



Community Redevelopment Agency Meeting Minutes  
September 8, 2025 at 5:00 PM

**Chair Walter Welch**  
**Vice Chair Shirley Green Brown**  
Member Jacob Fletcher  
Member Jennifer Ringersen  
Member Dayna Williams

**Executive Director**  
**Rodolfo Valladares**  
City Attorney Marian Rush

Meeting Location: James A. Lewis City Commission Chambers  
15100 NW 142 Terrace  
Alachua, FL 32615

## Community Redevelopment Agency Meeting

Notice given pursuant to Section 286.0105, Florida Statutes. In order to appeal any decision made at this meeting, you will need a verbatim record of the proceedings. It will be your responsibility to ensure such a record is made.

### CALL TO ORDER

Walter Welch- Chair 5:00 p.m.      Jacob Fletcher, Member-Absent

### APPROVAL OF THE AGENDA

Vice Chair Shirley Green Brown moved to approve the agenda; seconded by Member Dayna Williams.

Motion passed by unanimous consent.

### I. OLD BUSINESS

## II. NEW BUSINESS

### A) APPROVE MEETING MINUTES - AUGUST 11, 2025

**Member Williams moved to approve the minutes from the August 11, 2025 meeting; seconded by Member Jennifer Ringersen.**

**Motion passed by unanimous consent.**

- B) A RESOLUTION OF THE COMMUNITY REDEVELOPMENT AGENCY OF THE CITY OF ALACHUA, FLORIDA, APPOINTING ONE (1) MEMBER TO THE COMMUNITY REDEVELOPMENT AGENCY ADVISORY BOARD; ESTABLISHING THE TERM OF SERVICE; ESTABLISHING BEGINNING AND ENDING DATES FOR THE TERM OF SERVICE; REPEALING ALL RESOLUTIONS IN CONFLICT; PROVIDING FOR SEVERABILITY; AND PROVIDING AN EFFECTIVE DATE.

City Attorney Marian Rush read CRA Resolution 25-08 by title only.

LeAnne Williams, Deputy City Clerk, presented information for a vacancy on the Community Redevelopment Advisory Board.

Ms. Williams handed out the ballots to the Board and voting was conducted.

Ms. Williams announced that Leon Barrows has the majority of the votes.

**Member Williams moved to adopt CRA Resolution 25-08 appointing Leon Barrows to the CRA Advisory Board for a term of service from September 8, 2025 to June 12, 2026; seconded by Member Ringersen.**

**Motion passed by 4-0 roll call vote.**

### C) STAFF UPDATES

Susan King, Community Redevelopment Coordinator, presented her report.

Theatre Park renovations are moving forward. Metal work has been put into place.

The project schedule is as follows:

September -drainage work, install wall framings, and light fixtures.

October- fabricate and install stage, ramp and benches. Complete pavers and lighting.

November- install landscape, railings, table and chairs.

The end of November will be the final inspection to ensure substantial completion.

Levitt Amp Music Series is in the public voting stage. It is advertised to the public for voting instructions. It can be done by email or texting. Ms. King states that, as of today, Alachua is ranked 25th.

Member Williams asked Ms. King if the advertising came from the grant that was

awarded. She wanted confirmation that it was a grant and not expected to be paid back.

Christmas on Main tree Lighting - the annual tree lighting is scheduled for Friday, December 5th. The Alachua Christmas Parade is scheduled for Saturday, December 13th. There will be Santa's Workshop that day. There are many other activities scheduled as well for the public to take part in. Ms. King is going to apply for the same grant to offset the cost of this event.

Member Ringersen wanted confirmation about the children singing on Friday night at the tree lighting. She also wanted to ensure businesses off of Main Street are contacted to participate in the event.

Vice Chair Green Brown asked which school will be signing at the tree lighting and if both elementary schools could be involved.

Member Ringersen suggested that the school choirs could be scheduled through out the evening to keep people mingling in the downtown area longer.

