

MIDTOWN REDEVELOPMENT BOARD

MINUTES OF THE

REGULAR MEETING

TUESDAY, April 11, 2023

The regular meeting of the Midtown Redevelopment Board was held Tuesday April 11, 2023, at 6:00 p.m. in the City Commission Chambers, Daytona Beach City Hall, 301 S. Ridgewood Avenue, Daytona Beach, Florida. The following people were present:

Board Members Present

Mr. Shawn Collins, Chairman
Mr. Nathan Mugala, Vice Chairman
Ms. Tangel Hardy
Ms. Renee Richardson
Ms. Davita Bonner
Mr. Lynn Thompson
Ms. Joan Sheppard

Board Members Absent

Ms. Cathy Washington

Staff Members Present

Mr. Ken Thomas, Redevelopment Director
Ms. Michele Toliver, Redevelopment Project Manager
Mr. Ben Gross, Deputy City Attorney
Captain Leonardo Conde, Daytona Beach Police Department
Ms. Sara Kirk, Code Compliance Inspector
Mrs. Gina Fountain, Board Secretary

1. Call to Order

Mr. Collins called the meeting to order at 6:00 p.m.

2. Roll Call

Mrs. Fountain called roll and noted members present as stated above.

3. Invocation

Mr. Mugala gave the invocation

4. Pledge of Allegiance to the Flag

The Pledge of Allegiance was stated by the board.

5. Approval of Minutes

A motion was made to approve the minutes from March 14, 2023, by Mr. Thompson, seconded Mr. Mugala. Motion was carried 7-0.

6. Staff Reports

- 6a.** Captain Leonardo Conde, Daytona Beach Police Department, provided a summary of the CompStat Report.

Captain Conde and Board members discussed auto thefts and the new House Bill passed allowing Floridians to carry concealed weapons without a government issued permit.

- 6b.** Ms. Sara Kirk, Code Compliance Inspector, provided a summary of Code Enforcement cases.

Board members and Ms. Kirk discussed the property located at 935 S. Martin Luther King Blvd and 322 Fulton Street.

- 6c.** Ms. Michele Toliver, Project Manager, informed the Board that Ms. Washington was not in attendance at the Choice Neighborhood Task Force meeting on 3/15/2023 with representatives from the Housing Authority, City of Daytona, and County of Volusia. A brief overview was provided and the public is invited to a Charette hosted by the Housing Authority on April 13th to gather input on their properties. Ms. Toliver informed the Board of other upcoming Midtown events in April.

Mr. Mugala inquired about the status of the city owned property located on the corner of Dr. MMB Blvd. and Keech Street.

Mr. Thomas advised that the City would like to see multi-family apartments on the property. He stated that purchasing the property north of the corner lot is planned also.

Ms. Richardson inquired if the board members could attend the Housing Authority Charette on April 13th.

Mr. Gross advised that Board members can attend the event. He stated that there shall be no discussion among other Board members in attendance about items that could be presented to the Midtown Board.

7. Presentation – Spotlight on Midtown

Mr. Pierre Louis introduced Mr. Christian Brown.

- 7a.** Mr. Christian Brown (Financial Literacy Educator and Coach), How Money Works – Wealth Wave, 912 Tamerlane Street Deltona, FL. He provided a brief history of his work experience and the services and programs offered to the community. Mr. Brown answered Board member questions.

8. Old Business

8a. Review and Approve Board's 2023 Needs Plan

Mr. Collins provided a brief summary of the purpose and objective of the Needs Plan.

Board members identified the following items for the Needs Plan: Infrastructure Projects (Nathan Mugala), Neighborhood Beautification (Tangela Hardy), Increased Home Ownership (Renee Richardson), Improved Community Communications (Lynn Thompson), Pinehaven Development Project (Cathy Washington) and Increased Small Business Development Investments (A. Shawn Collins).

A motion was made by Ms. Richardson to accept the Needs Plan as outlined and fine-tune as needed, seconded by Ms. Hardy. Motion carried 7-0.

