

**DOWNTOWN IMPROVEMENT BOARD
BOARD OF DIRECTORS MEETING
5 SOUTH PALAFOX PLACE
PENSACOLA, FLORIDA
TUESDAY, JUNE 6, 2006
7:30 A.M**

AGENDA

- I. Call To Order & Comments From The Chair
- II. Consent Agenda
 - A.) Consideration Of The Minutes From The Regularly Scheduled Board Of Directors Meeting Held On May 2, 2006
 - B.) Consideration Of The Financial Statements For The Period Ended April 30, 2006.
- III. Report From The Executive Director
- IV. Informational Items
 - A. CRA Report
 - B. Police Department Report
- V. Committee Reports
 - A. Business Development
 1. An Update On Plans To Market Available Ground-Floor Retail Space
- VI. Old Business
 - A. An Update On The Status Of The Effort To Establish A Comprehensive Parking Management Strategy For Downtown Pensacola
 - B. A Update On The Status Of The Effort To Expand The Downtown District
- VII. New Business
 - A. Determination Of The Procedures, Time, And Duration For The Proposed Referendum And Balloting Periods
 - B. Determination Of The Form Of The Ballot For The Referendum
 - C. Establishment Of A Short Term Line Of Credit
 - D. Election Of Officers For The Annual Terms Beginning On July 1, 2006
 - E. Other New Business
- VIII. Adjournment

NOTE: The next regularly scheduled monthly meeting of the DIB will occur on Tuesday, August 2, 2006 in the DIB Public Meeting Room on the first floor of the Rhodes Building, 41 N. Jefferson Street – Suite 105, Pensacola, Florida. The Board shall also meet for its Annual Planning Retreat on Thursday, July 27, 2006 from 9:00 a.m. to 3:30 p.m. at a location to be determined.

**MINUTES FROM THE MEETING OF THE
PENSACOLA DOWNTOWN IMPROVEMENT BOARD
HELD ON MAY 2, 2006
7:30 A.M.**

BOARD MEMBERS PRESENT: Adams, Davis, Lozier, and Ward

STAFF PRESENT: Hamlin and Kimbrough

OTHERS PRESENT: Azelton, Bailey, Baldwin, Ballinger, Birdwell, Gibson, Lambert, Miller, Roesch, Russo, Sjoberg, and Straus

In the absence of Chairman Lozier, Vice-Chair Ward declared a quorum present and called the meeting to order at 7:40 a.m. (Chairman Lozier joined other members at 7:42 a.m.)

1.) Consideration Of The Minutes From The Regularly Scheduled Board Of Directors Meetings Held on April 4, 2006 and the Special Meeting held on April 24, 2006

Upon a motion duly made and seconded, both the minutes from the regular monthly meeting held on April 4, 2006 and the special meeting held on April 24, 2006 were unanimously approved as distributed in the board packet.

2.) Consideration Of The Financial Statements For The Period Ended March 31, 2006

Upon a motion duly made and seconded, the financial statements were accepted as presented in the board packet and filed for audit.

3.) Report From The Executive Director

Mr. Kimbrough informed the Board that the opening day pep rally for the Pensacola Pelicans was scheduled for May 11, 2006 and that all plans were in place for the event.

Mr. Kimbrough updated the board on the success of the groundbreaking for Romana Place, held on April 28, 2006. He noted that attendance at the event was the highest thus far; and it was well covered by the press.

Mr. Kimbrough notified the Board that there was a certified mailing to notify parcel owners in the possible downtown expansion areas, as well as current DIB parcel owners, of the Public Meeting to be scheduled by the Pensacola City Council. Because of the monetary output that this will require, the vacant Administrative Assistant position will not be filled until the end of the summer at the earliest.

He also informed the Board that he had been invited to join the Board of Trustees for the Florida Black Chamber of Commerce. The Board congratulated him and endorsed his joining the leadership of that organization.

