



City of Hallandale
Beach HBCRA Board of
Directors Meeting

400 S. Federal Highway
Hallandale Beach, FL 33009
www.cohb.org

Chair Joy F. Cooper
Vice Chair Anabelle Lima-Taub
Director Joy D. Adams
Director Mike Butler
Director Michele Lazarow

Executive Director Dr. Jeremy Earle
HBCRA Attorney Steven Zerkowitz
HBCRA Secretary Jenorgen M. Guillen, MMC

Meeting Minutes

Wednesday, March 19, 2025

5:30 PM

Commission Chambers

1. CALL TO ORDER

The meeting was called to order by Chair Joy F. Cooper at 5:37 p.m.

2. ROLL CALL

Present 5 - Chair Joy F. Cooper, Vice Chair Michele Lazarow, Director Joy D. Adams, Director Mike Butler and Director Anabelle Lima-Taub

Executive Director Dr. Jeremy Earle and HBCRA Attorney Steven W. Zerkowitz were also present.

3. PLEDGE OF ALLEGIANCE

4. ORDER OF BUSINESS

5. PUBLIC PARTICIPATION - Items not on the agenda (Speakers must sign-in with the Clerk prior to the start of the meeting)

No public participation

6. PRESENTATIONS

7. DIRECTOR COMMUNICATIONS - Items not on the Agenda

A. DIRECTOR ADAMS

No communication.

B. DIRECTOR BUTLER

No communication.

C. DIRECTOR LIMA-TAUB

No communication.

D. VICE CHAIR LAZAROW

No communication.

E. CHAIR COOPER

No communication.

8. APPROVAL OF DRAFT MINUTES

A motion was made by Director Lima-Taub, seconded by Vice Chair Lazarow, to approve the Draft Minutes. The motion carried by the following vote:

Ayes: 5 - Chair Cooper, Vice Chair Lazarow, Director Adams, Director Butler and Director Lima-Taub

Nayes: 0 -

A. FEBRUARY 19, 2025 HBCRA BOARD OF DIRECTORS MEETING.
(STAFF: CITY CLERK)

Approved

9. CONSENT AGENDA (Matters on the Consent Agenda are not expected to require discussion. Items will be adopted by one motion. If discussion is desired by any member of the Board, then that item may be pulled from the Consent Agenda by any member of the HBCRA Board of Directors and will be considered separately. If the public wishes to speak on a matter on the Consent Agenda they must inform the Board Clerk prior to the start of the meeting. They will be recognized prior to the approval of the Consent Agenda or on the separate item, if it is pulled.)

A motion was made by Vice Chair Lazarow, seconded by Director Lima-Taub, to approve the Consent Agenda. The motion carried by the following vote:

Ayes: 5 - Chair Cooper, Vice Chair Lazarow, Director Adams, Director Butler and Director Lima-Taub

Nayes: 0 -

A. MONTHLY FINANCIAL REPORT - FEBRUARY (STAFF: EXECUTIVE DIRECTOR)

Approved under Consent Agenda

B. A RESOLUTION OF THE CHAIR AND BOARD OF DIRECTORS OF THE HALLANDALE BEACH COMMUNITY REDEVELOPMENT AGENCY, HALLANDALE BEACH, FLORIDA; APPROVING THE INTERLOCAL AGREEMENT BETWEEN THE CITY OF HALLANDALE BEACH AND THE HALLANDALE BEACH COMMUNITY AGENCY RELATING TO THE ESTABLISHMENT AND ADMINISTRATION OF A RIDESHARING ASSISTANCE PROGRAM WITH UBER FOR THE BENEFIT OF CITY RESIDENTS WITH THE HBCRA CONTRIBUTING SEVENTY SIX PERCENT (76%) (ONE HUNDRED FOURTEEN THOUSAND AND 00/100 DOLLARS [\$114,000.00]) AND THE CITY CONTRIBUTING TWENTY FOUR

PERCENT (24%) (THIRTY SIX THOUSAND AND 00/100 DOLLARS [\$36,000.00]) OF THE OVERALL BUDGET OF ONE HUNDRED FIFTY THOUSAND AND 00/100 DOLLARS (\$150,000.00); AUTHORIZING THE EXECUTIVE DIRECTOR TO EXECUTE THE INTERLOCAL AGREEMENT; AUTHORIZING THE EXECUTIVE DIRECTOR TO TAKE ALL STEPS NECESSARY AND APPROPRIATE TO IMPLEMENT THE TERMS AND CONDITIONS OF THE INTERLOCAL AGREEMENT; AND PROVIDING AN EFFECTIVE DATE. (STAFF: EXECUTIVE DIRECTOR)

