

# **City of Hallandale Beach**

400 S. Federal Highway  
Hallandale Beach, FL 33009  
[www.cohb.org](http://www.cohb.org)



## **Meeting Agenda**

**Organizational and Joint Special Meeting of the City Commission  
and HBCRA Board of Directors  
Tuesday, February 20, 2018**

**6:05 PM**

**Commission Chambers**

### **Community Redevelopment Agency**

*Chair Keith S. London*  
*Vice Chair Michele Lazarow*  
*Director Rich Dally*  
*Director Anabelle Taub*

*Executive Director Roger M. Carlton*  
*HBCRA Attorney Steven W. Zelkowitz*  
*Clerk to the Board Mario Bataille, CMC*

ORGANIZATIONAL AND JOINT SPECIAL MEETING OF THE  
HBCRA BOARD OF DIRECTORS AND HALLANDALE BEACH CITY  
COMMISSION.

1. CALL TO ORDER

2. ROLL CALL

3. PLEDGE OF ALLEGIANCE

4. ORDER OF BUSINESS

*ITEM 7.A AND 12.F ARE TIME CERTAIN*

5. ORGANIZATIONAL ITEMS

- A. A RESOLUTION OF THE MAYOR AND CITY COMMISSION OF THE CITY OF HALLANDALE BEACH, FLORIDA, FORMALLY APPOINTING ACTING MAYOR KEITH LONDON TO THE SEAT OF MAYOR; FORMALLY APPOINTING RICHARD DALLY TO VACANT COMMISSION SEAT TWO; REPEALING RESOLUTION 2014-61 REGARDING PROCESS FOR FILLING 2014 VACANCY; AND PROVIDING AN EFFECTIVE DATE. (STAFF: CITY ATTORNEY)

Attachments:

[Agenda Cover Memo](#)

[Exhibit 1 - Resolution](#)

[Exhibit 2 - Filling Temporary Vacancy of Mayor Cooper](#)

[Exhibit 3 - Supplemental Memo re Filling Temporary Vacancy of Mayor Cooper](#)

[Exhibit 4 - Reso 2014-061](#)

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

7. PRESENTATIONS

- A. PRESENTATION OF CITY OF HALLANDALE BEACH COMPREHENSIVE ANNUAL FINANCIAL REPORT (CAFR) FOR THE FISCAL YEAR ENDED SEPT. 30, 2016. (STAFF: CITY MANAGER AND EXECUTIVE DIRECTOR)

Attachments:

[City Manager Memorandum -133 Memo to City Commission - Foodman and \(](#)

[Exhibit 1 - Foodman Forensic Audit Document](#)

[Exhibit 2 - Marcum FY 15/16 CAFR and Compliance Report](#)

*THIS ITEM IS TIME CERTAIN FOR 7:30 PM.*

- B. PRESENTATION ON COMMUNITY BENEFIT PLAN (CBP) NEEDS ASSESSMENT PRESENTATION. (STAFF: CITY MANAGER AND EXECUTIVE DIRECTOR)

Attachments: [Agenda Cover Memo](#)  
[Exhibit 1 - CM17-081 Memorandum](#)  
[Exhibit 2 - CBP Evaluation and Recommendations](#)  
[Exhibit 3 - CBP Needs Assessment BRHPC Feb 2018](#)

- C. HBCRA FINANCIAL CONTROLS UPDATES. (STAFF: EXECUTIVE DIRECTOR)

Attachments: [Financial Controls Memorandum](#)  
[Exhibit 1 - Analysis Performed by Government & ERP Implementation Service](#)  
[Exhibit 2 - Standard Operating Procedures \(SOP\)](#)  
[Exhibit 3 - 2012 OIG Report](#)

#### **8. DIRECTOR COMMUNICATIONS - Items not on the Agenda**

- A. DIRECTOR TAUB
- B. VICE CHAIR LAZAROW
- C. DIRECTOR DALLY
- D. CHAIR LONDON

#### **9. APPROVAL OF DRAFT MINUTES**

- A. JANUARY 29, 2018 HBCRA BOARD OF DIRECTORS DRAFT MINUTES

Attachments: [Draft Minutes](#)

