



**CITY OF ST. AUGUSTINE
COMMUNITY REDEVELOPMENT AGENCY MEETING
MONDAY, JULY 27, 2026 - 3:00 PM
ALCAZAR ROOM**

1. CALL TO ORDER

- a. Roll Call

2. ADMINISTRATIVE ITEMS

- a. Approval of Prior Meeting Minutes (April 27, 2026)

3. GENERAL PUBLIC COMMENT (3 MINUTES PER INDIVIDUAL)

4. DISCUSSIONS, PRESENTATIONS, & UPDATES

- a. FY 2027 CRA Preliminary Budget Review
Jaime D. Perkins, Community Services Director
- b. Francis Field Improvement Presentation
Jaime D. Perkins, Community Services Director
- c. St. Mary's Fumigation Proposal
Jaime D. Perkins, Community Services Director

5. ITEMS BY CITY ATTORNEY

6. ITEMS BY CITY STAFF

7. ITEMS BY BOARD CHAIR AND BOARD MEMBERS

8. ADJOURN

NOTICES: In accordance with Florida Statute 286.0105: "if a person decides to appeal any decision made by the board, agency, or commission with respect to any matter considered at such meeting or hearing, he or she will need a record of the proceedings, and that, for such purpose, he or she may need to ensure that a verbatim record of the proceedings is made, which record includes the testimony and evidence upon which the appeal is to be based." ***In accordance with the Americans with Disabilities Act, persons needing a special accommodation to participate in this proceeding should contact the individual or agency sending notice not later than seven days prior to the proceeding at the address given on the notice. Telephone 904-825-1007; 1-800-955-8771 (TDB) or 1-800-955-8770 (V) via Florida Relay Services. The materials prepared and presented are part of the City's ongoing Florida Public Records and Government in the Sunshine compliance and are not intended to be relied upon or to reach investors or the trading markets.

CITY OF ST. AUGUSTINE

Community Redevelopment Agency Meeting April 27, 2026

The Community Redevelopment Agency met in formal session Monday, April 27, 2026, at 3:00 P.M. in the Alcazar Room at City Hall. The meeting was called to order by Chairwoman Nancy Sikes-Kline, and the following were present:

1. Roll Call: Nancy Sikes-Kline, Mayor/City Commissioner
Barbara Blonder, Vice Mayor/City Commissioner
Cynthia Garris, City Commissioner
Jim Springfield, City Commissioner
Jon DePreter, City Commissioner

Also Present: David Birchim, City Manager
Isabelle Lopez, City Attorney
Darlene Galambos, City Clerk
Meredith Breidenstein, Assistant City Manager
Jaime D. Perkins, Director, Community Services
Jill Collins, Administrative Coordinator, Community Services
Reuben Franklin, Assistant City Manager
Stephen Slaughter, Director, Public Works & Utilities
Amy Skinner, Director, Planning and Building
Melissa Wissel, Director, Communications
Jon Marston, Police Chief
Carlos Aviles, Fire Chief
Alex Barrera, Sergeant, Police Department
Elyse Wiemann, Senior Recording Secretary

2. ADMINISTRATIVE ITEMS

a. Approval of Prior Meeting Minutes (January 27, 2026)

MOTION

Nancy Sikes-Kline **MOVED** to **APPROVE** the January 27, 2026, meeting minutes as presented. The motion was **SECONDED** by Barbara Blonder and **APPROVED BY UNANIMOUS VOICE VOTE**

3. GENERAL PUBLIC COMMENT (3 minutes per individual)

- Aurthur Culbert
- Jerusha Rowe

- BJ Kalaidi

4. DISCUSSION, PRESENTATIONS, & UPDATES

a. Public Presentation by Homeless Coalition of SJC- Community Garden Jaime D. Perkins, Community Services Director

Jaime D. Perkins, Community Services Director, introduced Jason Vanderhoof and Susie Spell, with the St. Johns County Homeless Coalition.

Jason Vanderhoof and Susie Spell, St. Johns County Homeless Coalition, provided a presentation about the Awesome Blossoms Community Garden in

the West City Community Redevelopment Area (WCCRA).

Cynthia Garris thanked Ms. Spell and Mr. Vanderhoof for coming up with the idea and moving forward with it. She thought the garden would be as successful as the one in Lincolnville.

Jon DePreter agreed that this was a great idea. He asked if the money requested was to help build physical components on the lot. He asked if maintenance would be associated.

Mr. Spell replied that many things for the garden had been donated, like the rain barrel; however, they now needed to build a platform for it and gather items that were not on any other materials list. He said infrastructure was needed and the City helped with the irrigation meter but the materials for the irrigation system were needed.

Mr. DePreter commented that the labor and maintenance were voluntary, but the request was to help fund material.

Ms. Perkins stated that the CRA was unable to provide maintenance. She said the contribution would be specifically for structures and not on-going maintenance.

Ms. Blonder was very supportive of the community garden as it helped the community understand where food came from and how it tasted when grown locally. She asked that more native plants be used instead of ornamental flowering plants, and suggested contacting Southern Horticulture, as they may be open to partnership. She requested a more specific budget and to provide how money would be spent within the garden.

Ms. Sikes-Kline questioned if there was a monetary request or were they being asked to support the concept of the community garden.

Mr. Vanderhoof replied that they wanted to move forward on a volunteer basis and in the meantime, they would see what items were needed and a budget could be created identifying costs. He said, at this time, they were asking for support for the garden.

Debi Redding, Executive Director, St. Johns County Homeless Coalition, said the purpose of the presentation was not to ask for funding but to provide an update. She said they had requested money through the Neighborhood Grant Program and would continue to do apply for grants in order to obtain the materials needed for the garden. She said two organizations donated two purple benches that would be placed in the community garden. She said this would be a nice place for the community to sit, chat, and rest. She said their next anticipated structures would be a pergola to provide shade; however, this was only an update in hopes to gain the Boards support. She said they would continue to work on the needs but for now they would utilize the Neighborhood Grant Program.

Ms. Sikes-Kline thanked Ms. Redding for the clarification and noted she had a history of success with the homeless coalition. She pointed out that Arthur Culbert had a wealth of experience with gardens as there were gardens in various parts of the City. She said she had been a member of the Lincolnville Garden and did not believe it was in the CRA.

David Birchim, City Manager, stated the Lincolnville garden was within the boundaries of the CRA but no funds were used to help with the development.

Ms. Sikes-Kline said it was strictly a community-driven garden, but it was the first. She said she learned a lot about gardening, found joy in it, and thought it was a great family activity. She said it was a great community building tool. She

thanked Ms. Spell and Mr. Vanderhoof for their work and Mr. Culbert for helping.

b. Cordova Street Improvement Concept Recommendation

Jaime D. Perkins, Community Services Director

Jaime D. Perkins, Community Services Director, introduced Viviana Castro, Director of Landscape Architecture for Inspire Placemaking Collective. She said the presentation would focus on the feedback received from the Board when the concept was first presented on October 27, 2025.

Ms. Castro, reviewed the updated Cordova Street Improvement Concept focusing on the following items:

- Stormwater Management
- Tree Canopy
- Crosswalk Definition
- Business Owners
- Signage
- Materials

Mr. Springfield stated he was in support of the design as presented.

Mr. DePreter asked if all on-street parking had been eliminated on Cordova Street.

Ms. Castro replied that there was currently no on street parking and moving forward, there would not be any on street parking.

Mr. DePreter asked what the width of the granite bike lanes would be.

Ms. Castro replied the lanes proposed were eighteen inches.

Mr. DePreter said he thought this was a very exciting project.

Ms. Garris asked about the canopy and questioned if the root chamber was above ground.

Ms. Castro replied that it would be in the ground and the picture showed what it would look like underneath.

Ms. Blonder said she could not wait for this to come to fruition as she walked this street daily. She thought the bike lanes needed to be identified with a marker for clarity. She mentioned that there was a blind spot for vehicles at the intersection of Cordova Street and Hypolita Street. She asked if the sight line could be worked on or even move the stop line back to decrease the danger it posed. She said she was in support of the project and liked how she addressed the prior feedback.

Ms. Sikes-Kline asked if chicanes would be used the entire length of Cordova Street.

Ms. Castro replied that the chicanes would be used at key segments, before and after at the following locations:

- Hypolita Street
- St. Andrews Court
- Cuna Street
- Orange Street

Ms. Castro said on the site plans they had been addressed, as it was a way for them to stop prior to reaching the intersection.

Ms. Sikes-Kline said she was not in favor of the granite curbs as they were historic and commonly used during the Flagler era, although the coloring was white. She felt the width of the bike lanes were a concern and noted they should be clearly identified. She believed it required more refinement and should reflect history.

Ms. Castro said there were two options, either to have granite or a ribbon curb with concrete. She said the goal was to clearly delineate between the Flagler Model Land and Old Town. She did not want to have a clear separation of the two but wanted to show the separation of the Rosario Line at the pedestrian line along the Town Center. She pointed out that the addition of historic

markers would be a great component and noted the materials could be changed.

Ms. Sikes-Kline felt the use of coquina with the Flagler era materials was an invention and not historic.

Ms. Castro replied that the coquina would be used as the aggregate, then brick and granite would be the other materials.

Ms. Sikes-Kline understood but pointed out the brick and granite were a nod to the Flagler era. She said the trees were placed in small areas and the challenge would be the root system. She said this was mentioned with the Planned Unit Development (PUD) that was approved at 24 Cathedral Place. She stated that Vice-Mayor Blonder requested more shade trees instead of Palm Trees; however, the landscape architect advised shade trees could not be incorporated due to the roots. She suggested reviewing the PUD more, as Ms. Castro had a proposed solution to add urban trees to small areas.

Ms. Blonder understood this could be used to help manage stormwater, as the shade trees would take on a lot of water.

Mr. Birchim asked what species of shade trees would be used on Cordova Street.

