

**POMPANO BEACH
COMMUNITY REDEVELOPMENT AGENCY BOARD
MEETING MINUTES**

**Tuesday, October 20, 2015
CITY COMMISSION CHAMBERS
5:30 P.M.**

PRESENT

Chair	Mayor Lamar Fisher
Vice Chair	Charlotte Burrie
Commissioner	Barry Dockswell
Commissioner	Rex Hardin
Commissioner	Barry Moss
Commissioner	Ed Phillips

ALSO PRESENT

Co-Executive CRA Directors	Kim Briesemeister
	Chris Brown
CRA Attorney	Claudia McKenna
Senior Project Manager	Nguyen Tran
Project Manager	Adriane Esteban
Facilities and Operations	Jahlisa Harvey
Program Director	Dahlia Baker
Loan Manager	Andy Cherenfant
CRA Clerk	Cathy Trenkle
Web Stream Operator	Kervin Alfred

CALL TO ORDER

Mayor Fisher called the meeting of the Community Redevelopment Agency Board to order at 5:30 p.m.

APPROVAL OF MINUTES

MOTION made by **Commissioner Hardin** to approve the Minutes of the September 16, 2015 CRA Board Meeting. Seconded by **Vice Mayor Burrie**. Motion was approved unanimously.

APPROVAL OF THE AGENDA

Mayor Fisher announced Item #6 and Item #10 will be stricken from the Agenda. **MOTION** made by **Commissioner Hardin** to approve the amended Agenda seconded by **Vice-Mayor Burrie**. Motion was approved unanimously.

AUDIENCE TO BE HEARD

There were no speakers from the audience.

CONSENT AGENDA

Motion made by **Commissioner Hardin** to approve consent Item #1 through Item #5, seconded by **Commissioner Moss**. Motion was approved unanimously.

Item #1

A RESOLUTION OF THE POMPANO BEACH COMMUNITY REDEVELOPMENT AGENCY, APPROVING AND AUTHORIZING THE PROPER OFFICIALS TO EXECUTE A SECOND AMENDMENT TO THE LEASE AGREEMENT BETWEEN THE POMPANO BEACH COMMUNITY REDEVELOPMENT AGENCY AND T E P M, INC., FOR PROPERTY LOCATED AT 165 NE 1ST AVENUE AND 201 NE 1ST AVENUE; PROVIDING AN EFFECTIVE DATE.

Approved on Consent

Item #2

A RESOLUTION OF THE POMPANO BEACH COMMUNITY REDEVELOPMENT AGENCY, APPROVING REIMBURSEMENT BY THE CRA TO REDEVELOPMENT MANAGEMENT ASSOCIATES (RMA) IN THE AMOUNT OF \$11,009.67 FOR EXPENSES INCURRED BY RMA FOR ADDITIONAL SERVICES PROVIDED TO THE CRA; PROVIDING AN EFFECTIVE DATE.

Approved on Consent

Item #3

A RESOLUTION OF THE POMPANO BEACH COMMUNITY REDEVELOPMENT AGENCY, APPROVING AND AUTHORIZING THE PROPER OFFICIALS TO EXECUTE A PROPERTY DISPOSITION AND DEVELOPMENT AGREEMENT AND RELATED DOCUMENTS BETWEEN THE POMPANO BEACH

COMMUNITY REDEVELOPMENT AGENCY AND HABITAT FOR HUMANITY OF BROWARD, INC. RELATING TO PROPERTIES LOCATED AT 600 AND 610 NW 27TH AVENUE, POMPANO BEACH, FLORIDA; PROVIDING AN EFFECTIVE DATE AND FOR OTHER PURPOSES.

Approved on Consent

Item #4

CONSIDER ACCEPTING AN UNSOLICITED PROPOSAL FROM KENNY DAVIS CONTRACTING, LLC TO CONSTRUCT SEVEN (7) SINGLE FAMILY HOMES ON SEVEN (7) VACANT LOTS OWNED BY THE POMPANO BEACH COMMUNITY REDEVELOPMENT AGENCY, LOCATED WITHIN ORTANIQUE ESTATES, POMPANO BEACH, FLORIDA AND AUTHORIZE NEGOTIATIONS ON A PROPERTY DISPOSITION AND DEVELOPMENT AGREEMENT.