#### **10. JOINT CITY AND AGENCY BUSINESS**

- A. A JOINT RESOLUTION OF THE MAYOR AND CITY COMMISSION OF THE CITY OF HALLANDALE BEACH AND BOARD OF DIRECTORS OF THE HALLANDALE BEACH COMMUNITY REDEVELOPMENT AGENCY ADOPTING AND APPROVING COMMUNITY PARTNERSHIP GRANT GUIDELINES REVISIONS; AND PROVIDING FOR AN EFFECTIVE DATE. (STAFF: HUMAN SERVICES DIRECTOR)

**Attachments:**     [Agenda Cover Memo](#)  
[Exhibit 1 - Resolution](#)  
[Exhibit 2 - 2015-2017 Grant Guidelines](#)  
[Exhibit 3 - Joint Resolution 2014-J01 - Adopting 2015-2017 Grant Guidelines](#)  
[Exhibit 4 - Joint Resolution 2014-J02 - Sunsetting the Grants Committee](#)  
[Exhibit 5 - Revised Community Partnership Grants Guidelines](#)  
[Exhibit 6 - Summer Study 17-002 - Human Services Department Funding Tra](#)  
[Exhibit 7 - Summer Study 2017-015, Community Benefit Program](#)

## 11. CONSENT AGENDA

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

**Attachments:**     [Buget-To-Actual Report](#)

## 12. AGENCY BUSINESS

- A.                    A RESOLUTION OF THE CHAIR AND BOARD OF DIRECTORS OF THE HALLANDALE BEACH COMMUNITY REDEVELOPMENT AGENCY, HALLANDALE BEACH, FLORIDA; APPROVING AND ADOPTING THE AMENDED AND RESTATED BY-LAWS OF THE HALLANDALE BEACH COMMUNITY REDEVELOPMENT AGENCY; AND PROVIDING AN EFFECTIVE DATE. (STAFF: EXECUTIVE DIRECTOR)

**Attachments:**     [Agenda Cover Memo](#)  
[Exhibit 1 - Resolution](#)  
[Exhibit 2 - HBCRA By-Laws](#)

- B.                    A RESOLUTION OF CHAIR AND BOARD OF DIRECTORS OF THE HALLANDALE BEACH COMMUNITY REDEVELOPMENT AGENCY APPROVING THE REVISION OF THE COMMERCIAL INVESTMENT INCENTIVE POLICY AND TO MOVE AWAY FROM A SINGLE POLICY MANUAL FOR THE INDIVIDUAL COMMERCIAL INVESTMENT INCENTIVE POLICY AND, INSTEAD, COMBINE POLICIES AND APPLICATIONS INTO ONE DOCUMENT IN ORDER FOR APPLICANTS TO BETTER UNDERSTAND THE APPLICATION AND PROCESS; AND FOR STAFF TO BETTER MANAGE THE COMMERCIAL INVESTMENT INCENTIVE PROGRAMS; AUTHORIZING THE EXECUTIVE DIRECTOR TO TAKE ALL STEPS NECESSARY AND APPROPRIATE TO IMPLEMENT THE REVISED TERMS OF THE COMMERCIAL INVESTMENT INCENTIVE PROGRAMS; AND PROVIDING AN EFFECTIVE DATE. (STAFF: EXECUTIVE DIRECTOR)

Attachments:[Agenda Cover Memo](#)[Exhibit 1 - Resolution](#)[Exhibit 2 - HBCRA Commercial Investment Program](#)[Exhibit 3 - HBCRA Business Policy Manual November, 2016](#)[Exhibit 4 - Commercial Facade Incentive Program](#)[Exhibit 5 - FADD Incentive Program](#)