Approved under Consent Agenda

- C. A RESOLUTION OF THE CHAIR AND BOARD OF DIRECTORS OF THE HALLANDALE BEACH COMMUNITY REDEVELOPMENT AGENCY, HALLANDALE BEACH, FLORIDA; APPROVING AN INCREASE TO THE INTERLOCAL SERVICES AGREEMENT RELATING TO THE PROVISION OF DIRECT SERVICES CONSISTING OF COMMUNITY POLICING INNOVATIONS BY THE CITY TO THE HBCRA FOR FISCAL YEAR 2024-2025 IN THE AMOUNT OF TWO HUNDRED NINETY FOUR THOUSAND SEVEN HUNDRED FOUR AND 00/100 DOLLARS (\$294,704.00) TO AN AMOUNT NOT TO EXCEED TWO MILLION ONE HUNDRED TWENTY THOUSAND NINE HUNDRED FORTY ONE AND 00/100 DOLLARS (\$2,120,941.00); AUTHORIZING THE NEGOTIATION, FINALIZATION AND EXECUTION OF A FIRST AMENDMENT TO THE INTERLOCAL SERVICES AGREEMENT DATED OCTOBER 1, 2024 BETWEEN THE HBCRA AND THE CITY TO REFLECT THE FOREGOING INCREASED AMOUNT; AUTHORIZING THE EXECUTIVE DIRECTOR TO TAKE ALL STEPS NECESSARY AND APPROPRIATE TO IMPLEMENT THE TERMS AND CONDITIONS OF THE FIRST AMENDMENT TO THE INTERLOCAL SERVICES AGREEMENT; AND PROVIDING AN EFFECTIVE DATE. (STAFF: EXECUTIVE DIRECTOR)

Approved under Consent Agenda

- D. A RESOLUTION OF THE CHAIR AND BOARD OF DIRECTORS OF THE HALLANDALE BEACH COMMUNITY REDEVELOPMENT AGENCY APPROVING A GUARANTEED MAXIMUM PRICE PROPOSAL BY BURKHARDT CONSTRUCTION INC. IN THE AMOUNT OF \$8,740,220.86 FOR THE N.E. 1ST AVENUE STREETScape IMPROVEMENTS PROJECT PURSUANT TO THE CONSTRUCTION MANAGEMENT AT RISK AGREEMENT BETWEEN THE HALLANDALE BEACH COMMUNITY REDEVELOPMENT AGENCY AND BURKHARDT CONSTRUCTION INC.; AUTHORIZING THE EXECUTIVE DIRECTOR TO TAKE ALL ACTION NECESSARY TO IMPLEMENT THE GUARANTEED MAXIMUM PRICE PROPOSAL FOR THE N.E. 1ST AVENUE STREETScape IMPROVEMENTS PROJECT; AND PROVIDING AN EFFECTIVE DATE. (STAFF: EXECUTIVE DIRECTOR)

Approved under Consent Agenda

- E. A RESOLUTION OF CHAIR AND BOARD OF DIRECTORS OF THE HALLANDALE BEACH COMMUNITY REDEVELOPMENT AGENCY, HALLANDALE BEACH, FLORIDA, APPROVING THE FISCAL YEAR

2023-2024 ANNUAL REPORT OF THE HALLANDALE BEACH COMMUNITY REDEVELOPMENT AGENCY; AUTHORIZING THE EXECUTIVE DIRECTOR TO TRANSMIT THE ANNUAL REPORT TO THE LISTED TAXING AUTHORITIES; AND PROVIDING AN EFFECTIVE DATE. (STAFF: EXECUTIVE DIRECTOR)

Approved under Consent Agenda

- F. A RESOLUTION OF THE CHAIR AND BOARD OF DIRECTORS OF THE HALLANDALE BEACH COMMUNITY REDEVELOPMENT AGENCY, HALLANDALE BEACH, FLORIDA APPROVING AN AMENDMENT TO THE FISCAL YEAR 2024-2025 BUDGET TO REFLECT CHANGES IN REVENUES, CARRYFORWARD FUND BALANCE, AND EXPENDITURES NECESSARY TO FUND REDEVELOPMENT INITIATIVES DETAILED HEREIN; AUTHORIZING THE EXECUTIVE DIRECTOR TO TAKE ALL ACTION NECESSARY TO IMPLEMENT THE AMENDMENT TO THE FISCAL YEAR 2024-2025 BUDGET AND TO MAKE CONTINUED ADJUSTMENTS TO THE FISCAL YEAR 2024-2025 BUDGET; AND PROVIDING AN EFFECTIVE DATE. (STAFF: EXECUTIVE DIRECTOR)

Approved under Consent Agenda

10. AGENCY BUSINESS

- A. APPOINTMENT TO HBCRA QUADRANT SAFETY BOARD. (STAFF: HBCRA SECRETARY)

A motion was made by Vice Chair Lazarow, seconded by Mayor Cooper to appoint Kevin Marshall to the Southeast Quadrant of the HBCRA Quadrant Safety Board. The motion carried by the following vote:

Ayes: 5 - Chair Cooper, Vice Chair Lazarow, Director Adams, Director Butler and Director Lima-Taub

Nays: 0 -

11. HBCRA ATTORNEY COMMUNICATIONS

HBCRA Attorney Steven W. Zelkowitz provided a verbal report.

A motion was made by Vice Chair Lazarow, seconded by Director Lima-Taub, to approve \$10,000 for legal fees for litigation. The motion carried by the following vote:

Ayes: 5 - Chair Cooper, Vice Chair Lazarow, Director Adams, Director Butler and Director Lima-Taub

Nays: 0 –

12. EXECUTIVE DIRECTOR COMMUNICATIONS

Executive Director Dr. Jeremy Earle had no communication.

13. ADJOURN

There being no further discussion before the HBCRA Board of Directors, the meeting adjourned without objection at 5:44 p.m.

(Note for the record: The Minutes are not a verbatim transcript of the meeting. A copy of the audio/video recording is available for public inspection at the HBCRA Secretary's Office/Legistar until the time of disposition in accordance with the Records Disposition and other Public Records Law.)

RESPECTFULLY SUBMITTED BY:

ATTEST:

Joy F. Cooper, Chair

Jenorgen Guillen,
HBCRA Secretary

Adopted Date