Approved on Consent

Item #5

A RESOLUTION OF THE POMPANO BEACH COMMUNITY REDEVELOPMENT AGENCY, APPROVING AND AUTHORIZING THE PROPER OFFICIAL TO EXECUTE A SECOND ADDENDUM TO CONTRACT FOR SALE AND PURCHASE BETWEEN THE POMPANO BEACH COMMUNITY REDEVELOPMENT AGENCY AND AUSTIN C. BROCK FOR THE PURCHASE OF PROPERTY LOCATED AT 741 HAMMONDVILLE ROAD; PROVIDING AN EFFECTIVE DATE.

Approved on Consent

REGULAR AGENDA

Item #6

A RESOLUTION OF THE POMPANO BEACH COMMUNITY REDEVELOPMENT AGENCY, APPROVING AND AUTHORIZING THE PROPER OFFICIALS TO EXECUTE A SEVENTH AMENDMENT TO THE MASTER CONSULTING AND MANAGEMENT AGREEMENT BETWEEN THE POMPANO BEACH COMMUNITY REDEVELOPMENT AGENCY AND REDEVELOPMENT MANAGEMENT ASSOCIATES, LLC.; PROVIDING AN EFFECTIVE DATE.

ITEM STRICKEN

Item #7

ADDITIONAL BEACH DESIGN FEATURES.

Kim Briesemeister reported there was a discussion at the East CRA Advisory Committee meeting regarding the Observation Tower at the end of the Fishing Pier and the proposed Pelican Artwork. Both **Commissioner Dockswell** and **Moss** agreed with the East CRA Advisory Committee as to ceasing any future movement on the Observation Tower and the Pelican Artwork. The **Commissioners** and East CRA Advisory Committee agreed the presence of the Tower and the Pelican Artwork would be too busy or cause visual pollution on a beach that has been designed and is one of the most beautiful beaches in Florida. **Commissioner Dockswell** commented the Presentation given by Tim Hernandez at the last East CRA Advisory Committee showed the Observation Tower planned at the end of the pier seemed to fight with the Oceanic Restaurant's Tower. **Vice Mayor Burrie** agreed with the consensus that the Pompano Beach is beautiful and these two items would possibly interfere with its beauty. **Commissioner Phillips** asked if the Observation Tower would have any safety benefit to swimmers and the answer was no.

Item #8

DISCUSSION ON PENDING COMMISSION WORKSHOP
REGARDING FLEX UNITS.

Kim Briesemeister reported the date has been set for the workshop on November 12, 2015 from 9:30 to 12:00pm. Everyone is invited to attend. If there are any citizens that cannot attend they are encouraged to share their thoughts with their respective Commissioner before the workshop so that these concerns can be voiced. **Commissioner Phillips** wanted to know if the flex units were in a certain district and the answer was it is the city's flex units as a whole. **Bruce Voelkel**, 2700 SE 2nd Street, asked why the meeting was during working hours and it was explained that this is a city meeting/workshop and they normally have workshops during business hours.

Item #9

A RESOLUTION OF THE POMPANO BEACH COMMUNITY
REDEVELOPMENT AGENCY, APPROVING AND ADOPTING
AMENDED PURCHASING PROCEDURES; PROVIDING AN
EFFECTIVE DATE.

Kim Briesemeister explained to the group CRA's attorney, **Claudia McKenna** noticed some language that needed to be amended in the purchasing procedures. **Ms. McKenna** explained the changes including an increase from

\$25,000 to \$75,000. **Whitney Rawls**, 1816 NW 4th Street, added the Board may want to consider including in the procurement procedures that, when possible, local workers, services and goods should be used. **Commissioner Phillips** voiced his disapproval of increasing these procurement procedures to \$75,000. **Dennis Beach** reported the City is also in the process of amending its procurement procedures to \$75,000. **Mayor Fisher** asked **Dahlia Baker** to prepare a report on how many local businesses and workers have been hired or involved with the construction thus far. **Commissioner Hardin** stated the budget that has been approved by the CRA Board will be the same regardless of this new ceiling of \$75,000. **Commissioner Moss** asked how long it has been since these procedures have been amended. **Mr. Beach** explained it has not be changed since 1996.

Motion made by **Commissioner Hardin** to approve regular Item #9 seconded by **Vice-Mayor Burrie**. Motion passed 5-1.