- C. A RESOLUTION OF CHAIR AND BOARD OF DIRECTORS OF THE HALLANDALE BEACH COMMUNITY REDEVELOPMENT AGENCY APPROVING THE REVISION OF THE RESIDENTIAL PROGRAMS AND TO MOVE AWAY FROM A SINGLE POLICY MANUAL TO INDIVIDUAL RESIDENTIAL PROGRAM POLICIES IN ORDER FOR APPLICANTS TO BETTER UNDERSTAND THE APPLICATION AND PROCESS; AND FOR STAFF TO BETTER MANAGE THE RESIDENTIAL PROGRAMS; AUTHORIZING THE EXECUTIVE DIRECTOR TO TAKE ALL STEPS NECESSARY AND APPROPRIATE TO IMPLEMENT THE REVISED TERMS OF THE RESIDENTIAL PROGRAMS; AND PROVIDING AN EFFECTIVE DATE. (STAFF: EXECUTIVE DIRECTOR)

Attachments:[Agenda Cover Memo](#)[Exhibit 1 - Resolution](#)[Exhibit 2 - 2013 HBCRA Policy Manual](#)

- D. A RESOLUTION OF CHAIR AND BOARD OF DIRECTORS OF THE HALLANDALE BEACH COMMUNITY REDEVELOPMENT AGENCY, HALLANDALE BEACH, FLORIDA; APPROVING AN AMENDMENT TO THE FISCAL YEAR 2017-2018 BUDGET INCREASING THE BUDGET BY \$2,352,889 AND REFLECTING SUCH INCREASE IN ONGOING PROGRAMS AND PROJECTS; AUTHORIZING THE EXECUTIVE DIRECTOR TO TAKE ALL ACTION NECESSARY TO IMPLEMENT THE AMENDMENT TO THE FISCAL YEAR 2017-2018 BUDGET AND TO MAKE CONTINUED ADJUSTMENTS TO THE TO THE FISCAL YEAR 2017-2018 BUDGET; AND PROVIDING AN EFFECTIVE DATE. (STAFF: EXECUTIVE DIRECTOR)

Attachments:[Agenda Cover Memo](#)[Exhibit 1 - Resolution](#)[Exhibit 2 - FY 17-18 Proposed Amended Budget](#)

- E. A RESOLUTION OF CHAIR AND BOARD OF DIRECTORS OF THE HALLANDALE BEACH COMMUNITY REDEVELOPMENT AGENCY, AUTHORIZING THE EXECUTIVE DIRECTOR AND HBCRA ATTORNEY TO NEGOTIATE AN AGREEMENT WITH GARTH

SOLUTIONS, INC. FOR AN AMOUNT NOT TO EXCEED \$47,200 TO PROVIDE SERVICES FOR THE CREATION OF A NEW COMMUNITY BENEFITS PROGRAM; AUTHORIZING THE EXECUTIVE DIRECTOR TO EXECUTE THE AGREEMENT; AUTHORIZING THE EXECUTIVE DIRECTOR TO TAKE ALL ACTION NECESSARY TO IMPLEMENT THE TERMS OF THE AGREEMENT; AND PROVIDING AN EFFECTIVE DATE. (STAFF: EXECUTIVE DIRECTOR)

Attachments:

[Agenda Cover Memo](#)

[Exhibit 1 - Resolution](#)

[Exhibit 2 - Proposal for CBP services - \\$70K 020518](#)

[Exhibit 3 - CBP Evaluation and Recommendations](#)

- F. ACQUISITION OF CITY BLOCK LOCATED BETWEEN NW 4TH TO 5TH AVENUE ON HALLANDALE BEACH BOULEVARD. (STAFF: CITY MANAGER)

Attachments:

[City Manager Memorandum CM18-148](#)

*THIS ITEM IS TIME CERTAIN FOR 7:00 PM.*

**13. CITY ATTORNEY COMMUNICATIONS**

**14. HBCRA ATTORNEY COMMUNICATIONS**

**15. CITY MANAGER AND EXECUTIVE DIRECTOR COMMUNICATIONS**

- A. UPDATE ON THE CITY CENTER REDEVELOPMENT PROJECT.

Attachments:

[City Center Agreement Update Memorandum](#)

**15. ADJOURN**