Ms. Castro replied that one option could be the Sand Live Oak tree. She said it was a strong species, but it needed room for root growth and that was why this solution had been incorporated in the design. She said Palm Trees were not the best solution for shade but understood why they were being used. She said from their research this underground root system was successful and that was the reason they were trying to implement them here.

Mr. Birchim stated that 24 Cathedral Place was more constrained, but they could review it to see if there were areas where the Sand Live Oak could be used.

Ms. Sikes-Kline said they did agree to look at other solutions and asked if they could consider this as an option.

Isabelle Lopez, City Attorney, commented that the landscaping for 24 Cathedral Place was reviewed by the Historic Architectural Review Board (HARB). She said that if they were asked to change the landscape, they may have to return to HARB for an additional review.

Ms. Sikes-Kline commented that new information had been provided.

Ms. Lopez said she did not believe this was new information. She said 24 Cathedral Place had overhanging balconies, so there were many obstructions, plus the streets were narrow. She said Cordova Street was different compared to the 24 Cathedral Place project.

Mr. Springfield commented that Cordova Street had wide sidewalks; whereas Charlotte Street had buildings.

Mr. Birchim commented that Sand Live Oaks were planned street trees on Cathedral Place and King Street.

MOTION

Ms. Blonder MOVED to APPROVE the conceptual design with the suggestions that had been addressed. The motion was SECONDED by Mr. DePreter.

Mr. DePreter said he liked the granite not only for delineation, but it was smoother for bicycles.

VOTE ON MOTION:

AYES: Blonder, DePreter, Garris, Springfield, Sikes-Kline

NAYES: NONE

MOTION APPROVED UNANIMOUSLY

**c. Community Redevelopment Agency
FY 2025 Annual Report Presentation**

Jaime D. Perkins, Community Services Director

Jaime D. Perkins, Community Services Director, reviewed the Community Redevelopment Agency (CRA) fiscal year (FY) 2025 Annual Report. She reviewed the following items:

- CRA History and Vision
- Message from Mayor Nancy Sikes-Kline
- CRA Maps
- Message from the Community Services Director, Jaime D. Perkins
- Projects and Programs
- Financial Performance
- Project and Program Accounting
- Historic Downtown Parking Facility
- Redevelopment 25!
- Redevelopment 25! Sponsors

Ms. Sikes-Kline pointed out that without the CRA's, approximately three million dollars collected from Tax Increment Financing (TIF) funds, would have gone to the County.

Ms. Garriss thanked Ms. Perkins for the presentation and said a lot had been done throughout the community. She thanked her for the leadership and said she was looking forward to what would be done in the future in West City.

Mr. DePreter said that he was unaware that County TIF money stayed in the City because of the CRA's.

Mr. Springfield questioned the status of Dr. Robert B. Hayling statue.

Ms. Perkins replied the solicitation was complete, a contractor had been selected, and they were awaiting final landscape documents from the landscape architect. She said they hoped to mobilize in May.

Mr. Birchim asked if the statue was finished.

Ms. Perkins replied that was the entire project; however, the statue was complete and in a secure location and would be unveiled once everything was complete.

Mr. Springfield commented that the parking garage fees paid, the debt services and tax funds were not used for that.

Ms. Blonder said the report was impressive and it highlighted what had been done over the past twenty-five years since the CRA's were established. She said the whole City benefited from the CRA but especially the neighborhoods. She said she was very proud of the Fix It Up and Revive and Restore programs and keeping people who were part of history in the same areas. She thanked Ms. Perkins for the presentation.

Ms. Sikes-Kline said there had been a lot of great projects over the past twenty-five years. She felt the state would be satisfied with how the money had been used as it was spent wisely. She said the Historic Area Community Redevelopment Area (HACRA) was a bit odd, but it was set up to address the parking and traffic blight, and it had done an amazing job addressing those issues. She said with the CRA in Lincolnville, followed by the CRA established in West Augustine, programs like the Fix It Up allowed people to age in place and helped to preserve our historic culture. She said the most important thing was fighting gentrification and helping those that had been in the area stay in their homes was the main priority. She asked for clarification about Dr. Hayling park and what could be expected to take place in May.

Ms. Perkins replied that it was a full construction project and the timeline to be finished was November, which was close to Dr. Hayling's 96th birthday.

Ms. Sikes-Kline said she was looking forward to that. She mentioned that during public comment Ms. Kalaidi brought up tires.

Mr. Birchim said that was the King's Auto which would no longer be there after the Broudy parking garage was complete.

There was consensus to accept the FY 2025 Annual Report Presentation.

5. ITEMS BY CITY ATTORNEY

(None)

6. ITEMS BY CITY STAFF

Ms. Perkins said there had been rumors regarding Twine Park and she wanted to assure everyone that there was no intent to change the name of the park; however, they were working with a landscape architect to improve the space.

7. ITEMS BY BOARD CHAIR AND BOARD MEMBERS

8. ADJOURNMENT

There being no further business, the meeting was adjourned at 4:17 P.M.¹

Nancy Sikes-Kline, Chairwoman

Darlene Galambos, City Clerk

¹ Transcribed by Elyse Wiemann



CITY OF ST. AUGUSTINE

MEMORANDUM

TO: The Honorable Chair and Board Members
City of St. Augustine Community Redevelopment Agency

DATE: July 15, 2026

RE: Agenda Item for July 27, 2026, Community Redevelopment Agency Meeting;
FY 2027 CRA Preliminary Budget Review

Attached please find the Fiscal Year (FY) 2027 Community Redevelopment Area (CRA) budgets for your review. Staff have prepared preliminary budgets for each redevelopment area; Historic Area CRA (HACRA), Lincolnville CRA (LCRA), and West City CRA (WCCRA). Staff request the opportunity to provide a detailed review of the estimated revenues and expenditures for the upcoming Fiscal Year.

The agenda item is not an action item; however, staff are requesting that the Community Redevelopment Agency provide feedback and directives on individual budget line items. The directives provided during the July 27 meeting will be used to prepare the final budget documents which you will review during the annual budget workshop.

Your attention to this matter is appreciated. If you have any questions, I can be reached by phone at 904.209.4254 or by email at jperkins@citystaug.com.

Respectfully Submitted,

A handwritten signature in blue ink that reads "Jaime D. Perkins".

Jaime D. Perkins
Director, Community Services

Attachments: FY 2027 Preliminary Budgets for: HACRA, LCRA, WCCRA

Copy: David Birchim, City Manager
Meredith Breidenstein, Assistant City Manager
Reuben Franklin, PE, Assistant City Manager
Isabelle Lopez, City Attorney

 CITY OF ST AUGUSTINE COMMUNITY REDEVELOPMENT AGENCY 		FY 2026-2027 Budget	
		Resolution No.	
		Amendment No.	
Budget Items	New Allocation	Committed Funds	Budget
Revenue			
Tax Increment Financing (TIF)			
TIF- City of St. Augustine	1,135,567		1,135,567
TIF- St. Johns County	919,789		919,789
Grants			
Interest Earned			
SBA Earned Interest	50,000		50,000
Other Interest			
Administrative Transfers			
Total New Revenues	\$2,105,356		\$2,105,356
Prior Year Carry Forward			
HACRA Carryforward from FY 25-26 (unencumbered)		1,875,582	1,875,582
Total Combined Revenues	\$2,105,356	\$1,875,582	\$3,980,938
Expenses			
Administrative 59910, 59915, 53470, 53505			
Xfer to GF/CS for Salary, Benefits, Shared CRA Expenses	100,000		100,000
Misc. Expenses, Printing	75,000		75,000
Total Administrative Costs			\$175,000
Debt Service 59915			
Visitor Information Center and Parking Garage	1,435,435		1,435,435
Total Debt Service	1,435,435		\$1,435,435
Professional Services Active Projects 53310, 59915, 56630			
Cordova Street Design & Future Construction		174,103	\$174,103
Downtown Masterplan & Future Implementation	94,921	901,443	\$996,364
Francis Field Improvement Plan & Future Construction	300,000	757,258	\$1,057,258
Infrastructure Improvements Future Projects (sidewalks, lighting)	100,000	42,778	\$142,778

Total Professional Services	494,921	1,875,582	\$1,784,845
HACRA Special Projects 59915			
Total HACRA Special Projects			
Total Expenditures	2,105,356	1,875,582	\$3,980,938
Revenue Over/(Under) Expenditures			
			(0)

 CITY OF ST AUGUSTINE COMMUNITY REDEVELOPMENT AGENCY 		FY 2026-2027 Budget		
		Resolution No.		
		Amendment No.		
Budget Items	New Allocation	Committed Funds	Budget	
Revenue				
Tax Increment Financing (TIF)				
TIF- City of St. Augustine	1,009,833		1,009,833	
TIF- St. Johns County	894,233		894,233	
Grants				
FIND GRANT (Kayak Launch)	175,000		175,000	
Interest Earned				
SBA Earned Interest	78,000		78,000	
Other Interest				
Administrative Transfers				
Total New Revenues	\$2,157,066		\$2,157,066	
Prior Year Carry Forward				
CRA Carryforward from FY 25-26 (unencumbered)		5,265,421	5,265,421	
Total Prior Year Carry Forward		5,265,421	5,265,421	
Total Combined Revenues	\$2,157,066	\$5,265,421	\$7,422,487	
Expenses				
Administrative 53490,53515,53505,53470,53410,53400				
Xfer to GF/CS for Salary, Benefits, Shared CRA Expenses	265,000		265,000	
Misc. Expenses, Printing		26,048	26,048	
Total Administrative Cost	\$265,000	\$26,048	\$291,048	
Retain Long-Term Residents 53490,51120				
Fix It Up Housing Repair Program		600,776	600,776	
Property Acquisition, Affordable Housing		825,297	825,297	
Total Retain Long-Term Resident Programs & Projects	\$	\$1,426,073	\$1,426,073	
Preserve Historic Character 53310				

