

**POMPANO BEACH
COMMUNITY REDEVELOPMENT AGENCY**

**Northwest CRA ADVISORY COMMITTEE
MEETING MINUTES**

**Monday, June 3, 2019
E. Pat Larkins Civic Center
6:00 p.m.**

A. CALL TO ORDER

Whitney Rawls called the meeting of the Northwest CRA Advisory Committee to order at 6:11 p.m.

B. ROLL CALL

PRESENT

Whitney Rawls – Chairman
Shelton Pooler
Jay Ghanem – Vice Chair
Velma Flowers

ABSENT

Veronica Thomas
Phyllis Smith

ALSO PRESENT

Commissioner McMahon
Commissioner Perkins
Nguyen Tran, Director
Dahlia Baker, Workforce Program Director
Horacio Danovich, Innovation District/Capital Improvements Director
Dani Sabat, Project Coordinator
Earl Bosworth, Assistant City Manager

C. ADDITIONS/DELETIONS/REORDERING

None.

D. APPROVAL OF MINUTES

1. May 6, 2019

Motion made by Velma Flowers to approve the minutes from the NWCRA Advisory Committee Meeting of May 6, 2019. Seconded by Shelton Pooler. Motion was approved unanimously.

E. AUDIENCE TO BE HEARD

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Gladys Cameron, Culinary Program, came forward and announced they have 76 participants and 16 businesses have been involved in the Program. The next session starts on Jun 5 and there will be a Graduation Ceremony on August 7 at 6:30 and she invited everyone to attend.

F. OLD BUSINESS

1. Boulevard Art Lofts

Nguyen Tran introduced Don Patterson. Don Patterson gave the presentation covering the following topics:

- Floor Plans
- 80 units
- 125 parking spaces
- 2.5 acres
- Conceptual Plans
- Site Plans
- Rent 30% of Gross income
- Average rent \$1,600 per month
- Collaborate with other arts in town
- \$1.6 million back to the CRA
- 24 Million Dollar Private Investment
- Timeline 12 months after closing

Much discussion was had among the Committee and Mr. Patterson.

Motion made by Jay Ghanem to move forward with the conceptual plan of the Boulevard Art Lofts Project to the CRA Board. Seconded by Velma Flowers. Motion was approved unanimously.

G. NEW BUSINESS

1. Conveyance CRA Property to the City for BSO Sub-Station (441 NW 77th Avenue)

Nguyen Tran, CRA Director presented this item. He covered the following items.

- Collier City location
- City owned lot next door
- Transfer lot from CRA to City
- Floor plans for substation
- Community Substation manned
- OHUI is under contract

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A concerned citizen asked about the lot next door and **Mr. Tran** explained the church was looking at that for a sanctuary but there has been no response from the church.

Much discussion was had between the committee, staff. **Commissioner Perkins** said she will not support the move of the current substation. She will support having two substations. **Nguyen Tran** said it was covered in a meeting with her. She said for the record she does not support losing the Substation in District 4. **Shelton Pooler** asked **Mr. Tran** to find out how the Substation in District 4 benefits the community because he doesn't see it. **Mr. Rawls** confirmed there is a need for a substation in both districts.

Motion made by Jay Ghanem to table this item. Seconded by Velma Flowers. Motion was approved unanimously.

2. Acquisition of Property — Coral Highlands (1560 NW 16th Avenue)

Nguyen Tran, CRA Director, reviewed this item and staff recommended approval of this item. Discussion was had by the Committee and staff.

Motion made by Shelton Pooler to approve the acquisition of this property at 1516 NW with the idea that the CRA Board move to develop the area as a residential one. Seconded by Velma Flowers. Motion was approved unanimously.

3. DIRECTOR/STAFF REPORT

1. Financial Report – Detail Statement of Activities – April 2019

The Committee will review and bring forth any comments next month.

4. KEY PROJECTS

- MLK Boulevard Streetscape and Resurfacing Project (Phase 1 and 11)
- Innovation District
- Kensington Town Home
- City Vista Co-Working Space
- Old Town Streetscapes – It's about sixty days away from beginning.
- Anne Gillis Park
- 450 NW 27 Ave -
- Culinary Kitchen
- Patagonia Project

Mr. Tran read the attached memo into the record.

J. COMMITTEE MEMBER REPORTS

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Velma Flowers – asked about the county residential advisory committee. Mr. Tran will get an update.

Jay Ghanem – asked that Ms. Smith report on items every month.

Whitney Rawls – remarked that he supported Mr. Patterson and hoped he will be successful in his efforts to complete the Boulevard Art Lofts.

NEXT MEETING – Monday, July 1, 2019 at 6:00 p.m. at E. Pat Larkins Civic Center.

K. ADJOURNMENT

There being no other business, the meeting of the NW CRA Advisory Committee meeting adjourned at 8:36 p.m.