

**SPECIAL COMMISSION WORKSHOP  
CDBG KICKOFF MEETING  
With  
Property owners & Tenants  
In the  
Central Business District  
May 23, 2000  
5:30 p.m.**

All members of the City Commission were present at this special workshop meeting.

The purpose of this work session was to discuss with property and business owners in the central business district the Community Development Block Grant program and to request input and assistance from the property and business owners in that area.

**1. Opening Comments by City Manager**

The City Manager explained to the attendees that the Central Business District project is much more than just a beautification effort it is the beginning of economic development for that area for the survival of the community and the business district.

The City Manager indicated that the business community and the city must work together through compromise and cooperation to achieve the goals anticipated.

**2. CDBG Program Explanation by City Planner**

The City Planner explained what a Community Development Block Grant is, what it involves and where the funding comes from. She discussed the Area Needs Analysis she developed in March. She explained that 83 buildings in the Central Business District were use in her analysis. She explained the items looked at and explained that the document she developed is a tool to obtain grant funds.

The Planner described the boundaries of the Central Business District for grant purposes. She explained that the City would receive a \$300,000 grant for improvements to public lands and easements while the City would provide an additional \$200,000 for the project.

The Planner explained that in addition, property owners or business owners in the designated district would be eligible to receive a maximum grant of \$3,000 per year to upgrade facades and work toward meeting the ADA requirements. She indicated that the applicant must match the funds. A business owner can only apply for grant funding with the permission of the property owner.

Mr. Hugh Ruckdeschel asked if the IRS would tax the applicant for the additional income received from the grant. The Planner indicated she would find out.

Commissioner Ellsworth asked if more funding would be available in the 2001-2002 fiscal year and the Planner indicated that it is hoped that more funding would be available but it is not known how much would be available.

Mr. Hetrick asked if it is correct that if a property owner does not approve a tenant's application then the tenant cannot go forward with the grant application. The Planner indicated that was correct.

Mr. Ruckdeschel asked if the property owner and the tenant can each apply for a grant and the Planner indicated that only one application would be allowed since there isn't enough funding to go around.

Mr. Hetrick asked if the grant recipient would spend the money and then bring forward the receipts for reimbursement. The Planner indicated that she did not know but advised that Mr. Paul Bergman would be present at a future meeting to answer such questions.

Mrs. Hilland asked if a door is upgraded to meet the ADA requirements then would the rest of the interior have to be upgraded to meet the ADA requirements. The Planner indicated that wouldn't be necessary since the structure is grandfathered.

Mr. Russ Atwood asked how long it would take from the time the grant application is submitted until the funds are received. The Planner indicated that Mr. Bergman would have to answer that question.

Mr. Hetrick asked if any of the neighboring beach cities have participated in the grant program and it was indicated that Madeira Beach and Gulfport have participated as well as Indian Rocks Beach and Dunedin. It was noted that the City of St. Petersburg has participated in the program for 25 years.

A gentleman not identified asked if a building has four store fronts how many grants the property owner could receive. The Planner explained that the property owner could receive one grant or perhaps each tenant could receive one.

### **3. Beautification of 107<sup>th</sup> Avenue –**

Mr. Phil Graham and Mr. Jake Zimmerman made a slide presentation showing design concepts developed in areas and discussed how developed concepts would apply to the beautification of the Central Business District.

The next meeting was set for 5:30 p.m. on May 31<sup>st</sup> for a brainstorming session.