4.) Informational Items

Mr. Bailey informed the Board that the Palafox Pier Park project had been approved and would soon be underway. He also noted that the CRA would be working with Escambia County to improve the landscaping around the old City Courthouse and in some soon to be created public plazas around the County buildings. Some discussion ensued.

Lt. Baldwin provided the Board with copies of a report of criminal activity within the DIB district over the past month. In reviewing that document, he noted that actions involving graffiti had been reclassified so that the department could better track the activity. He also informed the Board that the city had its first hurricane exercise the previous week. Some discussion ensued.

5.) Committee Reports

A.) Business Development Committee

Mr. Lambert, Chairman of the Business Development Committee, asked the Board to consider issuing a RFP to seek establishment of a wireless broadband mesh network that would provide reliable data and voice service throughout downtown. At the request of the Board, Mr. Lambert explained the committee's process and reasoning in reaching this recommendation and request. Mr. Kimbrough also offered some additional explanation. Much discussion followed. A motion was duly made, seconded and unanimously approved to issue the RFP as requested by the Business Development Committee.

B.) Housing Committee

Ms. Ward, Chairwoman of the Housing Committee, gave an overview of the Leading Lenders Tour hosted by the DIB on April 27, 2006. She, along with Mr. Kimbrough, reviewed the day's schedule and the homes visited on the tour. She also noted the benefits that will flow to the downtown and to downtown homebuyers as a result of greater understanding and knowledge of the downtown residential offerings and characteristics by mortgage lenders. Ms. Ward noted that the event had been a great success.

6.) Old Business

Mr. Lozier read the proposed changes to the DIB By-laws for a second time. After a short discussion, a motion was duly made, seconded and unanimously approved to seek approval from City Council for the changes in the by-laws related to the length of continuous service that board members could have in any one office and changes to the committee structure.

Upon a motion duly made, seconded, and unanimously approved by those members present, Thursday, July 27, 2006 was chosen as the date for the Annual Planning Retreat. Mr. Kimbrough noted that the annual event would again run from 9:00 a.m. to 3:30 p.m. at a location to be determined.

Chairman Lozier gave a short update on the process and likely timeline for expanding the downtown district. Some discussion ensued.

7.) New Business

Mr. Kimbrough suggested that the DIB consider canceling the monthly board meeting in July, as it was scheduled for July 4th. Ms. Ward suggested canceling all committee meetings for the month of July unless a specific committee had pressing issues. A motion was duly made, seconded and unanimously approved to cancel all DIB board and committee meetings during the month of July 2006.

Mr. Lozier noted that a current Board Member's term was ending at the end of June. He also noted that Mayor Fogg had requested that the DIB recommend someone for the soon to be open position. Mr. Lozier asked Ms. Ward if she would consider serving another term. She agreed. A motion was duly made, seconded and unanimously approved to endorse and recommend Ms. Ward for appointment to a new three-year term

Mr. Gibson and Mr. Miller, the consultants from Urban Place Consulting Inc hired by the DIB to assess the parking situation in downtown and to create a strategy for a more comprehensive approach to parking management in the downtown, gave a full report of their findings and a series of related recommendations. After the presentation of the report and recommendations for change, Mr. Gibson recommended that the Board consider having the DIB assume responsibility for all management, oversight, planning, enforcement, promotion, and operation of parking within the Downtown. He further suggested that the DIB request that the City of Pensacola establish a Parking Enterprise Fund to allow for the proposed comprehensive and integrated approach recommended. Much discussion followed. After extensive debate and discussion, a motion was duly made, seconded and unanimously approved to request that the City allow the DIB to oversee, manage, plan, and promote all parking operations in the downtown with the stipulation that the City establish a Parking Enterprise Fund as proposed in the report from the parking management consultants. Mr. Kimbrough was asked to forward the report to the City and to seek an opportunity for the consultants to make the same presentation to City Council.

8.) Adjournment

With no further business to come before the board, a motion was duly made, seconded, and unanimously approved by those present to adjourn the meeting at 9:19 a.m.

Respectfully submitted,

Franklin D. Kimbrough
Secretary