the Mayor or his designee and Corporation Secretary to execute a Purchase and Sale Agreement between the City of Jacksonville and the Vestcor Family Foundation, Inc., a Florida Corporation Not For Profit; declares the property to be surplus to the needs of the City; waives Section 122.421(B) (Preservation of Parklands); and reserves or grants an all utilities and facilities easement for JEA

Background Information: The property consist of two parcels of parkland and unimproved real property at 2100 and 2039 Forest Street located in Council District 9. Vestcor Family Foundation desires to purchase, construct and operate a charter school on the property. The benefits to the community include the elimination of blighted conditions, facilitation of ash remediation along with service and work opportunities for area residents. The waiver permits the surplus of the property without replacing it in similar size and value. The proceeds of the sale will cover the expenses of maintaining or acquiring land for recreation, park or conservation uses.

Vestcor offers to:

- pay \$1,428,000.00 to the City;
- complete, at City's cost, ash remediation under the EPA Consent Order governing;
- the Property within twenty-four (24) months following closing on the Property;
- pay all closing costs and fees and construction costs associated with the Project;
- construct a parking lot to benefit public access to McCoy's Creek; and
- agree to reserve (or provide if one does not already exist) an all utilities and facilities easement on behalf of JEA

Policy Impact Area: Purchase and sale agreement, parkland and unimproved real property

Fiscal Impact: Payment by Vestcor Family Foundation of \$1,428,000.00.

Analyst: Mitchell

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Bill Type and Number: Resolution 2019-139

Sponsor: Council President at the request of the Mayor

Date of Introduction: February 26, 2019

Committee(s) of Reference: R

Date of Analysis: February 25, 2019

Type of Action: Appointment Confirmation

Bill Summary: This bill confirms the Mayor's appointment of Thomas J. Daly, Jr. as Chief of the Housing and Community Development Division within the Neighborhoods Department.

Background Information: Ordinance 2016-140-E, moved the Housing and Community Development Division to the Neighborhoods Department, effective April 2, 2016. Section 34.202, *Ordinance Code*, provides that the Chief shall have a bachelor's degree or higher from an accredited college or university and at least five years of experience in affordable housing or in community planning, and have proven administrative experience.

Mr. Daly received a Bachelor of Science in Agricultural Economics from Purdue University and he has a master's degree in Public Finance from Indiana University. Mr. Daly has been employed with the City of Jacksonville as the Manager of Finance and Compliance for the Downtown Investment Authority since April 2014.

Policy Impact Area: Neighborhoods Department / Jacksonville Housing and Community Development Division operations

Fiscal Impact: According to Employee Services, the salary range for this position is \$87,004 - \$142,047 annually.

Analyst: Distel

CITY COUNCIL RESEARCH DIVISION

LEGISLATIVE SUMMARY

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Bill Type and Number: Resolution 2019-140

Sponsor: Council Member Morgan

Date of Introduction: February 26, 2019

Committee(s) of Reference: R

Date of Analysis: February 25, 2019

Type of Action: Reappointment

Bill Summary: This bill reappoints Patricia Vail to the Jacksonville-Duval County Council on Elder Affairs, as the representative for Council District 1, for a second term ending June 30, 2020.

Background Information: The Jacksonville-Duval County Council on Elder Affairs is established pursuant to Chapter 82, *Jacksonville Municipal Code*, and charged to serve as an advocate, for the older persons in the city, to the governmental agencies responsible for the various plans and programs designed to help older persons; assist in the implementation of plans and programs selected by regional organizations, as they relate to the city and its citizens; and designate priorities among programs developed in the city by public, nonprofit and private providers concerning older persons. Section 82.101, *Jacksonville Municipal Code*, provides that fourteen of the members of the Council on Elder Affairs shall be appointed by the City Council, with one nominee from each of the District Council Members.