Trinity Independent Institutional Rehab	300,000	873,126	1,173,126
St Paul Parsonage Inst. Rehab	250,000	485,300	735,300
Bethel Baptist Church	500,000		500,000
Professional Services, Future IRP		199,449	199,449
Total Preserve Historic Character	\$1,050,000	1,557,875	\$1,927,959
LCRA Improvements, Beautification, Infrastructure 56630			
Hayling/Vickers Park- Design & Construction (Hayling Plaza, Kayak Launch, Dog Park, Court Covering, Playground)	775,000	559,858	1,334,858
Galimore Awning	30,000	4,775	34,775
MLK Streetscape Design and Construction		1,124,505	1,124,505
Twine Park Improvements Design & Construction		200,000	200,000
Sidewalks & Future Infrastructure Improvement Projects	37,066	366,287	403,353
Total LCRA Improvements, Beautification, Infrastructure	\$842,066	2,255,425	\$2,922,491
Total Expenditures	\$2,157,066	\$5,265,421	\$7,422,487
Revenue Over/(Under) Expenditures	(0)		

 CITY OF ST AUGUSTINE COMMUNITY REDEVELOPMENT AGENCY 		FY 2026-2027 Budget	
		Resolution No.	
		Amendment No.	
Budget Items	New Allocation	Committed Funds	Budget
Revenue			
Tax Increment Financing (TIF)			
TIF- City of St. Augustine	190,000		190,000
TIF- St. Johns County	116,000		116,000
Grants			
Interest Earned			
SBA Earned Interest			
Other Interest			
Administrative Transfers			
Total New Revenues	306,000		\$306,000
Prior Year Carry Forward			
WCCRA Carryforward from FY 24-25 (unencumbered)		242,561	242,561
WCCRA Carryforward from FY 24-25 (encumbered)			
Total Combined Revenues	\$306,000	\$242,551	\$548,561
Expenses			
Administrative 59910, 59915			
Xfer to GF for Salary, Benefits, Shared CRA Expenses, Website	10,000		10,000
Xfer to GF for Professional Services Reimbursement	52,500		52,500
Total Administrative Costs	62,500		\$62,500
Debt Service			
Total Debt Service			\$
Professional Services Active Projects			
Community Stabilization (Revive and Restore) 53340	150,000	150,000	\$300,000
Public Beautification	10,000	20,000	\$30,000

Mobility/Connectivity	4,000	7,000	\$11,000
Branding/Signage	4,500	8,851	\$13,351
Business Development Programming	50,000	50,000	\$100,000
Historic Preservation	25,000	7,000	\$32,000
Total Professional Services	243,500	242,561	\$486,351
Total Expenditures	306,000	242,561	\$548,561
Revenue Over/(Under) Expenditures	(0)		



CITY OF ST. AUGUSTINE

MEMORANDUM

TO: The Honorable Chair and Board Members
City of St. Augustine Community Redevelopment Agency

DATE: July 16, 2026

RE: Agenda Item for July 27, 2026, Community Redevelopment Agency Meeting;
Francis Field Improvement Presentation

Staff have continued to work with landscape architecture and design consultants Marquis Latimer + Halback, as well as interested stakeholders, to advance the design and the proposed improvements for Francis Field.

During the May 13, 2026, public engagement workshop, staff gathered community feedback on three proposed conceptual designs. Of the three options presented, Concepts A and C received the strongest positive response. To ensure the designs also reflect the operational needs of major event organizers, staff directed the consultant to incorporate site layouts for the annual festivals and events held at Francis Field into the two preferred concepts.

Staff respectfully request the opportunity to present Concepts A and C, including the proposed layouts for the four major festivals hosted annually at Francis Field. Staff further request that the Board provide formal direction, either through a motion or consensus, identifying the preferred design option for staff to advance.

Your attention to this matter is appreciated. I am available for any questions you may have. Please feel free to contact me by phone at 904.209.4254 or by email at jperkins@CityStAug.com.

Respectfully Submitted,

A handwritten signature in blue ink that reads "Jaime D. Perkins".

Jaime D. Perkins
Director, Community Services

Attachments: Francis Field Festival Layout Schematics Festival Layouts

Agenda Item for July 27, 2026
Community Redevelopment Agency Meeting
Francis Field Improvement Presentation
Page **2** of **2**

Copy: David Birchim, City Manager
Meredith Breidenstein, Assistant City Manager
Reuben Franklin, PE, Assistant City Manager
Isabelle Lopez, City Attorney



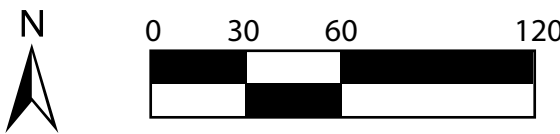
Art Festival

Information Provided by:
<https://www.visitstaugustine.com/event/old-town-art-show-spring>



- Design Solutions:
- Layout of vendor spaces including the shaded area
 - Visibility of the park with new monument signage

- Fire lane
- Food Truck



Legend

Special Events

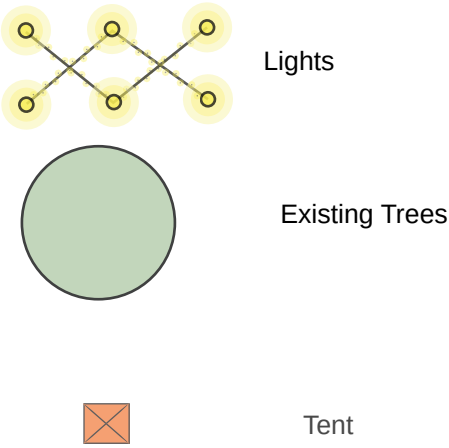
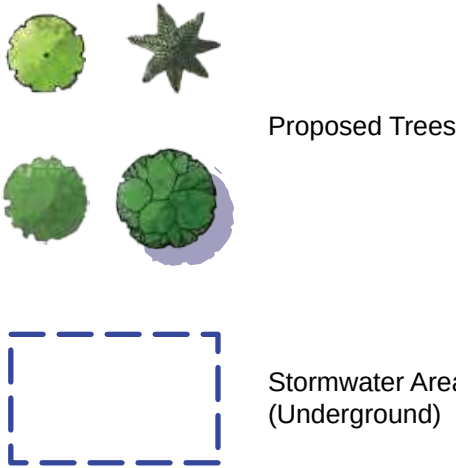
- 1 Event Lawn; 10,000 people (7 sf/person)
- 2 Community Stage
- 2A Extent Of Largest Temporary Stage
- 3 Bus and RV Parking
- 4 Special Use Parking
- 5 Restroom Building

Active Recreation

- 6 Basketball Courts (2)
- 7 Pickleball Courts (2)
- 8 Tennis Courts (3)

Community Park

- 9 Dog Parks (Large & Small Dogs)
- 10 Picnic Area
- 11 Gardens
- 12 Carousels
- 13 Central Promenade



Francis Field Park

A Place for Residents & Visitors to Play
Concept A





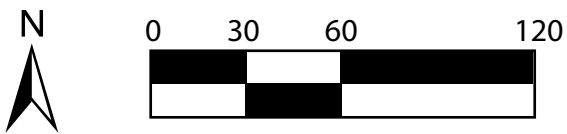
Art Festival

Information Provided by:
<https://www.visitstaugustine.com/event/old-town-art-show-spring>



- Design Solutions:
- Layout of vendor spaces including the shaded area
 - Visibility of the park with new monument signage

- Fire lane
- Food Truck



Legend

Special Events

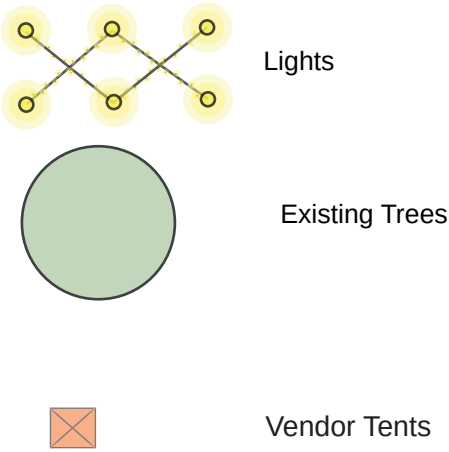
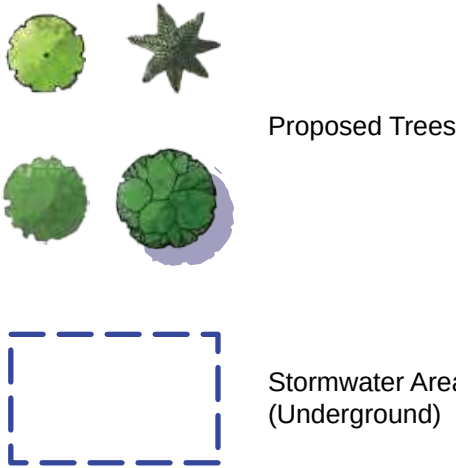
- 1 Event Lawn+Yoga Lawn; 14,785 people (7 sf/person)
- 2 Community Stage
- 2A Extents of Largest Temporary Stage
- 3 Bus and RV Parking
- 4 Special Use Parking
- 5 Restroom Building

Active Recreation

- 6 Basketball Courts (2)
- 7 Pickle ball Courts (2)
- 8 Tennis Courts (3)
- 9 Softball Field (220' outfield)

Community Park

- 10 Dog Parks (Large & Small Dogs)
- 11 Picnic Area
- 12 Gardens
- 13 Carousel
- 14 Central Promenade
- 15 Yoga Lawn



