



**FINAL MINUTES AND AGENDA
TOWN OF JUPITER
COMMUNITY REDEVELOPMENT AGENCY (CRA) WORKSHOP
COUNCIL CHAMBERS
WEDNESDAY, SEPTEMBER 11, 2024**

Chair Jim Kuretski called the meeting to order at 6:00 P.M.

ROLL CALL: Chair Jim Kuretski; Vice-Chair Malise Sundstrom; Commissioner Ron Delaney; Commissioner Andy Fore; Commissioner Cameron May; Executive Director Frank Kitzerow and Deputy Board Clerk Stephanie Proffer. Commission Attorney Thomas J. Baird arrived at 6:09 P.M.

1. Review of the 2024 Draft Community Redevelopment Agency (CRA) Plan Amendment.

Mr. John Sickler Director of Planning and Zoning, introduced Dr. Kim Delaney, Director of Strategic Development and Policy, with the Treasure Coast Regional Planning Council.

Dr. Delaney gave an overview of the Community Redevelopment Agency (CRA) highlighting the history, timeline of projects, successes, anticipated project schedules, and CRA update requirements.

Dr. Delaney explained the public input process which included several Council workshops, public input workshops, and stakeholder interviews. She reviewed questions Staff asked the public during the workshops and highlighted what residents liked and where they expressed concerns. She noted a smaller scaled development pattern was a priority to the residents.

Dr. Delaney spoke of the updated capital projects which included Jupiter Riverwalk, Piatt Place, and several parking improvements. She continued with potential future projects which included kayak launches at Piatt Place; completing more of the Riverwalk; bike/ridesharing programs, electronic vehicle (EV) charging networks; parking programs; inlet marina park; wayfinding and gateways; historic resources; community policing innovations; and marine navigation assistance.

Chair Kuretski asked for clarification concerning the format of the plan.

1. Review of the 2024 Draft Community Redevelopment Agency (CRA) Plan Amendment.

Dr. Delaney explained that the Town's original plan was extremely detailed and by statute the CRA plan only needed to have projected costs.

Chair Kuretski said the updated scope of projects were appreciated. He noted the free public parking program and asked to add locations of public restroom facilities to allow residents the ability to enjoy the Riverwalk.

Dr. Delaney said it could be done.

Vice-Chair Sundstrom asked what changed in legislation over the years and the impact to the CRA plan.

Dr. Delaney said the major changes happened in 2019 that strengthened the role of County's in the review process and how long CRA's could exist. She clarified the CRA plan was flexible because tax Increment Financing (TIF) dollars could only be spent on items in an adopted CRA plan.

Vice-Chair Sundstrom reiterated any projects that needed to be in the CRA plan and inquired about kayak launches at Piatt Place. She asked if there was a way to include a paddle or kayak program in the plan to ensure more accessibility to water.

Dr. Delaney said the plan allowed for that and recommended adding language.

Commissioner May mentioned other municipalities had paddle board rentals where you were able to scan a QR code. He also noted being a proponent of a walking dock with a kayak launch to mitigate derelict vessels and to protect seagrasses. Commissioner May said he was interested in the Town acquiring property on A1A similar to County owning lazy loggerhead at Carlin park.

Commissioner Delaney thanked Dr. Delaney and Staff and stated he agreed with Commissioner May regarding derelict vessels and commended Jupiter Police Department.

Chair Kuretski noted acquisition of property was included in CRA.

Commissioner Fore thanked Dr. Delaney and commended the Planning and Zoning Staff. He said public parking was important in allowing residents access to water and noted adding parking on an app.

Dr. Delaney said she would research if the CRA could legally pay for an app and get back to the Commission.

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Commissioner Fore asked if life rings, AED's, camera's, and callboxes could be added along the Riverwalk.

Dr. Delaney said yes.

Vice-Chair Sundstrom said the Town could add parking and restroom maps to the Riverwalk area of the website.

Ms. Emily O'Mahoney, resident of Sweet Gum Court and representative of 2GHO, said she was surprised about hearing residents did not want parking garages. She said she attended many meetings and said the consensus was not having parking garages was a missed opportunity.

Chair Kuretski clarified more parking would create more density.

Dr. Delaney said parking garages were mentioned at two workshops parking garages and the predominant feedback from residents was suppressing the scale of development. She noted a desire of residents was for the CRA to be more of a resident focus rather than investment focus.

Chair Kuretski thanked Dr. Delaney.

Commissioner Fore asked for signage around the middens for educational purposes.

Commissioner Delaney clarified if an app came to fruition to have information about public access parking would be useful.

Chair Kuretski said every development order where public parking was concerned the logistics were considered, but felt we needed to monitor the public parking spaces.

ADJOURNMENT- 7:30 P.M.