Ms. Vail received a law degree from the Cleveland Marshall Law School and a master's degree in business administration from Jacksonville University. She is a retired attorney and has previously served on the Council on Elder Affairs and as a board member of the Jacksonville Area Legal Aid, Inc. Ms. Vail resides in the Charter Point area within Council District #1.

Attendance:

PAT VAIL COEA ATTENDANCE	
Meetings Held 07/26/17 – 01/23/19	15
Meetings Attended	13
Excused Absences	1
Unexcused Absences	1
Attendance Percentage	87%

Policy Impact Area: Jacksonville-Duval County Council on Elder Affairs operations

Fiscal Impact: Anticipated to be minimal

Analyst: Distel

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Bill Type and Number: Resolution 2019-143

Sponsor: Council Member Boyer

Date of Introduction: February 26, 2019

Committee(s) of Reference: NCSPHS; TEU

Date of Analysis: March 1, 2019

Type of Action: Support for Master Plan Adoption

Bill Summary: The resolution supports the adoption of the City of Jacksonville Pedestrian and Bicycle Master Plan.

Background Information: Jacksonville's image is marred by a high number of fatal and serious injury accidents involving pedestrians and bicyclists. Walkability and bike-friendliness are essential components of a city's quality of life. Jacksonville has a sizable population that is unable to drive due to age or economics; for many Jacksonville residents, walking or biking is a necessity rather than a choice. To reduce the numbers of pedestrian and bicycle injuries and fatalities, the City of Jacksonville funded the preparation of a study that resulted in a document entitled "City of Jacksonville Pedestrian and Bicycle Master Plan." The study establishes guidelines for evaluation and prioritization of bicycle and pedestrian improvements throughout the City. The Master Plan identifies four statement projects, projects that have been included in the City's adopted Capital Improvement (CIP) Plan. The projects include: the Soutel Drive Road Diet; the Phoenix neighborhood Systematic Neighborhood Action Plan for Pedestrians; the accelerated installation of the prioritized list of RRFB's (signalized pedestrian crossings); water trail development, specifically a waterfront trail loop on the Southbank to connect to the terminus of the Fuller Warren Multi-use Bridge as well as enhancement of the Northbank Riverwalk connection. The Jacksonville Bicycle Pedestrian Advisory Committee unanimously voted on February 14, 2019 to approve the Master Plan. By this resolution, the City Council supports adoption of the Master Plan.

Policy Impact: Pedestrian and Bicyclists Safety

Fiscal Impact: Minimal

Analyst: Jackson

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Bill Type and Number: Ordinance 2019-144

Introducer/Sponsor(s): Council Members Gaffney, Boyer, Newby, Love, Anderson and Gulliford and Co-Sponsored by CM Crescimbeni

Date of Introduction: February 26, 2019

Committee(s) of Reference: NCSPHS, TEU

Date of Analysis: February 25, 2019

Type of Action: Resolution adopting the Emerald Trail Master Plan and Implementation Strategy

Bill Summary: This bill is a resolution which adopts the Emerald Trail Plan, which includes the Branding and Design Standards and the corridors and routes designated. This resolution also encourages the Administration to consider and incorporate the routes, corridors and design standards in all adjacent future development and public infrastructure projects.

Background Information: The Emerald Trail Plan was prepared in response to the critical need to recognize the importance of connecting neighborhoods through greenways and to address the impacts of surrounding development activity. The Emerald Trail Plan emphasizes connectivity and will include approximately 20 new miles of trails looping around the downtown area, encircling the urban core and linking at least 14 historic neighborhoods to downtown. This plan is a product of community participation and efforts of residents, business and property owners, community stakeholders, particularly the Path Foundation, Kaizen Collaborative and Groundwork Jacksonville.

Policy Impact Area: Emerald Trail Plan

Fiscal Impact: Some funding already included in the Capital Improvement Plan and FY 2018-19 budget; there are no new costs to the City with this legislation.