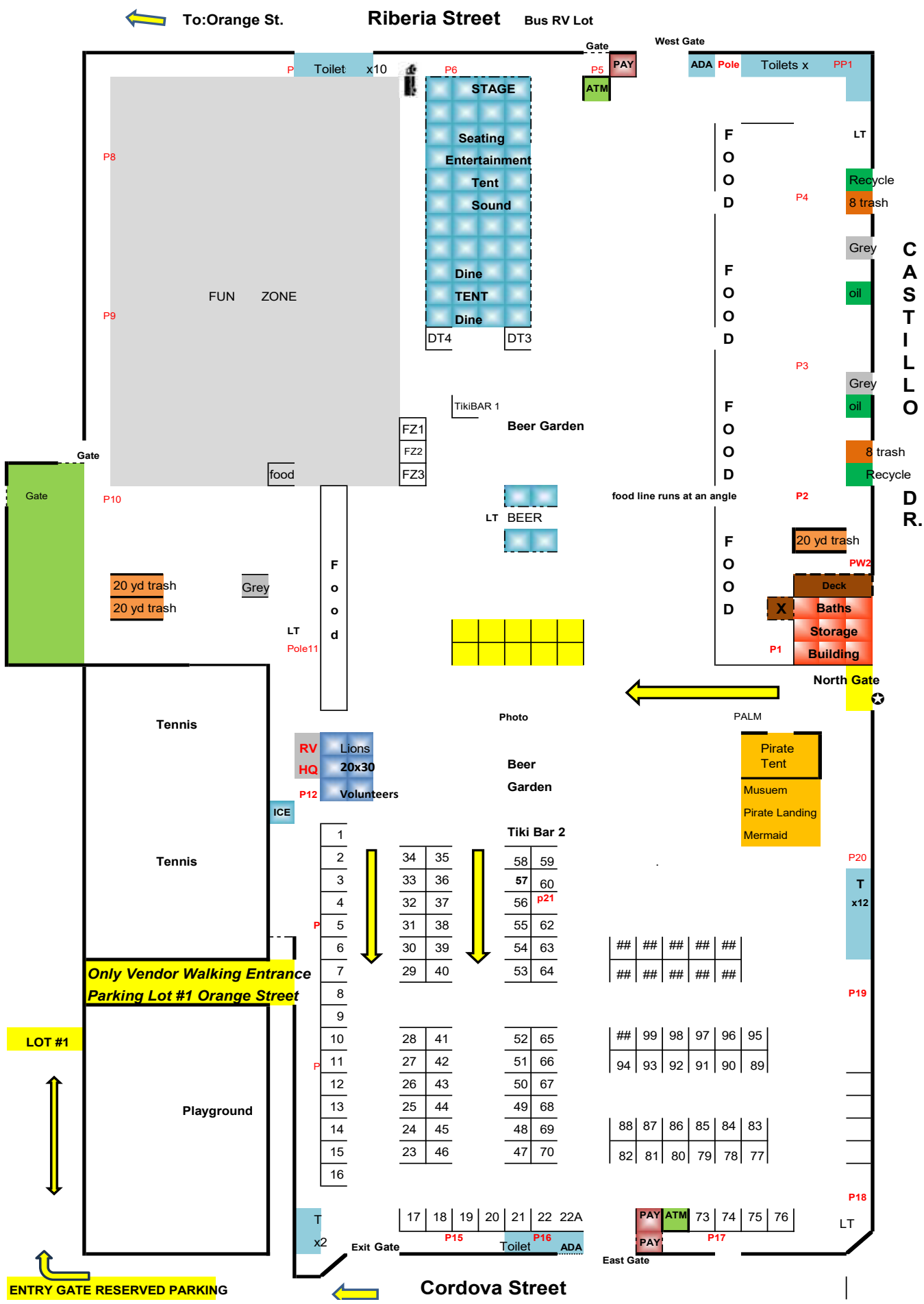
Francis Field Park
A Place for Residents & Visitors to Play
Concept C

Marquis Latimer + Halback
LANDSCAPE ARCHITECTURE · PLANNING



Seafood Festival

Information Provided by:
Lion Dominic Mercurio on 05.16.2026



Legend

Special Events

- 1 Event Lawn; 10,000 people (7 sf/person)
- 2 Community Stage
- 2A Extent of Largest Temporary Stage
- 3 Bus and RV Parking
- 4 Special Use Parking
- 5 Restroom Building

Active Recreation

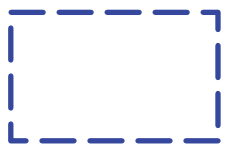
- 6 Basketball Courts (2)
- 7 Pickleball Courts (2)
- 8 Tennis Courts (3)

Community Park

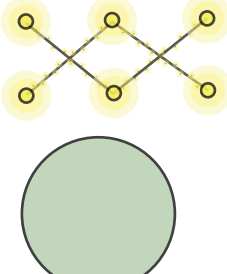
- 9 Dog Parks (Large & Small Dogs)
- 10 Picnic Area
- 11 Gardens
- 12 Carousel
- 13 Central Promenade



Proposed Trees



Stormwater Area (Underground)

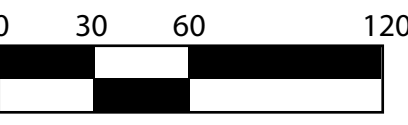


Lights

Existing Trees



Tent



CITY OF
ST AUGUSTINE
EST. 1565

Francis Field Park

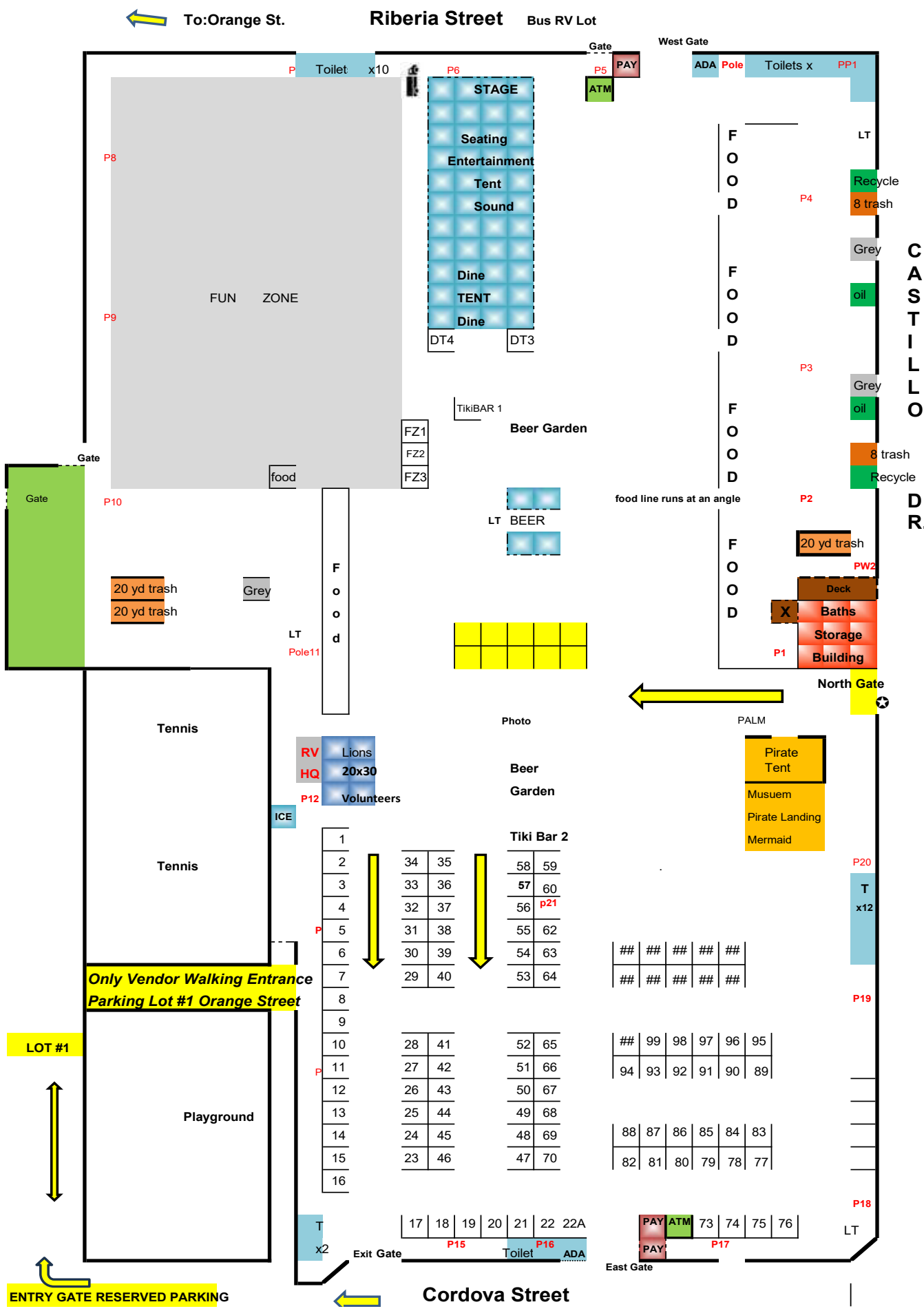
A Place for Residents & Visitors to Play
Concept A

Marquis Latimer + Halback
LANDSCAPE ARCHITECTURE · PLANNING



Seafood Festival

Information Provided by:
Lion Dominic Mercurio on 05.16.2026



Legend

Special Events

- 1 Event Lawn+Yoga Lawn; 14,785 people (7 sf/person)
- 2 Community Stage
- 2A Extents of Largest Temporary Stage
- 3 Bus and RV Parking
- 4 Special Use Parking
- 5 Restroom Building

Active Recreation

- 6 Basketball Courts (2)
- 7 Pickle ball Courts (2)
- 8 Tennis Courts (3)
- 9 Softball Field (220' outfield)

Community Park

- 10 Dog Parks (Large & Small Dogs)
- 11 Picnic Area
- 12 Gardens
- 13 Carousel
- 14 Central Promenade
- 15 Yoga Lawn

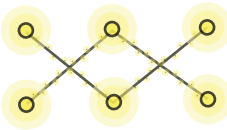


Proposed Trees

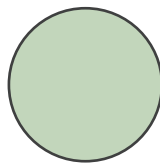


Stormwater Area (Underground)

