

RESOLUTION
NO. 36-80

A RESOLUTION
TO BE ENTITLED:

A RESOLUTION OF THE CITY COUNCIL OF THE CITY OF PENSACOLA DECLARING THE INTENT OF CITY COUNCIL TO CAUSE THE DEVELOPMENT OF SPECIFIED INNER CITY PROPERTIES FOR THE PUBLIC BENEFIT; SETTING FORTH THE BASIC LAND USE INTENDED FOR SAID INNER CITY PROPERTIES; PROVIDING PRIMARY METHODS OF INVOLVING PRIVATE SECTOR DEVELOPERS AND INVESTORS; PROVIDING FOR THE USE OF THE SITE SPECIFIC ZONING ORDINANCE AS A GUIDE-LINE IN FORMULATING DEVELOPMENT PERFORMANCE STANDARDS; PROVIDING AN EFFECTIVE DATE.

WHEREAS, the City Council of the City of Pensacola owns, controls or intends to acquire several key properties in the inner city area of the City of Pensacola, which properties are undeveloped or underdeveloped, and which properties are significant in terms of size, location and potential for redevelopment, as described as to general location in Appendix A attached hereto; and

WHEREAS, the City Council of the City of Pensacola intends to cause the redevelopment of said properties for the public benefit; to stimulate economic development, create jobs, generate commerce, remove blight, and relieve conditions of poverty; and

WHEREAS, the City Council recognizes that successful redevelopment must involve partnership between the public sector and the private sector; and

WHEREAS, the City Council desires to set forth the basic land use intent for the said property; to outline the primary alternative procedures for involving private developers and investors in the redevelopment process; and to adopt a guideline for prescribing development standards; NOW, THEREFORE,

BE IT RESOLVED BY THE CITY COUNCIL OF THE CITY OF PENSACOLA, FLORIDA:

SECTION 1. That the basic land use intended for the undeveloped and underdeveloped properties as shown in Appendix A shall be as follows:

<u>Property</u>	<u>Intended Use</u>
1. Bruce Beach/Frisco Property	Industrial and Port-related development
2. Baylen Street Pier	Waterfront tourist related development; hotel and supporting facilities (marina, retail, convention and parking facilities)
3. Palafox Street Pier	Mixed waterfront related uses including residential and parking on northern section of pier; retail and public parks on southern section of pier.
4. Pitts Slip	Marina, public park and retail

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Property

Intended Use

- | | |
|--|--|
| 5. Aragon Court Area and Admiral Mason Park Area | Commercial development on the northern two-thirds of Aragon Court area; open space, public uses, flood control area on southern one-third of Aragon Court area |
| 6. I-110 MultiUse Sites | Commercial and industrial development in accordance with the I-110 MultiUse Plan, amended to provide for a Civic Arena and parking on southeastern fourteen (14) acres |

SECTION 2. That the three primary methods of involving private sector developers in the development of the aforementioned properties authorized for use are:

1. Issuance and evaluation of formal Requests for Proposals (RFP); selection of strongest development proposed for implementation of project.
2. Issuance of Development Prospectus and Requests for Qualifications (RFQ); selection of most highly qualified developer; negotiation with chosen developer for both planning and implementation of project.
3. Negotiation with known developer for planning and implementation of project.

SECTION 3. That the proposed development be planned and executed according to performance standards formulated using the requirements of the Site Specific Zoning Ordinance of the City of Pensacola as a guideline.

SECTION 4. This Resolution shall take effect immediately upon its adoption by the City Council and shall be published as required by law.