9. New Business

9a. Midtown Youth Theatre Arts Proposal

Mr. Gross stated the backup material identified Mr. Thompson as a participant on the production group and the Board may recommend this proposal for funding to the City Commission. Mr. Gross mentioned that he has discussed the Code of Ethics voting conflict rule with Mr. Thompson. He stated that the person with the voting conflict should not vote on an item that would go to their special private gain or loss. Mr. Gross stated that he already explained to Mr. Thompson that he would be volunteering his services toward the production of the play. However, Mr. Thompson's daughter would be part of that production group and would have a special private gain. He stated that under the Florida Ethics rules, this creates a voting conflict.

Mr. Thompson provided a brief history and summary of the play "A Chance for Redemption," a story of Midtown and its people. Attached is Form 8B

A motion was made by Mr. Mugala to recommended funding for the play, seconded by Ms. Bonner. Motion carried 7-0.

10. Public Comments

Pierre Louis, 137 Franklin Street Daytona Beach discussed Midtown boundaries, goals in the Master Plan, and the City's Hurricane Relief Grants.

Christian Brown, 912 Tamerlane Street Deltona, FL., shared that his non-profit organization offers entrepreneurship training and internship.

11. Board Comments:

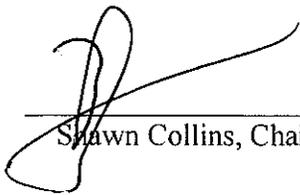
Board members stated it was a very informative and productive meeting.

12. **Meeting Recap/Follow-ups for the Next Board Meeting:**

Mr. Collins advised that the Needs Plan would be modified at next meeting to include Ms. Sheppard's Internship and Community Watch projects.

13. **Adjournment**

Mr. Collins called adjournment at 8:15 p.m.



Shawn Collins, Chair



Gina Fountain, Board Secretary

FORM 8B MEMORANDUM OF VOTING CONFLICT FOR COUNTY, MUNICIPAL, AND OTHER LOCAL PUBLIC OFFICERS

LAST NAME—FIRST NAME—MIDDLE NAME Thompson, Lynn Warren	NAME OF BOARD, COUNCIL, COMMISSION, AUTHORITY, OR COMMITTEE MIDTOWN REDEVELOPMENT BOARD
MAILING ADDRESS 18 Fernmeadow Lane	THE BOARD, COUNCIL, COMMISSION, AUTHORITY OR COMMITTEE ON WHICH I SERVE IS A UNIT OF:
CITY COUNTY Ormond Beach, FL Volusia	<input checked="" type="checkbox"/> CITY <input type="checkbox"/> COUNTY <input type="checkbox"/> OTHER LOCAL AGENCY
DATE ON WHICH VOTE OCCURRED April 11, 2023	NAME OF POLITICAL SUBDIVISION: CITY OF DAYTONA BEACH
	MY POSITION IS:
	<input type="checkbox"/> ELECTIVE <input checked="" type="checkbox"/> APPOINTIVE

WHO MUST FILE FORM 8B

This form is for use by any person serving at the county, city, or other local level of government on an appointed or elected board, council, commission, authority, or committee. It applies to members of advisory and non-advisory bodies who are presented with a voting conflict of interest under Section 112.3143, Florida Statutes.

Your responsibilities under the law when faced with voting on a measure in which you have a conflict of interest will vary greatly depending on whether you hold an elective or appointive position. For this reason, please pay close attention to the instructions on this form before completing and filing the form.

INSTRUCTIONS FOR COMPLIANCE WITH SECTION 112.3143, FLORIDA STATUTES

A person holding elective or appointive county, municipal, or other local public office **MUST ABSTAIN** from voting on a measure which would inure to his or her special private gain or loss. Each elected or appointed local officer also **MUST ABSTAIN** from knowingly voting on a measure which would inure to the special gain or loss of a principal (other than a government agency) by whom he or she is retained (including the parent, subsidiary, or sibling organization of a principal by which he or she is retained); to the special private gain or loss of a relative; or to the special private gain or loss of a business associate. Commissioners of community redevelopment agencies (CRAs) under Sec. 163.356 or 163.357, F.S., and officers of independent special tax districts elected on a one-acre, one-vote basis are not prohibited from voting in that capacity.

