

The Community Redevelopment Agency (CRA) of the City of Titusville, Florida met in regular session in the Council Chamber of City Hall, 555 South Washington Avenue, on Tuesday, June 10, 2025.

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Call to Order/Determination of a Quorum

Chairperson Connors called the meeting to order at 5:30 p.m. Present were Chairperson Andrew Connors, Vice-Chairperson Herman Cole, Jr. Col USAF Retired, and Members Megan Moscoso, Jo Lynn Nelson, Dr. Sarah Stoeckel, Greg Aker and Jim Ball, Interim Executive Director Tom Abbate, Community Redevelopment Agency (CRA) Interim Attorney Chelsea Farrell, and Sr. Administrative Assistant Emily Campbell were also present. Sr. Administrative Assistant Emily Campbell completed the minutes of the meeting.

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Invocation/Pledge of Allegiance

Chairperson Connors asked for a moment of silence and then led the entire assembly in the *Pledge of Allegiance to the Flag*. Sr. Administrative Assistant Emily Campbell read the procedure for public comment.

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Approval of Minutes

The request was to approve the minutes of the regular Community Redevelopment Agency meeting on May 13, 2025.

Motion: Member Nelson moved to approve the minutes of the Community Redevelopment Agency meeting on May 13, 2025, as submitted. Vice-Chair Cole seconded the motion.

The motion carried unanimously.

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Special Recognitions and Presentations – None.

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Old Business – None.

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New Business

CRA Capital Projects - Broad Street - Interim Executive Director Abbate advised that staff was recommending moving forward with the Broad Street Curbless Streetcape Capital Project in the 2022 Approved Community Redevelopment Plan and provide advisability on financing options.

Redevelopment Planner Sue Williams stated that in Fiscal Year 2025, the Community Redevelopment Agency (CRA) approved the allocation of \$150,000 to create approximately thirty-four new parking spaces on Broad Street between US 1 North and Palm Avenue. For the Fiscal Year 2026 proposed budget, the CRA approved the allocation of \$100,000 for pervious pavement for the Broad Street Parking Project.

Redevelopment Planner Sue Williams reviewed the projected cost and timeline of the project. She reviewed the CRA 2022 Plan Update and the seven opportunity sites on Broad Street that were identified in the plan.

Member Nelson asked if the project included bioswales and pervious pavement. Redevelopment Planner Sue Williams stated that the project included bioswales, but the initial plan did not include pervious pavement, but staff could look into it.

Member Ball stated that he was in support of this project. Member Ball stated that he was also in support of staff exploring financing options. Member Ball discussed the impact that Titusville Commons and the improvements to U.S. Highway 1 in downtown have had on foot traffic and overall activity in Downtown Titusville.

Chairperson Connors asked for the timeline to begin the construction, if this project was approved with financing options. Public Works Director Kevin Cook stated that if the Community Redevelopment Agency (CRA) approved this project using the money available, design could be completed in approximately nine months after construction begins, which would be in approximately two years.

Chairperson Connors stated that he recently had a meeting with the Florida Department of Transportation (FDOT) and they discussed road improvements to U.S. Highway 1.

Member Aker asked if City Hall were to relocate, would this preclude the City's ability to build a parking structure. Redevelopment Planner Sue Williams stated that it would not preclude the City's ability to build a parking structure.

Member Aker stated that his only concern was it taking away the CRA's ability to complete other projects.

Member Stoeckel discussed a parking garage in downtown and stated that she believed it was in the Community Redevelopment Agency's best interest to focus on infrastructure in downtown Titusville.

Member Ball discussed the addition of underground utilities while working on the proposed project.

Member Moscoso stated that she was interested in learning more about the possibility of a parking garage before moving forward with this project.

Stan Johnston discussed parking in the grass. Mr. Johnston also discussed a parking study that Kimley-Horn: Engineering Planning and Design Consultants completed on the City's parking in downtown Titusville, etc. He stated that the Community Redevelopment Agency needed a conceptual plan before moving forward with any projects.

Motion: Member Nelson moved to table this item to the CRA meeting on August 12, 2025 at 5:30 p.m. Member Stoeckel seconded the motion. The roll call vote was as follows:

Member Aker	Yes
Member Moscoso	Yes
Member Nelson	Yes
Chairman Connors	Yes
Vice-Chair Cole	Yes
Member Ball	Yes
Member Stoeckel	Yes

The motion carried unanimously.

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Petitions and Request from the Public Present

Stan Johnston discussed an email that he sent to President Trump, etc. Mr. Johnston also discussed the sewage spill that occurred in December 2020 at Sand Point Park. Mr. Johnston stated that he was not in support of dams in the City of Titusville.

Toni Shifalo discussed the Florida Main Street Program. She stated that she was most interested in the Florida Main Street Programs' point of utilizing and recognizing the City's Historic District. Ms. Shifalo reviewed the four pillars of the program, which included Economic Vitality, Design, Promotion and Organization.

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Executive Directors Report

Interim Executive Director Abbate submitted his written report and advised that all items were informational only.

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Interim Executive Director Abbate stated that staff was working with North Brevard County Parks and Recreation to provide a detailed contract of work to be completed at Space View Park (monument handprints, lighting, irrigation if possible) for the CRA to review. This would be brought back to the Community Redevelopment Agency meeting on August 12, 2025 at 5:30 p.m. for their review.

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Interim Executive Director Abbate stated that the CRA Community Engagement meeting was scheduled for June 16, 2025, at the St. Gabriel's Episcopal Church.

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Interim Executive Director Abbate stated that the Chamber of Commerce moved into the Welcome Center located in the downtown area.

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With no further business to discuss, the meeting adjourned at 6:06 p.m.