Vendor Tents



Lights



Existing Trees



Tent



CITY OF
ST AUGUSTINE
EST. 1565

Francis Field Park

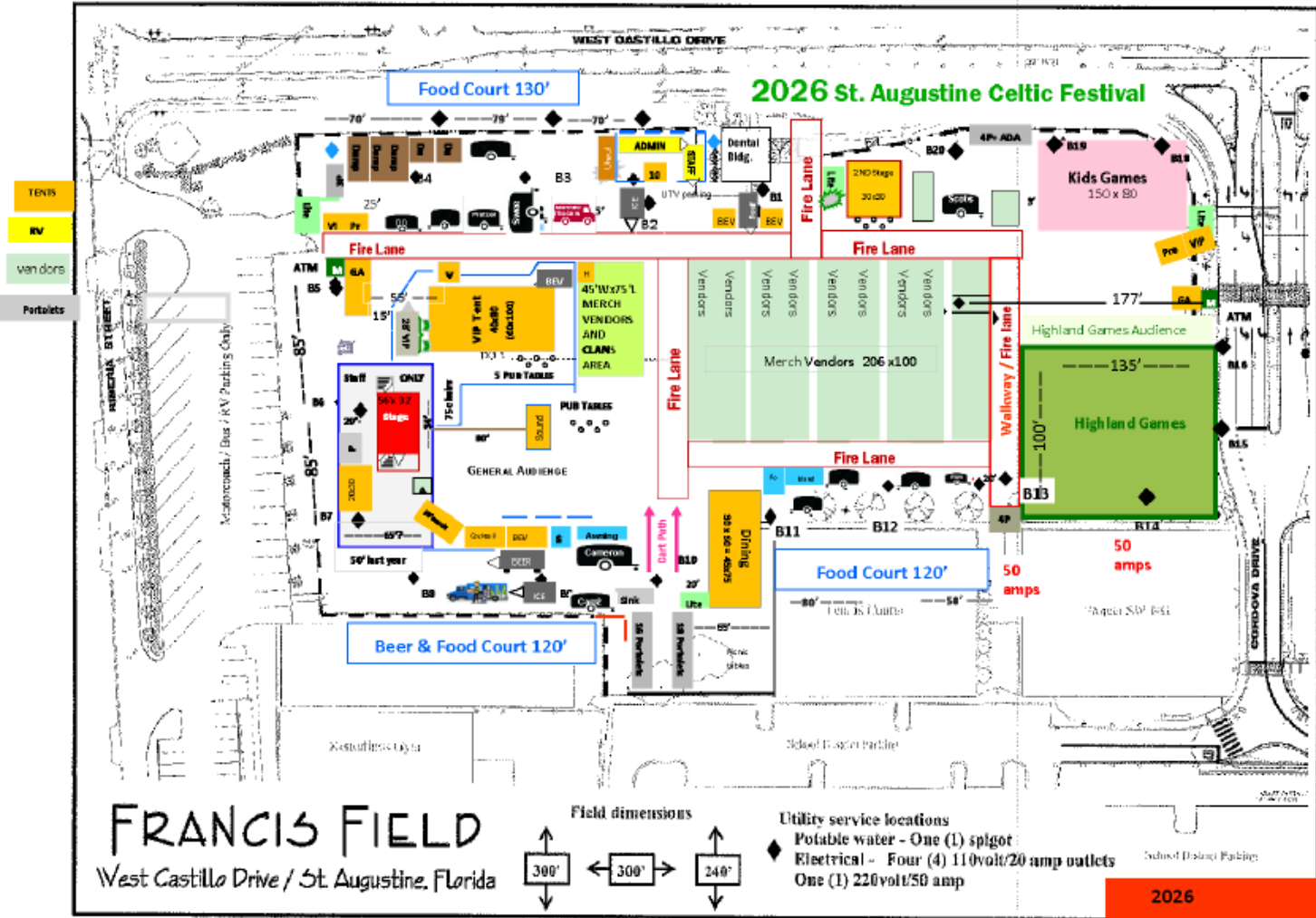
A Place for Residents & Visitors to Play
Concept C

Marquis Latimer + Halback
LANDSCAPE ARCHITECTURE · PLANNING



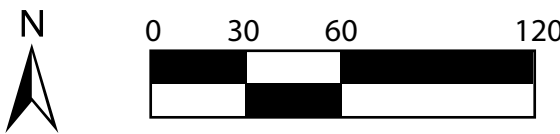
Celtic Festival

Information Provided by:
Celtic Festival Director, Pat Syeles on 05.22.2026



- Design Solutions:
- Critical Space planning for Highland games
 - Additional space for vendors
 - Use of the city operated community stage

- Fire lane
- Food Truck



Legend

Special Events

- 1 Event Lawn; 10,000 people (7 sf/person)
- 2 Community Stage
- 2A Extent of Largest Temporary Stage
- 3 Bus and RV Parking
- 4 Special Use Parking
- 5 Restroom Building

Active Recreation

- 6 Basketball Courts (2)
- 7 Pickleball Courts (2)
- 8 Tennis Courts (3)

Community Park

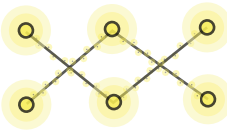
- 9 Dog Parks (Large & Small Dogs)
- 10 Picnic Area
- 11 Gardens
- 12 Carousel
- 13 Central Promenade



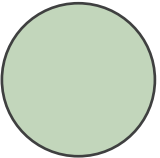
Proposed Trees



Stormwater Area (Underground)