“Yes” – Fisher, Burrie, Hardin, Dockswell, Moss
“No” - Phillips

Item #10

A RESOLUTION OF THE POMPANO BEACH COMMUNITY REDEVELOPMENT AGENCY, APPROVING AND AUTHORIZING THE PROPER OFFICIALS TO EXECUTE A SUBLEASE AGREEMENT BETWEEN THE POMPANO BEACH COMMUNITY REDEVELOPMENT AGENCY AND NATIVE BREWING COMPANY, INC.; PROVIDING AN EFFECTIVE DATE; AND FOR OTHER PURPOSES.

ITEM STRICKEN

Item #11

A RESOLUTION OF THE POMPANO BEACH COMMUNITY REDEVELOPMENT AGENCY APPROVING AND AUTHORIZING THE PROPER OFFICIAL TO EXECUTE A CONTRACT FOR SALE AND PURCHASE BETWEEN THE POMPANO BEACH COMMUNITY REDEVELOPMENT AGENCY AND BELLE COMMERCE 2, INC. FOR THE PURCHASE OF PROPERTIES LOCATED AT 217 NW 9TH AVENUE, 998 HAMMONDVILLE ROAD AND 228 NW 10TH AVENUE; PROVIDING AN EFFECTIVE DATE.

Nguyen Tran reported this was one of the last properties needed to complete the Commerce Park Development. The CRA has been trying to purchase this property since 2010. Staff recommends approval of this acquisition.

Commissioner Phillips mentioned concern about a covenant of protection for citizens of the neighborhoods and would like the Commission to draft a written covenant of protection. **Mayor Fisher** explained those protections will be provided. **Mr. Tran** said the document is in existence now. The single family zoning in these areas remain the same. **Commissioner Moss** expressed he did not want to put any restrictions on property owners. **Vice-Mayor Burrie** commented that she understood both sides of this argument.

Motion made by **Commissioner Hardin** to approve Regular Item #11 seconded by **Commission Dockswell**. Motion was approved unanimously.

Item #12

A RESOLUTION OF THE POMPANO BEACH COMMUNITY REDEVELOPMENT AGENCY APPOINTING JEANETTE COPELAND, RESIDENT, NW CRA DISTRICT, TO THE NORTHWEST DISTRICT ADVISORY COMMITTEE OF THE POMPANO BEACH COMMUNITY REDEVELOPMENT AGENCY FOR A TERM OF TWO (2) YEARS; SAID TERM TO EXPIRE ON OCTOBER 18, 2017; PROVIDING AN EFFECTIVE DATE.

Motion made by **Commissioner Hardin** to nominate Jeanette Copeland to the Northwest Advisory Committee seconded by **Commissioner Phillips**. Motion was approved unanimously.

Correction for the record, Ms. Copeland lives in District 4.

Item #13

A RESOLUTION OF THE POMPANO BEACH COMMUNITY REDEVELOPMENT AGENCY APPOINTING BRIDGET JACKSON, BUSINESS OWNER, NW CRA DISTRICT, TO THE NORTHWEST DISTRICT ADVISORY COMMITTEE OF THE POMPANO BEACH COMMUNITY REDEVELOPMENT AGENCY FOR A TERM OF TWO (2) YEARS; SAID TERM TO EXPIRE ON OCTOBER 18, 2017; PROVIDING AN EFFECTIVE DATE.

Motion made by **Commissioner Moss** to nominate Bridget Jackson to the Northwest Advisory Committee seconded by **Commissioner Hardin**. Motion was approved unanimously.

Correction for the record, Ms. Jackson lives in District 5.

Richard McFadden was thanked for his past service to the Committee.

Item #14

A RESOLUTION OF THE POMPANO BEACH COMMUNITY REDEVELOPMENT AGENCY APPOINTING FRED STACER, GENERAL CONTRACTOR OR DEVELOPER OR REAL ESTATE OR INDUSTRY PROFESSIONAL, TO THE EAST DISTRICT ADVISORY COMMITTEE OF THE POMPANO BEACH COMMUNITY REDEVELOPMENT AGENCY FOR A TERM OF TWO (2) YEARS; SAID TERM TO EXPIRE ON OCTOBER 15, 2017; PROVIDING AN EFFECTIVE DATE.