For purposes of this law, a "relative" includes only the officer's father, mother, son, daughter, husband, wife, brother, sister, father-in-law, mother-in-law, son-in-law, and daughter-in-law. A "business associate" means any person or entity engaged in or carrying on a business enterprise with the officer as a partner, joint venturer, coowner of property, or corporate shareholder (where the shares of the corporation are not listed on any national or regional stock exchange).

* * * * *

ELECTED OFFICERS:

In addition to abstaining from voting in the situations described above, you must disclose the conflict:

PRIOR TO THE VOTE BEING TAKEN by publicly stating to the assembly the nature of your interest in the measure on which you are abstaining from voting; *and*

WITHIN 15 DAYS AFTER THE VOTE OCCURS by completing and filing this form with the person responsible for recording the minutes of the meeting, who should incorporate the form in the minutes.

* * * * *

APPOINTED OFFICERS:

Although you must abstain from voting in the situations described above, you are not prohibited by Section 112.3143 from otherwise participating in these matters. However, you must disclose the nature of the conflict before making any attempt to influence the decision, whether orally or in writing and whether made by you or at your direction.

IF YOU INTEND TO MAKE ANY ATTEMPT TO INFLUENCE THE DECISION PRIOR TO THE MEETING AT WHICH THE VOTE WILL BE TAKEN:

- You must complete and file this form (before making any attempt to influence the decision) with the person responsible for recording the minutes of the meeting, who will incorporate the form in the minutes. (Continued on page 2)

APPOINTED OFFICERS (continued)

- A copy of the form must be provided immediately to the other members of the agency.
- The form must be read publicly at the next meeting after the form is filed.

IF YOU MAKE NO ATTEMPT TO INFLUENCE THE DECISION EXCEPT BY DISCUSSION AT THE MEETING:

- You must disclose orally the nature of your conflict in the measure before participating.
- You must complete the form and file it within 15 days after the vote occurs with the person responsible for recording the minutes of the meeting, who must incorporate the form in the minutes. A copy of the form must be provided immediately to the other members of the agency, and the form must be read publicly at the next meeting after the form is filed.

DISCLOSURE OF LOCAL OFFICER'S INTEREST

I, Lynn W. Thompson, hereby disclose that on April 11, 20 23 :

(a) A measure came or will come before my agency which (check one or more)

- inured to my special private gain or loss;
- inured to the special gain or loss of my business associate, _____ ;
- inured to the special gain or loss of my relative, Tai Thompson _____ ;
- inured to the special gain or loss of _____, by whom I am retained; or
- inured to the special gain or loss of _____, which is the parent subsidiary, or sibling organization or subsidiary of a principal which has retained me.

(b) The measure before my agency and the nature of my conflicting interest in the measure is as follows:

The midtown Board is voting on a grant to fund a project that I created. The production company producing the event has the rights to the performance and I am volunteering my services during this particular project.

One of the professionals contracted to direct the performance by the production company happens to be my daughter. She has worked for this company before and I have abstained from voting on this matter.

If disclosure of specific information would violate confidentiality or privilege pursuant to law or rules governing attorneys, a public officer, who is also an attorney, may comply with the disclosure requirements of this section by disclosing the nature of the interest in such a way as to provide the public with notice of the conflict.

April 11, 2023
Date Filed

Lynn W. Thompson
Signature

NOTICE: UNDER PROVISIONS OF FLORIDA STATUTES §112.317, A FAILURE TO MAKE ANY REQUIRED DISCLOSURE CONSTITUTES GROUNDS FOR AND MAY BE PUNISHED BY ONE OR MORE OF THE FOLLOWING: IMPEACHMENT, REMOVAL OR SUSPENSION FROM OFFICE OR EMPLOYMENT, DEMOTION, REDUCTION IN SALARY, REPRIMAND, OR A CIVIL PENALTY NOT TO EXCEED \$10,000.