

City of Hallandale Beach

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



Meeting Agenda

Monday, February 11, 2019

5:35 PM

Commission Chambers

Community Redevelopment Agency

Chair Joy D. Adams
Vice Chair Sabrina Javellana
Director Mike Butler
Director Michele Lazarow
Director Anabelle Lima-Taub

Executive Director Dr. Jeremy Earle
HBCRA Attorney Steven W. Zelkowitz
HBCRA Clerk Jenorgen M. Guillen, CMC

1. CALL TO ORDER**2. ROLL CALL****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)****6. PRESENTATIONS**

- A. ART IN PUBLIC PLACES PROGRAM (STAFF: ECONOMIC DEVELOPMENT MANAGER)

Attachments:

[Agenda Cover Memo](#)

[Exhibit 1 – Arts & Economic Prosperity V National & Florida Study Summary](#)

[Exhibit 2 – Arts & Economic Prosperity V Broward County Study](#)

[Exhibit 3 – Arts & Economic Prosperity V Miami Dade Overview](#)

[Exhibit 4 – Pompano Beach Art in Public Places Master Plan](#)

[Exhibit 5 – West Palm Beach Art in Public Places Master Plan](#)

[Exhibit 6 – Lake Worth Art in Public Places Master Plan](#)

[Exhibit 7 – Public Art Ordinances from other cities](#)

[Exhibit 8 – Florida & National AIPP Benchmarks](#)

- B. ART SERVE PRESENTATION (STAFF: FINANCIAL MANAGEMENT ANALYST)

Attachments:

[Agenda Cover Memo](#)

7. DIRECTOR COMMUNICATIONS - Items not on the Agenda

A. DIRECTOR BUTLER

B. DIRECTOR LAZAROW

C. DIRECTOR LIMA-TAUB

D. VICE CHAIR JAVELLANA

E. CHAIR ADAMS

8. **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. MONTHLY FINANCIAL REPORT. (EXECUTIVE DIRECTOR)

Attachments: [January 2019 Montly Financial Report](#)

9. AGENCY BUSINESS

A. 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 2018-2019 BUDGET IN ONGOING PROGRAMS AND PROJECTS; AUTHORIZING THE EXECUTIVE DIRECTOR TO TAKE ALL ACTION NECESSARY TO IMPLEMENT THE AMENDMENT TO THE FISCAL YEAR 2018-2019 BUDGET AND TO MAKE CONTINUED ADJUSTMENTS TO THE FISCAL YEAR 2018-2019 BUDGET; AND PROVIDING AN EFFECTIVE DATE (STAFF: FINANCIAL MANAGEMENT ANALYST)

Attachments: [Agenda Cover Memo](#)
[Exhibit 1 - Resolution](#)
[Exhibit 2 - Balance available for Appropriations](#)
[Exhibit 3 - FY 18-19 Proposed Budget Amendment](#)

B. A RESOLUTION OF CHAIR AND BOARD OF DIRECTORS OF THE HALLANDALE BEACH COMMUNITY REDEVELOPMENT AGENCY, HALLANDALE BEACH, FLORIDA, ACCEPTING THE PROPOSAL FROM STRATEGIC PLANNING GROUP, INC. (SPG) & IBI GROUP (FLORIDA) INC. TO REQUEST FOR PROPOSALS # FY 2017-2018-CRA001 REDEVELOPMENT PLAN MODIFICATION AND CITYWIDE VISIONING; AUTHORIZING THE EXECUTIVE DIRECTOR TO NEGOTIATE AND EXECUTE AN AGREEMENT WITH STRATEGIC PLANNING GROUP, INC. (SPG) & IBI GROUP (FLORIDA) INC. FOR THE REDEVELOPMENT PLAN MODIFICATION AND CITYWIDE VISIONING FOR A FEE OF \$189,000; AND PROVIDING AN EFFECTIVE DATE. (STAFF: EXECUTIVE DIRECTOR)

Attachments: [Agenda Cover Memo](#)
 [Exhibit 1 - Resolution](#)
 [Exhibit 2 - Summary Rating Sheet](#)
 [Exhibit 3 - SPG and IBI GROUP - Proposal](#)

- C. A RESOLUTION OF CHAIR AND BOARD OF DIRECTORS OF THE HALLANDALE BEACH COMMUNITY REDEVELOPMENT AGENCY, HALLANDALE BEACH, FLORIDA, APPROVING AN AMENDMENT TO THE FIRST TIME HOMEBUYER PROGRAM TO INCREASE DOWN PAYMENT ASSISTANCE SUBSIDY FROM \$50,000 TO UP TO \$80,000 TO ASSIST LOW TO MODERATE INCOME BUYERS IN THE PURCHASE OF A FIRST HOME; AUTHORIZING THE EXECUTIVE DIRECTOR TO TAKE ALL STEPS NECESSARY AND APPROPRIATE TO IMPLEMENT THE AMENDMENT TO THE FIRST TIME HOMEBUYER PROGRAM; AND PROVIDING AN EFFECTIVE DATE. (STAFF: RESIDENTIAL PROGRAM MANAGER)