Adopted: August 14, 1980

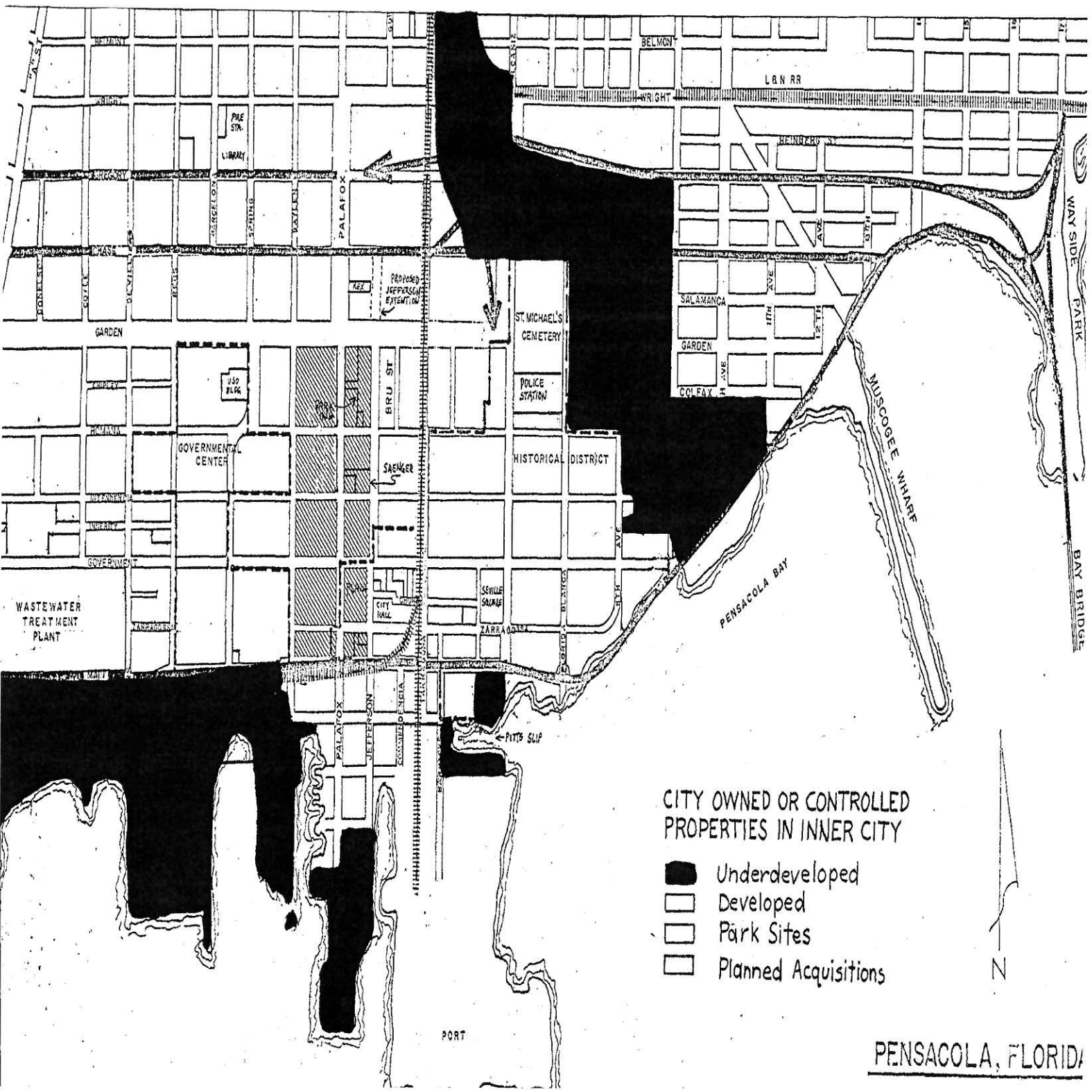
Approved: *[Signature]*
MAYOR

Attest:

[Signature]
City Clerk

Legal in form and valid if adopted:

[Signature]
City Attorney



PENSACOLA, FLORIDA

THE PENSACOLA NEWS

PUBLISHED DAILY EXCEPT SATURDAY AND SUNDAY
PENSACOLA, ESCAMBIA COUNTY, FLORIDA

State of Florida, }
County of Escambia. }

Before the undersigned authority personally appeared _____

Mary Elizabeth Rost _____

who on oath says that she is _____ Legal Advertising Supervisor _____

of The Pensacola News, a daily (except Saturday and Sunday) newspaper
published at Pensacola in Escambia County, Florida; that the attached
copy of advertisement, being a _____ Notice _____ in the matter of

Resolution No. 36-80 _____

_____ in the _____ Court,

was published in said newspaper in the issues of _____

August 22, 1980 _____

Affiant further say that the said The Pensacola News is a newspaper published at Pensacola, in said Escambia County, Florida, and that the said newspaper has heretofore been continuously published in said Escambia County, Florida, each day except Sunday, and has been entered as second class mail matter at the post office in Pensacola, in said Escambia County, Florida, for a period of one year next preceding the first publication of the attached copy of advertisement; and affiant further says that he has neither paid nor promised any person, firm or corporation any discount, rebate, commission or refund for the purpose of securing this advertisement for publication in the said newspaper.

Mary Elizabeth Rost

Sworn to and subscribed before me this _____ 27th _____

day of _____ August _____, A.D., 1980.

Petty J. Putor

MY COMMISSION EXPIRES OCT. 15, 1981 NOTARY PUBLIC.

19.80

RESOLUTION NO. 36-80
A RESOLUTION OF THE CITY COUNCIL OF PENSACOLA, FLORIDA, DECLARING THE INTEREST OF CITY COUNCIL TO CAUSE THE DEVELOPMENT OF CERTAIN INNER CITY PROPERTIES FOR THE PUBLIC BENEFIT; SETTING FORTH THE BASIC LAND USE INTENDED FOR THE USE OF THE SITE SPECIFIC ZONING ORDINANCE AS A GUIDELINE IN FORMULATING DEVELOPMENT PERFORMANCE STANDARDS; PROVIDING AN EFFECTIVE DATE.
The Resolution establishes the basic land use intended for the undeveloped and underdeveloped properties as outlined in the Resolution and provides three primary methods involving private sector developers in the development of the properties. The Resolution took effect immediately upon adoption by City Council at its meeting on August 14, 1980.
NOTARY PUBLIC
Pauline Johns
City Clerk
LEGAL NO. 120 J-T AUG. 22, 1980