

MINUTES
REGULAR MEETING
MURDOCK VILLAGE
COMMUNITY REDEVELOPMENT AGENCY ADVISORY COMMITTEE (MV-CRAAC)
Friday, August 12, 2005 – 7:30 a.m.
County Administration Building – Room 119

Members Present

David M. Klein, M.D., *Chairman*
Vacant, *Vice-Chairman*
Matthew D. DeBoer, *Commission District 4*
Suzanne T. Graham, *Property Owner*
Clive W. Hollin, *Real Estate Broker*
Al J. Tousignant, *Member at Large*

Staff Present

Rich Browne, Assistant County Attorney
Debrah Forester, Redevelopment Manager
Barbara D. Watkins, Recorder

Others Present

Lee Swift, Charlotte County School Board Member

Members Excused

Craig J. Benton, D.C., *Property Owner*

I. Call to Order

Chairman Klein called the August 12, 2005 meeting of the Murdock Village-Community Redevelopment Agency Advisory Committee to order at 7:31 a.m. in Room 119 of the Charlotte County Administration Building; roll call was taken and it was noted there was a quorum present.

II. Additions/Deletions to Agenda

ADDITION: *Under Old Business, Add Update on Land Acquisition Plan*

ADDITION: *Under New Business, Add Letter of Resignation from Larry Sandles*

III. Approval of Minutes

ACTION: *A motion was presented by Suzanne Graham and seconded by Clive Hollin to approve the minutes of the July 8, 2005 regular meeting of the Murdock Village-CRAAC as written. Motion carried unanimously.*

IV. Old Business

Update on Land Acquisition Plan

Debrah Forester provided an update on the land acquisition plan as follows:

- One more Order of Taking Hearing is scheduled for the end of September.
- Remaining number of lots is 27; have acquired 99% of the land so far.
- Under appear currently are 20-24 lots.
- Overview of the land acquisition as follows:
 - 50% of the land in Phases 1-9 has been taken from willing sellers;
 - 26% of the land was acquired due to non-responsive owners;
 - Total of 77% has been taken through willing sellers.

V. New Business

Letter of Resignation from Larry Sandles

Chairman Klein read the letter of resignation from Larry Sandles, Vice Chairman (copy attached to the original minutes) due to a conflict of interest which has come up. Mr. Sandles' company is part of the *Charlotte Contractors Collaborative* which is bidding for the Murdock Village project.

Murdock Village Mixed Use Zoning Overlay

Debrah Forester referred to the draft copy of the *Murdock Village Mixed Use Zoning Overlay* which was distributed to the committee members in their packets (copy attached to the original minutes). The intent is to rezone the Murdock Village area to allow for the mixed use development set by the Comprehensive Plan Amendment which was adopted in January 2005. The hope is to receive comments from the members at the September meeting after they have had the opportunity to thoroughly review the document. Following review and comments at the September Murdock Village-CRAAC meeting, *Ms. Forester* would request that a motion be made from the MV-CRAAC recommending approval of the MV-Mixed Use Zoning Overlay to the Planning and Zoning Board for adoption by the BCC. *Attorney Browne* reviewed the process for adoption of the document which is that it is first reviewed by the Murdock Village-CRAAC who then makes a recommendation for adoption to the Planning and Zoning Board at their public hearing; the P&Z would then make the recommendation for adoption to the Board of County Commissioners; the BCC would then hold two public hearings prior to final adoption.

Ms. Forester further commented that following today's meeting, she will be sending copies of this document for review to the 20 developers who have shown interest in purchasing Murdock Village.

Ms. Forester briefly reviewed the *General Commercial* section on Page 6 of the document and the *Prohibited Uses* on Page 9 of the document.

VI. Correspondence & Communication

It was noted that the articles which have appeared in the newspapers since the last meeting were included in the packets.

VII. Attorney's Comments - None

VIII. Public Comments

David Myers, of the World Softball Complex organization from Maryland, appeared before the committee to say that he is very excited to be here and the organization is very much interested in the Murdock Village project. He introduced Paul Webster and Billy Fraser, also in attendance from the organization, and explained that they all plan to move down here and "be neighbors" and become involved in the project. He enthusiastically reported on plans to bring the World Softball Complex to Florida, and hopefully Port Charlotte, as well as his plans to bring National Symphony and the Miami Symphony benefit concerts to Port Charlotte.

Lee Swift, Charlotte County School Board, explained that he has not had a chance to distribute the *Murdock Village Mixed Use Zoning Overlay* draft to administration for their input, but will do so prior to next month's meeting and bring back their comments.

IX. Staff Comments - None

X. Member Comments - None

XI. Next Meeting

Debrah Forester reported that she has a conflict for the next meeting date of September 9, 2005 and asked if the meeting could be moved to the following Friday, September 16, 2005. It was the consensus among the members that the change to the following Friday would be agreeable.

Therefore, the next meeting of the Murdock Village-CRAAC is scheduled for *Friday, September 16, 2005 at 7:30 a.m. in Room 119. Note: The date and time will be confirmed with the County calendar after the meeting and communicated to the members.*

XII. Adjournment

There being no further business, the meeting **ADJOURNED** at 7.50 a.m.

Respectfully submitted,

Barbara D. Watkins

Barbara D. Watkins, Recorder

/bdw

Approved: _____