Ms. King confirmed that businesses all over the City are being contacted.

Vice Chair Green Brown asked about the stage.

Ms. King confirmed that the lighting for the stage last year was a problem and they are working on that now so the stage will be more visible.

Farmer's Market- the first Main Street Farmer's Market is slated for Saturday, October 4th from 9 am- 1 pm. The fall/winter hours will be effective through March. Starting in April, the hours will then transition to summer night hours on Friday nights from 5 pm- 8pm. These hours will be through September.

Member Williams asked for the physical location of the event.

Ms. King stated the special event permit is asking to shut down from NW 150th Ave to the flashing light.

Citizen Mandy Bucci explained the event will be from 148th NW Terrace to NW 150th Ave. They will also be utilizing the shaded parking lot on the side of Good Life Station for the food trucks.

Member Ringersen asked if there will be flyers or advertising that can be distributed to local businesses.

Ms. Bucci stated that the committee is waiting for the voting for the music series to be completed before they distribute that but flyers, signs and pamphlets are ready to go. There is room for 29 vendors in the allowed area and right now there are 26 signed up for the event. But everyone needs to realize that those numbers will fluctuate. She

stated that committee understands that it is an uphill battle. The previous farmers market was not run correctly and the vendors from that period are not returning...yet. There will be many varieties of vendors, not just food.

Executive Director Rodolfo ~~Vallares~~<sup>Valladares</sup> commented on the efforts put forth by Ms. King and citizens to get more attention to the City of Alachua through events and activities.

Member Ringersen asked about accessibility on Facebook in connection to the Levitt Music Series.

Mr. Valladares stated that the new Public Information Officer is actively pressing forward with social media in regards to events happening in the City.

**D) RESOLUTION CRA25-09: RELATING TO THE CRA BUDGET FOR THE 2025-2026 FISCAL YEAR; AND REVISING THE ESTIMATE OF RECEIPTS AND BALANCES TO BE BROUGHT FORWARD**

City Attorney Rush read CRA Resolution 25-09 by title only.

Ms. King presented her report relating to the budget.

Member Williams asked about the gateway signs being on the budget.

Ms. King stated that the next step is to start back at the beginning and the money is there in case it moves forward.

Member Williams asked why the storm water inspection is not already on the schedule.

Ms. King stated that it was on the schedule but with all the other projects going on, it has not been accomplished yet.

Mr. Valladares affirmed that the inspections are being done and went into more detail about what the inspection entails. He currently explained that right now it is the rainy season so it will wait until after the storm season is over.

Vice Chair Green Brown asked about the timeline for the new billboards.

Ms. King explained that they are being worked on now. It is at the beginning stages of redesign.

Member Williams asked why the budget is proposed 14% lower.

Ms King explained the details.

**Vice Chair Green-Brown moved to receive the presentation regarding the CRA**

budget for fiscal year 2025-2026 and adopt Resolution CRA 25-09 ; seconded by Member Ringersen.

Motion passed by 4-0 roll call vote.

### III. BOARD COMMENTS/DISCUSSION

### IV. CITIZENS COMMENTS

Gib Coerper stated that the prior Farmer's Market was not run properly and the enthusiasm behind the new one is fantastic.

Ms. Bucci explained to the Board that the number one city in the running right now for the Levitt Music Series is Dolson, Alabama. She explored what advertising they did and discovered that the Mayor made a short video that was published. She suggested that Alachua could do the same thing, maybe involving all the Commissioners.

### ADJOURN

Member Ringersen moved to adjourn; seconded by Member Williams.

Chair Welch adjourned the meeting. 5:47 p.m.

ATTEST:

COMMUNITY REDEVELOPMENT  
AGENCY OF THE CITY OF ALACHUA,  
FLORIDA:

  
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Rodolfo Valladares, CRA  
Executive Director

  
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Walter Welch, CRA Chair