



DSCA Board of Directors Meeting Minutes

Wednesday, May 4, 2022

Broadway Promenade and Zoom

Board Members Present:

David Lough, Jaime Still, Clark Lauren, Patrick Gannon, Bob Pirollo, Ken Shelin, Catherine Sellers, Alan Freedman, Peter Fanning,

Board Members Absent: Roger Barry and Judy Mower

Meeting called to order by Board President, David Lough, at 4pm. Quorum established.

1. **Minutes** of April 6, 2022 Board meeting, accepted (Gannon/Pirollo). **Minutes** of March 24, 2022 Annual Organizing Board Meeting accepted (Fanning/Shelin)
2. **Treasurer's Report:** Clark Lauren: Bank balance = \$15,676.43
3. **New Business:** Guest Speaker: **Steve Cover**, Director, Planning Department, City of Sarasota and **David Smith**, Senior Planner, Planning Department, City of Sarasota
 - Presentation of PowerPoint: "Comprehensive Plan Amendments relating to Zoning Code Evaluation"
 - Attainable Housing and proposed changes to the Comprehensive Plan Chapters consisting of a Housing Chapter and Future Land Use Chapter
 - Revisions under consideration are for: Commercial Centers, Commercial Corridors and Downtown Sarasota
 - Covers the need for Attainable Housing...and the rapidly increasing rents
 - Outlines proposal to increase allowed building heights in DTC and DTE zoning districts if specified attainable housing units are a portion of project. Specifically says he will be proposing 2-3 additional stories in DTC and 1-2 additional stories in DTE zones.
 - Covers recommendation that new projects with affordable components would now become administratively approved city-wide.
 - Cover makes the point that in the Planning Department opinion, three things are needed to encourage developers to build more affordable/attainable units: Increased density, administrative review, and increased building height.

Extensive discussion of Comprehensive Plan and Cover/Smith presentation. City staff were questioned as to the lack of notice by staff to seek public input from downtown residents, prior to submitting the Comp Plan Amendments to the Planning Board.

MOTION made by Fanning, seconded by Shelin:

The Downtown Sarasota Condo Association Board of Directors urges the City of Sarasota Commissioners to remove from consideration under 22-PA-04 those proposed amendments to the City Comprehensive Plan which would remove building height limits for downtown zone districts; and further urges that the City Commission direct City staff to conduct community outreach listening meetings and a formal Community Workshop identifying proposed changes to the downtown zone districts before re-introducing any such amendments in the future.

Motion supported unanimously by all board members present

4. City Update: C. Sellers – covered under Homeless segment

5. President's report: D. Lough

Mentions Visit Sarasota report from today's Downtown Sarasota Alliance (DSA) board meeting of increasing hotel occupancy rates and room rates.

6. Arts and Cultural Committee: K. Shelin

Cynthia Burnell, Chair of *Art in Common Places*, was a guest presenter at the April 13 Arts & Cultural committee meeting. Cynthia and her group now have art at about 85 public locations around the city. They print 18" X 12" art posters, will deliver this totally free art and change it periodically. A summary of the Arts in Common Places program is to be included in the May Newsletter.

7. Associate Members and Events Committee: J. Still

Reports on the **New Technologies for Condo Associations** workshop scheduled on May 10. All arrangements are in place for this event to be held at the Art Ovation hotel.

8. Greenspace Committee: P. Gannon - no report

9. Homelessness Committee: P. Fanning

At a March City Commission meeting there was reading of a proposed amendment to the so-called "sitting and lying down" ordinance that would clarify what those terms mean and describe in better detail what situations they apply to (specifically where on a sidewalk or other public premises, etc.). There was discussion regarding a proposed "Sit and Lie" Ordinance at the April board meeting where it was agreed to, if possible, defer further board action until today's meeting when more information would be available. Additional background material was provided by Fanning in advance of today's meeting: 1) following motion 2) a memorandum from Bob Fournier on this topic and 3) an article that appeared in the Sarasota Herald Tribune.

It is anticipated the sitting and lying ordinance will come before the city commission for a second reading sometime this summer

Motion made by Fanning with second by Sellers:

Re: Ordinance No. 22-5413 – Amendment to the City Code, Chapter 30, Streets, Sidewalks and other Public Places, Article 1 to be known as Section 30-26.

Move that the DSCA Board of Directors approve sending a letter of support and giving oral testimony at the City Commission meeting where Ordinance no. 22-5413 has a second reading, such action shall support the Amendment as it is presently proposed or with those changes deemed appropriate and added during second reading by an affirmative vote of the Commission. Should the next DSCA board meeting occur before the second reading of the Ordinance, any potential letter of support would be further discussed. Any letter of support will be sent to the mayor with copies sent to other Commissioners and each charter official.

Motion supported unanimously by all board members present.

10. Health and Safety Committee: C. Sellers

Reports on changes to the Salvation Army policy with3 nights of grace...there after people must enter a program or begin paying \$12/night. Temporary beds at the Salvation Army are now down to 35.

Lough reports Sarasota County has stopped issuing COVID heat map, zip specific data. The data had been issued from April 2020 through April 14, 2022.

11. Transportation Committee: D. Lough for R. Barry

Reports 14,000 rides with the Bay Runner trolley. Anecdotal evidence that downtown merchants are pleased that people are coming off-island to frequent downtown restaurants etc.

EV Charger Subcommittee: A. Freedman

Alan distributes EV Survey summary for public use.

Consensus to distribute the full EV Survey results to all DSCA member property managers and member reps that received the survey.

12. Zoning Code Committee:

Covered under new business

13. Bay Park Conservancy: R. Pirollo

From BPC board meeting it was reported \$50 million pledged, with 70% of this received. The Sunset Pier design approval by state and federal agencies likely to take another 18-24 months. Tax Increment Fund (TIF) revenues for FY21 were approximately \$3 million, almost 50% higher than initial estimates developed at the time the TIF Ordinance.

14. CCNA: T. Wilson

CCNA hosting City Commission Candidates Forum on June 11, Discussion of DSCA co-hosting a candidates' forum during mid-September (after the August Primary election).

States that CCNA would like to support the DSCA position on downtown building heights

15. Rosemary District Association: D. Lough

Kimley-Horn will present a new Rosemary Park concept in rendering form based on results of the recently conducted park survey. Lough reports meeting with Jerry Fogle and Candie Pedersen to discuss progress.

BotA and 10th Streetscape concepts under development with a May 23 Open House to solicit resident input.

Associate Members Update: J. Still

- a. Terri Phelps – Socotec
- b. Brandon Vermillion- ServPro

Meeting adjourned at 5:42PM.

Next meeting June 1, 2022, 4 pm via hybrid Broadway Promenade and Zoom.