Lights



Existing Trees

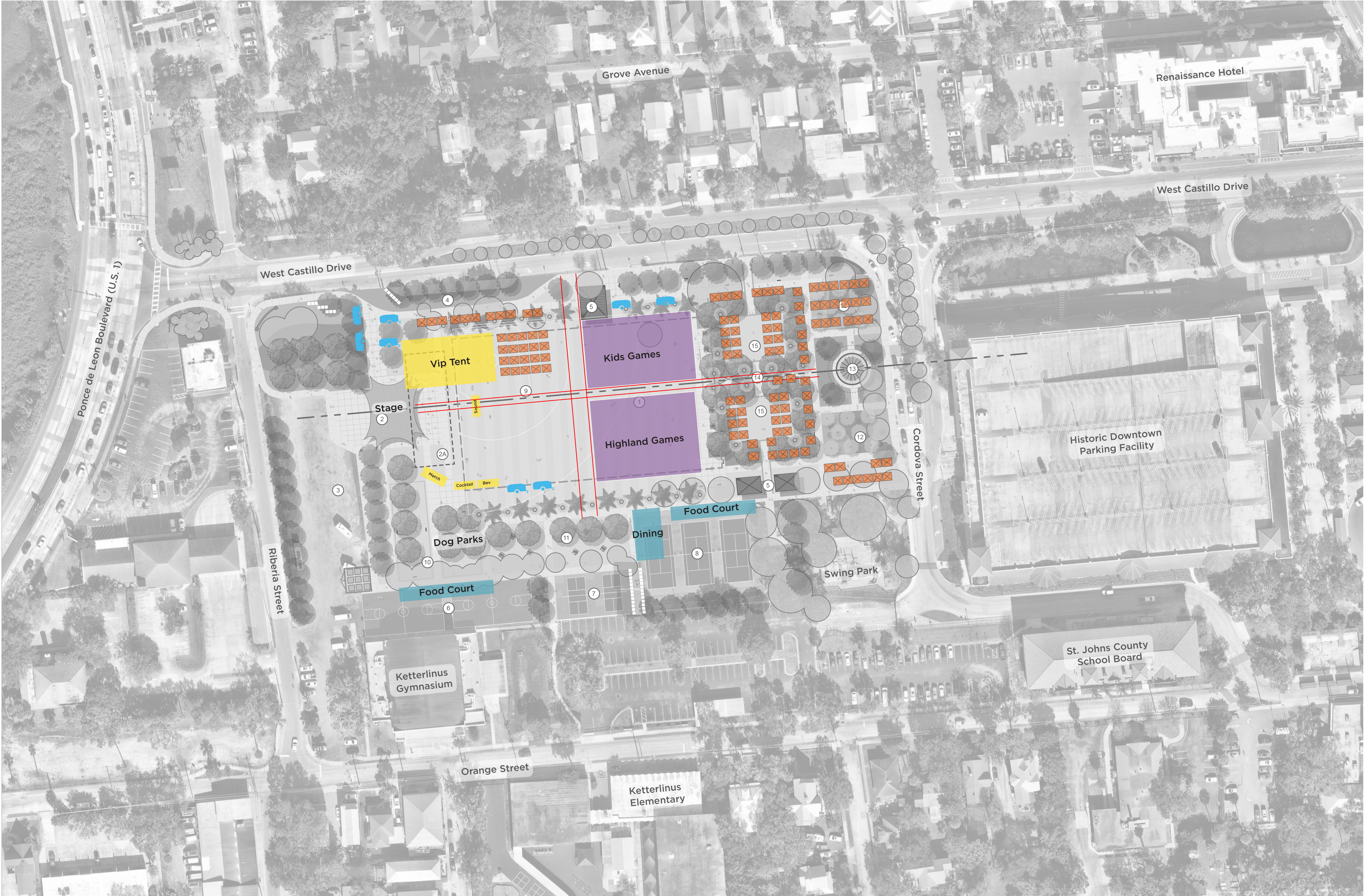


Vendor Tent

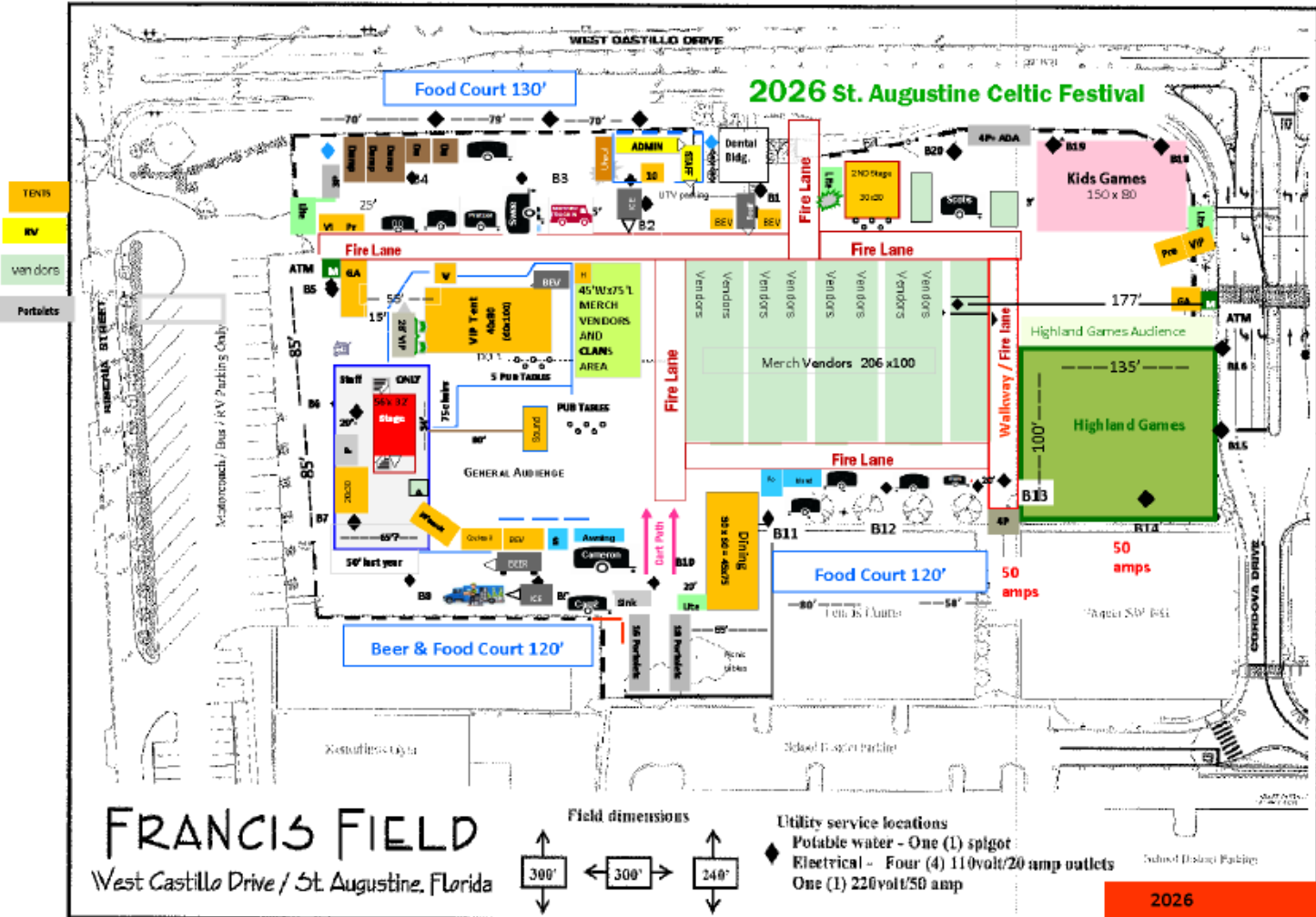
Francis Field Park

A Place for Residents & Visitors to Play
Concept A



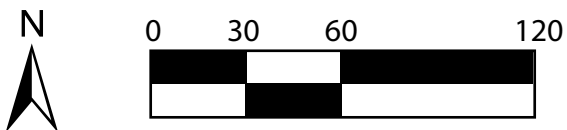


Celtic Festival
Information Provided by:
Celtic Festival Director, Pat Syeles on 05.22.2026



- Design Solutions:**
- Critical Space planning for Highland games
 - Additional space for vendors
 - Use of the city operated community stage

- Fire lane
- Food Truck



Legend

Special Events

- 1 Event Lawn+Yoga Lawn; 14,785 people (7 sf/person)
- 2 Community Stage
- 2A Extents of Largest Temporary Stage
- 3 Bus and RV Parking
- 4 Special Use Parking
- 5 Restroom Building

Active Recreation

- 6 Basketball Courts (2)
- 7 Pickle ball Courts (2)
- 8 Tennis Courts (3)
- 9 Softball Field (220' outfield)

Community Park

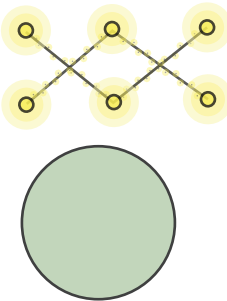
- 10 Dog Parks (Large & Small Dogs)
- 11 Picnic Area
- 12 Gardens
- 13 Carousel
- 14 Central Promenade
- 15 Yoga Lawn



Proposed Trees



Stormwater Area (Underground)