Analyst: Hampsey

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Bill Type and Number: Resolution 2019-145

Sponsor: Council President at the request of the Mayor

Date of Introduction: February 26, 2019

Committee(s) of Reference: R

Date of Analysis: February 25, 2019

Type of Action: Reappointment Confirmation

Bill Summary: This bill confirms the Mayor's reappointment of Frederick D. Newbill as a member of the JEA Board, for a second full term ending February 28, 2023.

Background Information: The JEA is established pursuant to Article 21, *Jacksonville Charter*, and authorized to own, manage and operate a utilities system within and without the City of Jacksonville. The JEA is created for the express purpose of acquiring, constructing, operating, financing and otherwise have plenary authority with respect to electric, water, sewer, natural gas and such other utility systems as may be under its control now or in the future. Section 21.03(a), *Jacksonville Charter*, provides that the seven members of the JEA Board are to be city residents and electors appointed by the Mayor and confirmed by Council.

Mr. Newbill, a Duval County voter, is pastor for the First Timothy Baptist Church. He has served on several organizations including as Chairman of the Jacksonville Economic Development Commission and the Jacksonville Chamber of Commerce. He resides in the Deerwood area within Council District #11.

Attendance:

	Frederick Newbill	Meetings Held	Meetings Attended
YEAR	2017	13	13
	2018	13	12
	2019	1	1
TOTAL		27	26
PERCENTAGE			96%

Policy Impact Area: JEA Board operations

Fiscal Impact: Anticipated to be minimal.

Analyst: Distel

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Bill Type and Number: Resolution 2019-148

Introducer/Sponsor(s): Council President at the request of the Jacksonville Housing Finance Authority

Date of Introduction: February 26, 2019

Committee(s) of Reference: NCSPHS, F

Date of Analysis: February 28, 2019

Type of Action: Authorization to issue multifamily housing revenue bonds

Bill Summary: The bill authorizes the Jacksonville Housing Finance Authority to issue up to \$16,830,000 in multifamily housing revenue bonds on behalf of the Monaco Arms Preservation, Ltd. to finance the acquisition and renovation of the Monaco Arms Apartments on Jacksonville's Northside as affordable housing for persons of low, moderate or middle income.

Background Information: The Monaco Arms Apartments is located at 10415 and 10525 Monaco Drive in the southwest quadrant of the intersection of I-95 and Dunn Avenue and consists of approximately 156 apartments in 15 buildings. The developer proposes to use the \$16.83 million authorized by this bill to pay for a portion of the costs of purchasing and renovating the complex and will reserve 31 units for renters earning 40% or less of the area median income (AMI), 94 units for renters earning 60% or less of AMI and 31 unit for renters earning 80% or less of AMI. The total estimated cost of the project is \$20.8 million, including \$9.81 million for acquisition of the complex.

Policy Impact Area: Affordable housing production

Fiscal Impact: None to the City; responsibility for all debt service lies with the borrower

Analyst: Clements

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Bill Type and Number: Resolution 2019-149

Introducer/Sponsor(s): Council President at the request of the Jacksonville Housing Finance Authority

Date of Introduction: February 26, 2019

Committee(s) of Reference: NCSPHS, F

Date of Analysis: February 28, 2019

Type of Action: Authorization to issue multifamily housing revenue bonds

Bill Summary: The bill authorizes the Jacksonville Housing Finance Authority to issue up to \$16,500,000 in multifamily housing revenue bonds on behalf of the Ashley Square Associates, LLC to finance the acquisition of vacant land and construction of the Ashley Square Apartments in downtown Jacksonville as affordable housing for elderly persons of low, moderate or middle income.

Background Information: The Ashley Square Apartments will be located at the southwest corner of Ashley and Beaver Streets in downtown Jacksonville between the Stevens Duval Apartments and Cathedral Tower and will consist of 120 rental units. The developer will reserve 6 units for renters earning 22% or less of the area median income (AMI), 13 units for renters earning 33% or less of AMI and 101 unit for renters earning 60% or less of AMI. The total estimated cost of the project is \$23.7 million, including \$1.5 million for acquisition of the land.

