

**CITY OF GREEN COVE SPRINGS
CITIZEN'S ADVISORY COMMITTEE
BEAUTIFICATION SUB-COMMITTEE**



**SPRING PARK COFFEE
328 FERRIS STREET, GREEN COVE SPRINGS, FLORIDA
THURSDAY, OCTOBER 05, 2023 – 6:30 PM**

MINUTES

Call to order 6:30 PM

COMMITTEE MEMBERS PRESENT: Chris Gay, Lesley Davidson, Pam Lewis, Dan Nichols

STAFF MEMBERS PRESENT: No staff were present.

GUESTS:

Chair called on members of the audience wishing to address the Committee on matters not on the agenda.

- Raymond Ferrara
- Ramona Ferrera

COMMITTEE BUSINESS

1. Aesthetic Review Committee (ARC).

- a) Champion: Mr. Nichols
- b) Motion to forward the following recommendation for the full CAC for discussion. If approved by them, forward to the City Council for adoption as a new city ordinance.
 - 1) City and Commercial properties must portray an external style consistent with those in evidence in the City of Green Cove Springs between 1850 and 1939. Guidance can be found in the Designation description for the Historic Quarter in the National Register of Historic Places of 11 FEB 1991.
 - 2) Such restrictions would be confined to the Historic Central Business District.
 - 3) New style requirements would also be imposed on the change of lease for an existing commercial property.

- 4) Would apply to all new construction projects.
 - 5) Intent is to establish a “mood” that encourages foot traffic and shopping.
- c) Motion by Mr. Nichols, Second by Ms. Lewis, approved by unanimous vote.
2. River House (1887).
- a) Champion: Leslie Davidson
 - b) Relevant City Offices.
 - c) The Issue: There was a failed attempt to vote to demolish the River House by the City Council, despite previous decisions to preserve it. Several CAC members petitioned to be given control of the program as it was felt that the original proposal was intentionally misleading and overly expensive. The CAC at large voted to reassign this project to the beautification committee.
 - d) Request for Proposal (RFP) closed on 3 OCT 2023 without response. Will be resent to a wider professional pool.
 - e) An open house held for potential contractors on 13 September from 8 – 4. Very successful with traffic from the public all day.
3. Guest, Mr. Ferrar, when called, Raised the issue of having the City purchase the “Magnolia Park” on 17 which features a lighthouse. The property is being sold by the HOA that owns it. He has already reached out to several members of the city regarding this.
- a) A Commercial Investor wants to put a coffee shop there and has offered \$250 K for the property.
 - b) There is also discussion of placing a “round About” there, but the Subcommittee is under the impression that improvements to 17 are already funded and well underway by the state. That would be a Transportation Planning Organization issue and would require a change order.
 - c) The proposal would be for the city to purchase the property and develop it as an entry to the city.
 - d) Motion to forward to the CAC made by Mr. Gay, seconded by Ms. Lewis and approved by unanimous vote.

4. Ms. Lewis requests that a code violation be reported regarding the property on the corner of Walburg and Myrtle Ave. It is vacant, overgrown, and in poor repair.

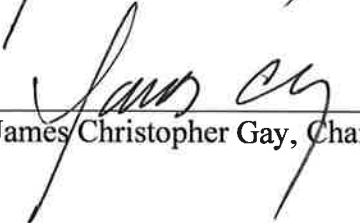
- Motion to forward to the CAC seconded and approved by unanimous vote.

5. Date and time for the next meeting set as 2 November 2023, 06:30 PM, Spring Park Coffee.

6. Motion to adjourn seconded and approved at 7:20.



James Christopher Gay, Secretary



James Christopher Gay, Chair