Lights

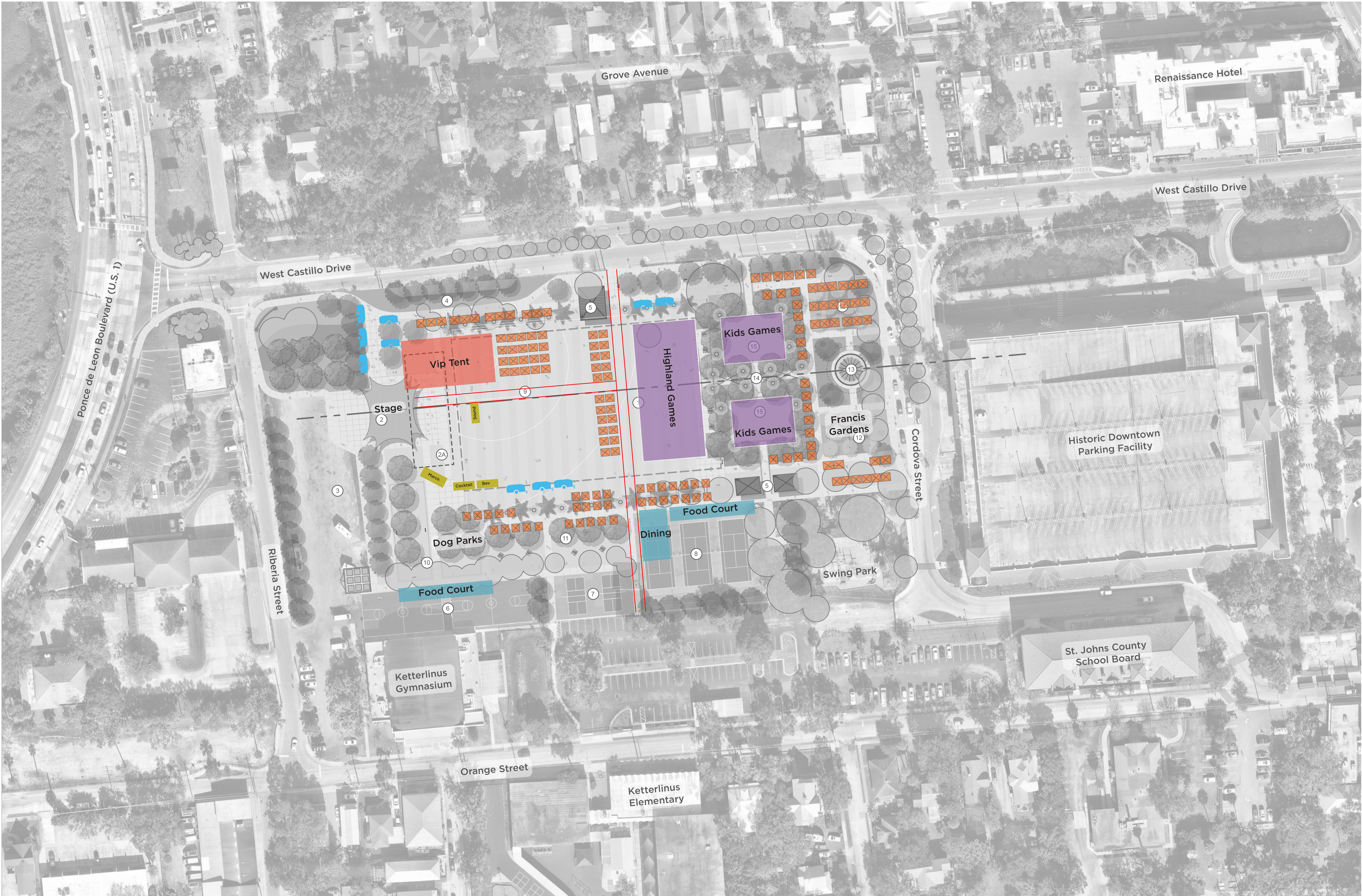
Existing Trees



Vendor Tents

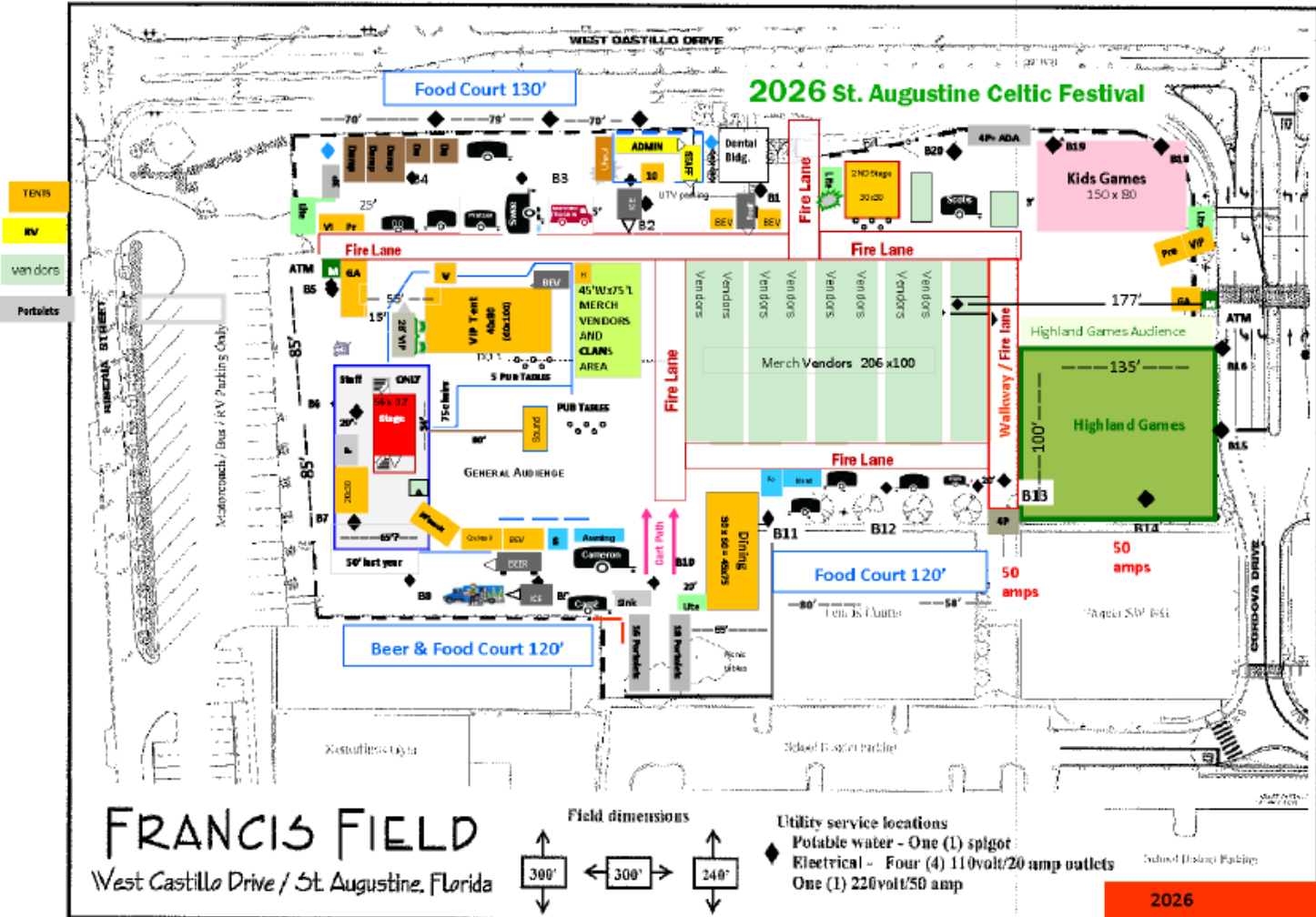
Francis Field Park
A Place for Residents & Visitors to Play
Concept C





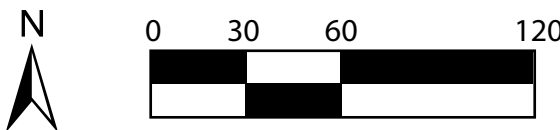
Celtic Festival

Information Provided by:
Celtic Festival Director, Pat Syeles on 05.22.2026



- Design Solutions:
- Critical Space planning for Highland games
 - Additional space for vendors
 - Use of the city operated community stage

- Fire lane
- Food Truck



Legend

Special Events

- 1 Event Lawn+Yoga Lawn; 14,785 people (7 sf/person)
- 2 Community Stage
- 2A Extents of Largest Temporary Stage
- 3 Bus and RV Parking
- 4 Special Use Parking
- 5 Restroom Building

Active Recreation

- 6 Basketball Courts (2)
- 7 Pickle ball Courts (2)
- 8 Tennis Courts (3)
- 9 Softball Field (220' outfield)

Community Park

- 10 Dog Parks (Large & Small Dogs)
- 11 Picnic Area
- 12 Gardens
- 13 Carousel
- 14 Central Promenade
- 15 Yoga Lawn



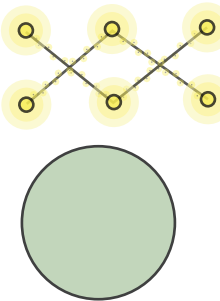
Proposed Trees



Stormwater Area (Underground)



Vendor Tents



Lights

Existing Trees

Francis Field Park

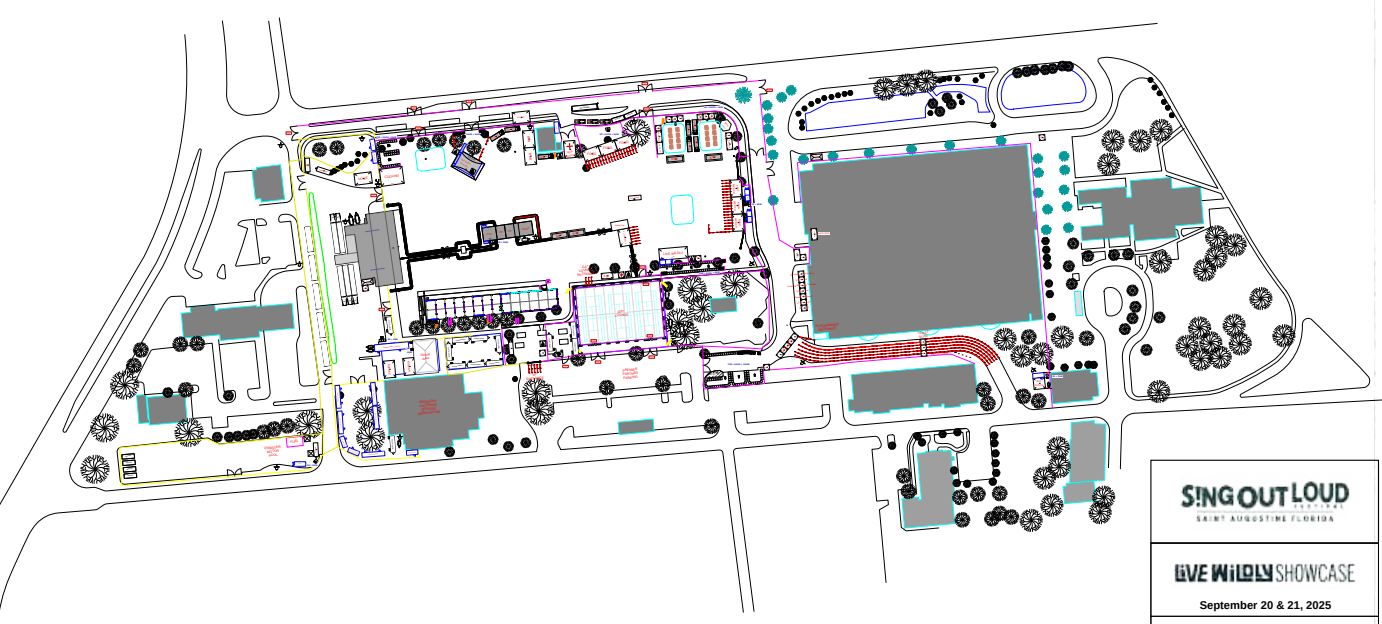
A Place for Residents & Visitors to Play
Concept C



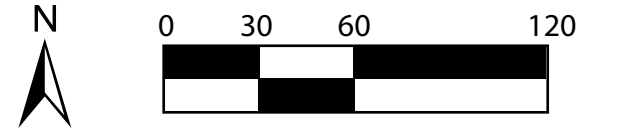


Sing out Loud

Information Provided by:
Carl Liberatore on 06.05.2026



- Fire lane
- Food Truck



Legend

Special Events

- 1 Event Lawn+Yoga Lawn; 14,785 people (7 sf/person)
- 2 Community Stage
- 2A Extents of Largest Temporary Stage
- 3 Bus and RV Parking
- 4 Special Use Parking
- 5 Restroom Building

Active Recreation

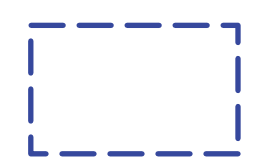
- 6 Basketball Courts (2)
- 7 Pickle ball Courts (2)
- 8 Tennis Courts (3)
- 9 Softball Field (220' outfield)

Community Park

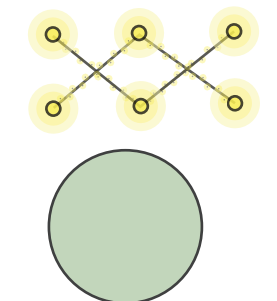
- 10 Dog Parks (Large & Small Dogs)
- 11 Picnic Area
- 12 Gardens
- 13 Carousel
- 14 Central Promenade
- 15 Yoga Lawn



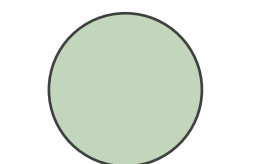
Proposed Trees



Stormwater Area (Underground)