Policy Impact Area: Affordable housing production

Fiscal Impact: None to the City; responsibility for all debt service lies with the borrower

Analyst: Clements

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Bill Type and Number: Resolution 2019-150

Sponsor: Council President at the request of the Mayor

Date of Introduction: February 26, 2019

Committee(s) of Reference: NCSPHS; F; JWW

Date of Analysis: March 1, 2019

Type of Action: Authorization for Application and Agreements; Acknowledgement of Funding Requirements

Bill Summary: This resolution authorizes the Mayor to apply to the Florida Inland Navigation District (FIND) 2019 grants to undertake specified waterways-related projects; the resolution authorizes the Mayor and the Corporation Secretary to execute and deliver all grant agreements between the City and FIND, as well as all documents related to such grants; the resolution acknowledges willingness to meet funding requirements; it provides for City oversight by the Department of Parks, Recreation and Community Services.

Background Information: The Florida Inland Navigation District solicits grant applications from counties within its jurisdiction to undertake waterways-related projects, particularly projects that enhance the public's access to waterways. FIND grant projects are recommended by the Department of Parks, Recreation and Community Services. The recommended projects are reviewed and assessed by the Jacksonville Waterways Commission. The Waterways Commission prioritizes the projects for grant applications before recommending the projects for the City Council's approval. FIND grant applications must be accompanied by a resolution acknowledging a county's willingness to meet match funding requirements. The project development costs are shared 50% by FIND and 50% by the City, with the exception of acquisition projects which are 25% from FIND and matched by 75% from the applicant. The City's 2019 grant recommended applications include: Mandarin Park Dock & Kayak Launch construction (Council District 6); Oak Harbor Boat Ramp Dredge Construction (CD 13); and Johnston Island Acquisition (CD 13). The three grant applications total \$4,085,000.00 (\$1,550,000.00 reimbursable from FIND, \$1,972,500.00 from City's match; \$562,500.00 from City of Atlantic Beach for co-application for Johnston Island acquisition). If these applications are awarded by FIND, the grant agreements will require legislation to amend the CIP and authorize execution of the grant agreements.

Policy Impact: Funding for waterways –related projects.

Fiscal Impact: Minimal. The application authorizes the application for projects' funding.

Analyst: Jackson

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Bill Type and Number: Ordinance 2019-151

Introducer/Sponsor(s): Council President at the request of the Downtown Investment Authority

Date of Introduction: February 26, 2019

Committee(s) of Reference: NCSPHS, F

Date of Analysis: February 28, 2019

Type of Action: Authorizing execution of redevelopment agreement; approving quitclaim deed property transfer; approving Riverwalk improvements cost disbursement agreement; approving restrictive covenant and parking rights agreement; authorizing parking garage construction grant; authorizing project completion grant; authorizing operational performance grant; authorizing REV grant; authorization to sell property at less than fair market value; designating oversight agency; CIP amendment; Public Investment Policy waiver

Bill Summary: The bill authorizes the execution of a Redevelopment Agreement, Riverwalk Improvements Cost Disbursement Agreement, Restrictive Covenants and Parking Rights Agreement, a quitclaim deed and related documents among the City, the Downtown Investment Authority and 500 East Bay LLC (the Developer) to facilitate the completion of the construction of Berkman II building on Bay Street as a 340-room hotel and the development of an adjacent family entertainment complex, parking garage and Riverwalk improvements. It authorizes payment of a Completion Grant of \$3.25 million to the Developer upon issuance of the final Certificate of Occupancy on the project (including the Berkman II tower). It authorizes the payment of a Parking Garage Grant to the Developer of up to \$3.5 million for construction of a garage to service the project and the reservation of 200 spaces for short-term public parking. It authorizes payment to the Developer of an Operational Performance Grant of up to \$8,250,000, representing 5% of the amount of lodging revenues (rental charges or room rates paid by guests) generated by the hotel each year for a period of 15 years.