Motion made by **Commissioner Dockswell** to nominate Fred Stacer to the East Advisory Committee seconded by **Commissioner Hardin**. Motion was approved unanimously.

Item #15

A RESOLUTION OF THE POMPANO BEACH COMMUNITY REDEVELOPMENT AGENCY APPOINTING KENNETH RODGERS, RESIDENT FROM East CRA DISTRICT OR WITHIN ONE MILE RADIUS, TO THE EAST DISTRICT ADVISORY COMMITTEE OF THE POMPANO BEACH COMMUNITY REDEVELOPMENT AGENCY FOR A TERM OF TWO (2) YEARS; SAID TERM TO EXPIRE ON OCTOBER 15, 2017; PROVIDING AN EFFECTIVE DATE.

Motion made by **Commissioner Dockswell** to nominate Kenneth Rodgers to the East Advisory Committee seconded by **Commissioner Hardin**. Motion was approved unanimously.

Commissioner Dockswell thanked Ms. **Barbara Gordon** for her service to the Committee.

Item #16

A RESOLUTION OF THE POMPANO BEACH COMMUNITY REDEVELOPMENT AGENCY APPOINTING ROBERT SHELLEY, CITY RESIDENT OR PROPERTY OWNER OR BUSINESS OWNER, TO THE EAST DISTRICT ADVISORY COMMITTEE OF THE POMPANO BEACH COMMUNITY REDEVELOPMENT AGENCY FOR A TERM OF TWO (2) YEARS; SAID TERM TO

EXPIRE ON OCTOBER 15, 2017; PROVIDING AN EFFECTIVE DATE.

Motion made by **Mayor Fisher** to nominate Robert Shelley to the East Advisory Committee seconded by **Commissioner Hardin**. Motion was approved unanimously.

REPORTS

Kim Briesemeister invited **Nguyen Tran** and **Drew Tucker** to speak about the Ali Cultural Center.

Nguyen Tran reviewed the Ali and Bailey lease procedures with the Board. **Drew Tucker** reported to the Board about the recent Sound Check event at the Ali and most evaluations from the event gave high marks. **Mr. Tucker** reported on the partnerships he is developing and announced the Grand Opening that will take place on November 5th at 4:00pm for the ribbon cutting, live music, refreshments, and Inside Out photo shoot. On November 6th from 5:00pm – 8:00pm there will be Blanche Eli School performances and meet the staff. And finally on November 7th at 8:00pm Corey Henry and the Funk Apostles will perform the first concert at the Ali. **Commissioner Phillips** commended **Drew Tucker, Shanna Benson and Jahlisa Harvey** on their hard work bringing this project to fruition.

Claudia McKenna – No report.

Commissioner Dockswell remarked he as a Commissioner wants to be educated on the purchasing procedures of the City/CRA with a workshop or some type of time. **Mayor Fisher** asked Mr. Beach to get with **Commissioner Dockswell** on this workshop. **Commissioner Dockswell** asked for a more clear report on the status of the loans in the microloan program. He wants a clear, concise, easy to read report of the status of the program. **Kim Briesemeister** explained that **Dr. Allison** will attend a Board meeting in the future to answer any questions the Board may have. **Andy Cherenfant** is making sure all the paperwork is in order so that these reports can be made. **Kim Briesemeister** explained **Dr. Allison** is no longer working for the CRA but does have a reporting requirement to fulfill. **Commissioner Dockswell** asked for an opportunity to look at the format of the summary before the next meeting or the meeting

Commissioner Hardin – No report.

Commissioner Moss gave accolades in reference to the gospel event was held at the Ampitheater. It was a great sold out event with wonderful energy.

Commissioner Phillips – agreed with **Commissioner Dockswell** about the microloan program. He mentioned that Seventh Avenue has no sidewalks and

asked what can be done about it. **Mayor Fisher** said he would look into that. He mentioned the Road Closure on Atlantic Avenue. He congratulated the people that put on the gospel fest and its success. He congratulated CRA on bringing in CCC to make this come about.

Vice-Mayor Burrie – echoed Commissioner Moss and Phillips comments about the gospel event. She is looking forward to more events there.

Mayor Fisher - Thanked everyone for their attendance.

ADJOURNMENT

Mayor Fisher adjourned the meeting of the CRA Board at 6:06pm.