Attachments: [Agenda Cover Memo](#)
 [Exhibit 1 - Resolution](#)
 [Exhibit 2 - HBCRA Policy First Time Homebuyer Program](#)

- D. A RESOLUTION OF CHAIR AND BOARD OF DIRECTORS OF THE HALLANDALE BEACH COMMUNITY REDEVELOPMENT AGENCY, HALLANDALE BEACH, FLORIDA, AUTHORIZING THE EXECUTIVE DIRECTOR TO PURCHASE REAL PROPERTIES AVAILABLE THROUGH BROWARD COUNTY TAX DEED AUCTIONS IN AN AMOUNT NOT TO EXCEED \$100,000 IN ORDER TO PROVIDE AFFORDABLE HOUSING; AUTHORIZING THE EXECUTIVE DIRECTOR TO EXECUTE ALL NECESSARY DOCUMENTS AND TAKE ALL NECESSARY ACTION TO PURCHASE THE REAL PROPERTIES AVAILABLE THROUGH BROWARD COUNTY TAX DEED AUCTIONS; AND PROVIDING AN EFFECTIVE DATE. (STAFF: RESIDENTIAL PROGRAM MANAGER)

Attachments: [Agenda Cover Memo](#)
 [Exhibit 1 - Resolution](#)
 [Exhibit 2 - Sample Tax Deed Notice](#)

- E. A RESOLUTION OF CHAIR AND BOARD OF DIRECTORS OF THE HALLANDALE BEACH COMMUNITY REDEVELOPMENT AGENCY, HALLANDALE BEACH, FLORIDA, APPROVING AN AWARD OF A COMMERCIAL FAÇADE IMPROVEMENT GRANT IN THE AMOUNT OF \$100,000, A COMMERCIAL INTERIOR RENOVATION GRANT IN THE AMOUNT OF \$75,000, AND A COMMERCIAL KITCHEN GRANT IN THE AMOUNT OF \$270,000 TO FAITH SHOPPING PLAZA, LLC,

FOR THE RENOVATION OF THE SHOPPING PLAZA LOCATED AT 600-680 W. HALLANDALE BEACH BOULEVARD, HALLANDALE BEACH, FLORIDA; AUTHORIZING THE EXECUTIVE DIRECTOR TO EXECUTE THE GRANT AGREEMENT; AUTHORIZING THE EXECUTIVE DIRECTOR TO TAKE ALL STEPS NECESSARY AND APPROPRIATE TO IMPLEMENT THE TERMS AND CONDITIONS OF THE GRANT AGREEMENT AND DISBURSE THE GRANT; AND PROVIDING AN EFFECTIVE DATE. (STAFF: FINANCIAL MANAGEMENT ANALYST)

Attachments:

[Agenda Cover Memo](#)

[Exhibit 1 - Resolution](#)

[Exhibit 2 - Commercial Kitchen Application](#)

[Exhibit 3 - Commercial Interior Application](#)

[Exhibit 4 - Commercial Facade Application](#)

[Exhibit 5 - Before Pictures of Building](#)

[Exhibit 6 - Proposed Cost of Facade Construction](#)

[Exhibit 7 - Proposed Cost of Interior and Kitchen Equipment](#)

[Exhibit 8 - Renderings of Proposed Project](#)

[Exhibit 9 - Commercial Investment Program Incentives](#)

[Exhibit 10 - FAAD Incentive Program](#)

- F. A RESOLUTION OF CHAIR AND BOARD OF DIRECTORS OF THE HALLANDALE BEACH COMMUNITY REDEVELOPMENT AGENCY, HALLANDALE BEACH, FLORIDA, ESTABLISHING THE COMMERCIAL BUSINESS MURAL PROGRAM; AUTHORIZING THE EXECUTIVE DIRECTOR TO TAKE ALL STEPS NECESSARY AND APPROPRIATE TO IMPLEMENT THE COMMERCIAL BUSINESS MURAL PROGRAM; AND PROVIDING AN EFFECTIVE DATE. (STAFF: FINANCIAL MANAGEMENT ANALYST)

Attachments:

[Agenda Cover Memo](#)

[Exhibit 1 - Resolution](#)

10. HBCRA ATTORNEY COMMUNICATIONS

11. EXECUTIVE DIRECTOR COMMUNICATIONS

12. ADJOURN