The bill authorizes payment of a Recapture Enhanced Value (REV) grant of up to \$20 million, representing 75% of the amount of new ad valorem taxes generated by the development for a period of 20 years, payable from Northbank CRA tax increment funds. It authorizes the conveyance to the Developer of approximately 3 acres of City-owned land to the east of the Berkman II property (the western-most portion of the Shipyard property) at a cost of \$584,000 per acre, subject to a \$1 million offset against the purchase price for environmental conditions on the site. The requirement of Ordinance Code Section 122.432 for an appraisal to be performed before the sale of City property is waived. The bill amends the 2019-23 Capital Improvement Program to add a project entitled "Northbank Riverwalk Extension" (to be constructed by the Developer) and finds that deferral of the CIP amendment to the next fiscal year would be detrimental to the public interest.

The bill designates the DIA as the contract monitor for the project and the Public Works Department as the project construction oversight agency. Two portions of the Public Investment Policy are waived - the requirements that REV grants be made to projects in specific Targeted Industry Categories and that they will create at least 10 new full-time jobs paying greater than or equal to 100% of the State of Florida average wage.

The Legislative Fact Sheet attached to the bill notes that, while not specifically mentioned in the text of the bill, the Development Agreement to be signed by the parties also envisions a sharing of City stormwater facilities and water quality credits with the Developer to facilitate the project.

Background Information: 500 East Bay LLC proposes to complete the construction of the long-unfinished Berkman II tower as a 340 room hotel and to develop an adjacent water park and indoor and outdoor family recreation center (game arcade, climbing wall, amusement rides, Ferris wheel). A parking garage of at least 350 spaces will be constructed to service the development, and the agreement provides an option for the City to contribute \$3.5 million for the development of 200 additional public parking spaces. If the Developer chooses to accept the Parking Covenant and the City's \$3.5 million, then the garage shall include a minimum of 630 spaces. The Developer agrees to construct an extension of the Northbank Riverwalk, to a design approved by the City, eastward across the width of the development parcel from the point of its current termination for which the City will reimburse the Developer up to \$1.8 million. The DIA agrees to file legislation to abandon the current right-of-way of Catherine Street from Bay Street to the riverfront (subject to City Council approval), reserving an all-utilities easement and an easement for public access from Bay Street to the Riverwalk.

The development agreement provides for a Project Performance Schedule requiring the Developer to commence construction within the *later* of 6 months from the effective date of the agreement *or* 2 months after the receipt of all environmental and regulatory approvals from the FDEP (but not later than 18 months from the effective date). Construction shall be completed within 24 months after commencement of construction. The CEO of the DIA may extend the substantial completion date by up to 6 months in his sole discretion for good cause. The City agrees waive tipping fees at the Trail Ridge Landfill for disposal of contaminated soils removed from the development site that meet the requirements for use as daily landfill cover. The parcel shall be conveyed to the Developer in "as is" condition and it is the sole responsibility of the Developer to make the site usable for the proposed project. The City and DIA agree to use reasonable efforts to identify and release any easements, and relocate any existing utilities. The Developer agrees to allocate the existing development rights for 222 Phase I multi-family residential units back to the City, which will in turn convey Northside East Component Area DRI rights for 350 hotel rooms and 67,000 square feet of commercial development.