Lights



Existing Trees

Francis Field Park

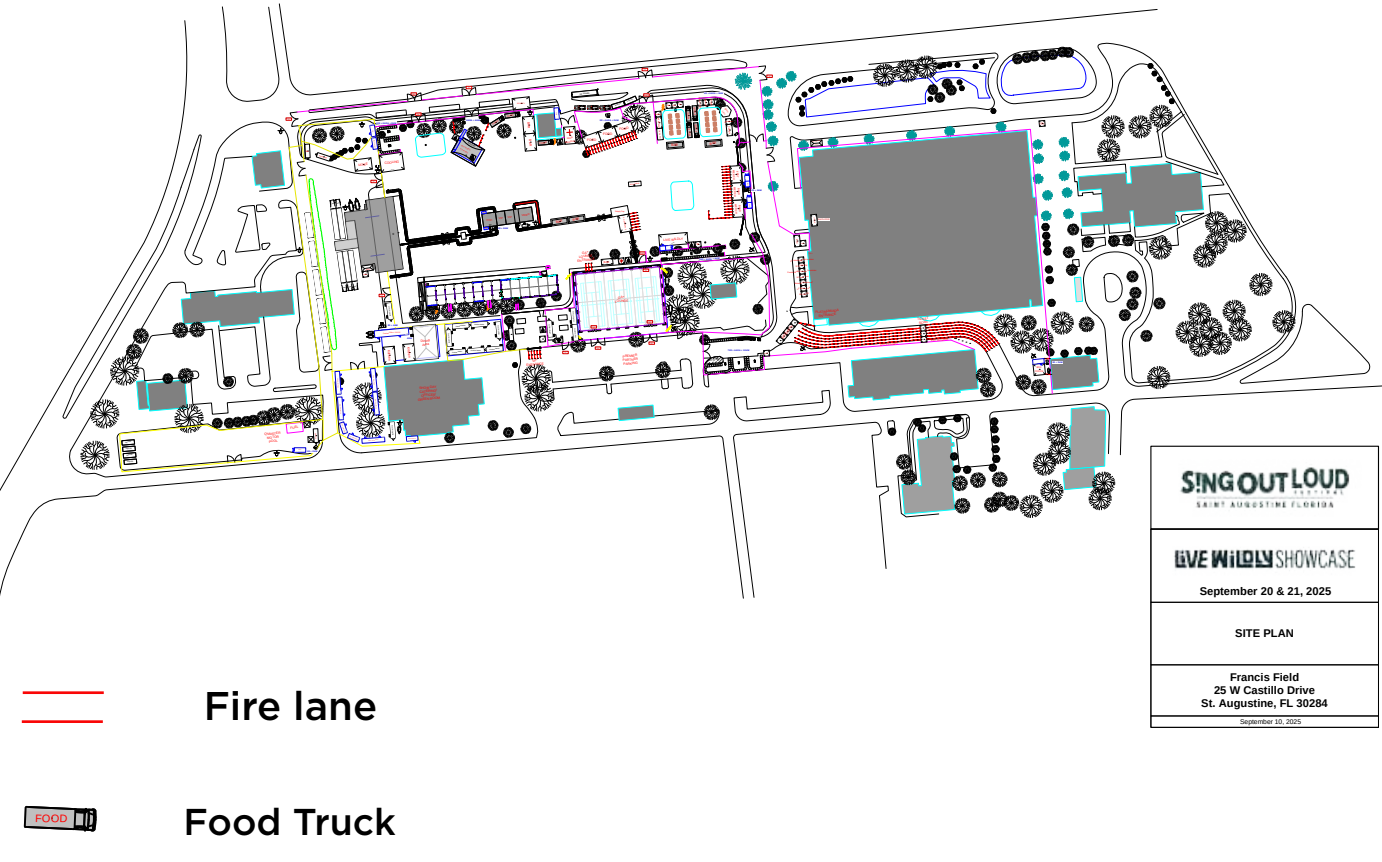
A Place for Residents & Visitors to Play
Concept A





Sing out Loud

Information Provided by:
Carl Liberatore on 06.05.2026



Legend

Special Events

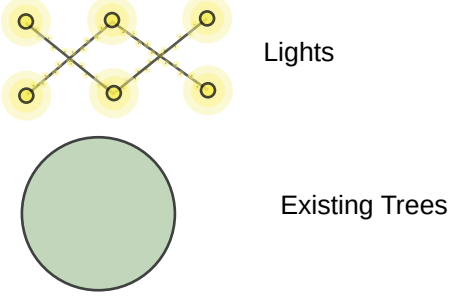
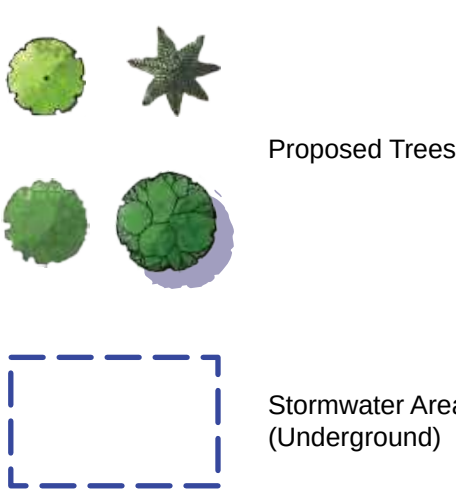
- 1 Event Lawn+Yoga Lawn; 14,785 people (7 sf/person)
- 2 Community Stage
- 2A Extents of Largest Temporary Stage
- 3 Bus and RV Parking
- 4 Special Use Parking
- 5 Restroom Building

Active Recreation

- 6 Basketball Courts (2)
- 7 Pickle ball Courts (2)
- 8 Tennis Courts (3)
- 9 Softball Field (220' outfield)

Community Park

- 10 Dog Parks (Large & Small Dogs)
- 11 Picnic Area
- 12 Gardens
- 13 Carousel
- 14 Central Promenade
- 15 Yoga Lawn



CITY OF
ST AUGUSTINE
EST. 1565

Francis Field Park
A Place for Residents & Visitors to Play
Concept C

Marquis Latimer + Halback
LANDSCAPE ARCHITECTURE · PLANNING



CITY OF ST. AUGUSTINE

MEMORANDUM

TO: The Honorable Chair and Board Members
City of St. Augustine Community Redevelopment Agency

DATE: July 16, 2026

RE: Agenda Item for July 27, 2026, Community Redevelopment Agency Meeting;
St. Mary's Fumigation Proposal

In May 2026, the Community Redevelopment Agency (CRA) and the Historic Area CRA (HACRA) successfully completed the approximately \$1.2 million historic preservation and rehabilitation project at Greater St. Mary's Missionary Baptist Church in Lincolnville. Following completion of the project, the church identified evidence of an active termite infestation and obtained initial inspections confirming termite activity throughout the historic structure.

To verify the extent of the infestation and evaluate treatment options, CRA staff obtained an additional inspection and proposal from a qualified pest control provider. In an effort to protect the Agency's significant investment and preserve the long-term integrity of this historic resource, staff recommend proceeding with fumigation services. Attached please find a proposal for comprehensive fumigation services from Rivers Pest Control Service, Inc. in the amount of \$8,500.

Staff respectfully request that the Board provide formal direction through a motion approving the service request. Your attention to this matter is appreciated. I am available for any questions you may have. Please feel free to contact me by phone at 904.209.4254 or by email at jperkins@CityStAug.com.

Respectfully Submitted,

A handwritten signature in blue ink that reads "Jaime D. Perkins". The signature is fluid and cursive.

Jaime D. Perkins
Director, Community Services

Attachments: Rivers Pest Control Services, Inc. Proposal

Copy: David Birchim, City Manager
Meredith Breidenstein, Assistant City Manager

Agenda Item for July 27, 2026
Community Redevelopment Agency Meeting
St. Mary's Fumigation Proposal
Page **2** of **2**

Reuben Franklin, PE, Assistant City Manager
Isabelle Lopez, City Attorney

RIVERS Pest Control Service, Inc.

5710 Summerall Road Jacksonville, FL 32216 (904) 737-1911 Fax (904) 730-7713

PROPOSAL

Proposal Submitted To:

Greater Saint Marys Missionary Baptist Church
69 Washington Street
Saint Augustine, FL 32084

Phone:

209-4201 Jill

Date:

07/13/2026

Email:

Jcolins@CityofSt Aug.com

Job Location

69 Washington Street Saint Augustine, FL 32084

Customer:

C# 10191

Rivers Pest Control proposes tent fumigation for the control of **Drywood Termites** at the above job location. The structure type at the listed address is a **Church**. This price includes the cost of a lift if necessary to be utilized during the fumigation.

Investment price for fumigation of the **Church** is **\$8,500.00** with a one-year guarantee and the option to renew annually at a charge of **\$1,275.00** a year.

Any fumigation not canceled within 72 business hours is subject to a \$500.00 cancellation fee.

Rivers Pest Control is unable to provide arrival times for fumigations and may arrive anywhere between 8:00am and 8:00pm. We are required to possess keys to all areas of the property during the fumigation process which is due *one week before the fumigation*. **Please remove key rings and label all keys. Keyless entry keypads must be removed & replaced with a "lock and key" system.** Please note the entire fumigation process is typically 3 days and this does not mean the tent is on for 3 days. Usually the tent is erected on day 1, taken down on day 2 and cleared on day 3 by 6pm. Re-entry on is on the 3rd day unless other arrangements have been made in advance. The fumigated structure must not be reentered until it has been declared clear for reentry by the licensed fumigator. We do not call to let you know it is cleared. There will be a yellow clearing notice on each entry door with the date and time of clearance. A start date on a Friday adds 2 extra days making the process five days and four nights with a clear date on Tuesday.

Attached is a building owners checklist, preparing your pet for fumigation, a damage release form, consumer consent form, and the Vikane fact sheet, all of which must be signed and returned along with this proposal before scheduling. Rivers Pest Control uses Vikane fumigant. ****If the above name does not reside at this property and the property is occupied by tenants, it is the owner's responsibility to return these forms with both the owner and each tenant(s) signatures.***

Option 1: Payment by credit card of 75% will be charged one week prior to the fumigation; the remaining 25% will be charged at time of completion. There will be an additional \$300.00 fee charged for any food not properly bagged. Visa and MasterCard accepted.

or,

Option 2: Payment by checks (three checks we need one week prior to fumigation): one check in the amount of 75% will be deposited that day, and the second check for the remaining 25% will be deposited at time of completion. We will need a separate check in the amount of \$300.00 to be deposited **only** if food was not properly bagged. ***Checks will be shredded if food is properly bagged. (If this is a commercial property, applicable taxes will be added to this price. If you are tax exempt please send certificate)***

*****Prior to fumigation, please prep the location by removing any fence panels that may be touching the structure. Cut back and trim all shrubs, as well as, move away any debris, leaves, mulch or rocks 24 inches away from structure to ensure a proper ground seal. Trim any branches away from the roof.***

****All cars should be parked in garages/carports OR moved away from the structure that is being fumigated****

This proposal can be withdrawn by Rivers Pest Control if not accepted within 30 days. THE FORMOSAN SUBTERRANEAN TERMITE (COPTOTERMES FORMOSANUS) AS WELL AS ANY HYBRID FORMOSAN TERMITE IS SPECIFICALLY EXCLUDED.

Authorized Signature Steve Rivers Date: 07/13/26

Initial

I acknowledge I have received and reviewed the Vikane Fact Sheet and I will forward on to all of my tenants if applicable.

Signature of Acceptance _____

Date: _____

(Electronic signatures, Scan apps or Initials are not accepted)