Policy Impact Area: Downtown redevelopment

Fiscal Impact: The City commits to a total of \$36 million of incentives:

- REV grant of up to \$20 million (75% of new ad valorem taxes for 20 years)
- Redevelopment Completion Grant of \$3.25 million
- Operating Grant of up to \$8.25 million
- Parking Grant of \$3.5 million
- Riverwalk construction reimbursement of up to \$1.5 million
- Land sale revenue of approximately \$1.75 million, offset by an approximately \$1 million credit for environmental conditions

Analyst: Clements

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Bill Type and Number: Ordinance 2019-152

Introducer/Sponsor(s): Council Member Boyer

Date of Introduction: February 26, 2019

Committee(s) of Reference: NCSPHS, F

Date of Analysis: February 27, 2019

Type of Action: Appropriation, budget amendment and Ordinance Code amendments

Bill Summary: This bill is an appropriation of \$486,061.70 from the Tourist Development Tax Special Revenue Fund to separate account for convention grants awarded. This legislation also: amends the TDC Fiscal Year 2018-2019 Budget; amends Section 111.600, Part 6, Chapter 111, *Ordinance Code*; amends Chapter 666, Section 666.108 *Ordinance Code* (the Duval County Tourist Development Plan); and the Tourist Development Council Grant Guidelines.

Background Information: The purpose of this bill is to provide funding for Tourist Development Council convention grants which carryover to maximize the dollars available for convention grants rather than having those funds lapse. The convention grant funds will be received in a new account- the Convention Grants Account and the FY 18-19 TDC budget is amended to itemize funding for convention grants.

The Tourist Development Plan is amended to reflect that:

- convention grants will be funded from the Convention Grants Account
- events held at the Equestrian Center are eligible for grants if participants are drawn from outside a 50 mile radius rather than a 150 mile radius
- a new account is created to be used for convention grant awards that do not require Council approval for distribution

The Tourist Development Council Grant Guidelines are amended to reflect:

- the TDC and/or the Executive Director may evaluate convention grant requests
- the TDC may amend, but not eliminate, qualifying factors for grant applications without further council approval
- Special event grants may be awarded for attendance of 5000 tourists or greater for events held at publically or privately owned venues
- Equestrian Center grant applications may be evaluated by the TDC and/or the Equestrian Center facility manager using the approved criteria

Policy Impact Area: Tourist Development Council

Fiscal Impact: Appropriation of \$486,061.70 from the Tourist Development Tax Special Revenue Fund to the newly created Convention Grants Account

Analyst: Hampsey

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Bill Type and Number: Ordinance 2019-153

Introducer/Sponsor(s): Council Member Wilson

Date of Introduction: February 26, 2019

Committee(s) of Reference: NCSPHS, F, R

Date of Analysis: February 28, 2019

Type of Action: Appropriation

Bill Summary: The bill appropriates \$148,128.00.00 from three of Kids Hope Alliance's (KSA) Essential Services Plan Categories to Out-of-School-Time Essential Services Plan Category and Summer Camp Programs. The bill also authorizes the Mayor or his designee, and Corporation Secretary, and/or the Chief Executive Officer of the Kids Hope Alliance to execute and deliver Children Services Contracts with the YMCA; waives the requirements of Section 77.111(A) (Provider Contracts), Chapter 77 (Kids Hope Alliance), invokes the exception of Section 126.107(G) (Exemptions), Part 1 (General Regulations), Chapter 126 (Procurement Code), *Ordinance Code*; and requests one cycle emergency passage.

Background Information: The purpose of the appropriation is to fund additional afterschool and summer programming. The bill permits KSA to contract directly with the Young Men's Christian Association, Inc. (YMCA) for the youth programming Southside Middle School. The waiver of requirements exempts children's services programming to be provided by the YMCA from competitive procurement. The emergency passage will allow KSA to begin afterschool services before the end of the school year.

The appropriation funds derive from the following three KSA Essential Services Plan (ESP) Categories:

Juvenile Justice Prevention/Intervention	\$15,917.00
Preteens and Teen	\$96,409.00
Special Needs	\$32,802.00

The appropriation funds will be distributed to the following categories:

ESP Out-of-School-Time	\$88,128.00
Summer Camp Programs	\$60,000.00

Policy Impact Area: Afterschool services

Fiscal Impact: The appropriation of \$148,128.00.

Analyst: Mitchell