



City of Hallandale Beach Community Redevelopment Agency

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

Chair Joy F. Cooper
Vice Chair Keith S. London
Director Michele Lazarow
Director Anabelle Taub

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

Meeting Minutes

Wednesday, September 27, 2017

6:00 PM

Commission Chambers

Special Meeting

1. CALL TO ORDER

Chair Cooper called the meeting to order at 10:14 PM.

2. ROLL CALL

Present 4 - Chairperson Joy F. Cooper, Vice Chair Keith S. London, Director Michele Lazarow, and Director Anabelle Taub

Executive Director Roger M. Carlton and HBCRA Attorney Steve Zelkowitz were also present.

3. PLEDGE OF ALLEGIANCE

4. ORDER OF BUSINESS

Consensus:

- To defer Item 6.C to future Agenda.

5. MINUTES

A. AUGUST 2, 2017 HBCRA BOARD OF DIRECTORS SPECIAL MEETING DRAFT MINUTES.

A motion was made by Director Lazarow, seconded by Director Taub, that these Minutes be approved. The motion carried by a unanimous vote.

6. AGENCY BUSINESS

A. A RESOLUTION OF THE CHAIR AND BOARD OF DIRECTORS OF THE HALLANDALE BEACH COMMUNITY REDEVELOPMENT AGENCY, HALLANDALE BEACH, FLORIDA; APPROVING THE INTERLOCAL AGREEMENTS BETWEEN THE CITY OF HALLANDALE BEACH AND THE HALLANDALE BEACH COMMUNITY REDEVELOPMENT AGENCY

RELATING TO THE PROVISION OF INDIRECT AND DIRECT SERVICES BY THE CITY TO THE HBCRA FOR FISCAL YEAR 2016-2017; AUTHORIZING THE EXECUTIVE DIRECTOR TO EXECUTE THE INTERLOCAL AGREEMENTS; AUTHORIZING THE EXECUTIVE DIRECTOR TO TAKE ALL STEPS NECESSARY AND APPROPRIATE TO IMPLEMENT THE TERMS AND CONDITIONS OF THE INTERLOCAL AGREEMENTS; AND PROVIDING AN EFFECTIVE DATE. (STAFF: EXECUTIVE DIRECTOR)

FY 2016-2017 INTERLOCAL AGREEMENTS (ILA)

- HOP ILA
- NUCAP ILA
- NET ILA
- CIU ILA
- Transit Services ILA
- Code Compliance ILA
- Capital Improvement Project Management Services ILA
- Indirect Services ILA

City Clerk Bataille introduced the Item.

Executive Director Carlton provided an overview of the Item.

A motion was made by Vice Chair London, seconded by Director Lazarow, that this Resolution be approved. The motion carried by the following vote:

Ayes: 4 - Chairperson Cooper, Vice Chair London, Director Lazarow and Director Taub

Nayes: 0

- B. A RESOLUTION OF THE CHAIR AND BOARD OF DIRECTORS OF THE HALLANDALE BEACH COMMUNITY REDEVELOPMENT AGENCY, HALLANDALE BEACH, FLORIDA; APPROVING THE INTERLOCAL AGREEMENTS BETWEEN THE CITY OF HALLANDALE BEACH AND THE HALLANDALE BEACH COMMUNITY REDEVELOPMENT AGENCY RELATING TO THE PROVISION OF INDIRECT AND DIRECT SERVICES BY THE CITY TO THE HBCRA FOR FISCAL YEAR 2017-2018; AUTHORIZING THE EXECUTIVE DIRECTOR TO EXECUTE THE INTERLOCAL AGREEMENTS; AUTHORIZING THE EXECUTIVE DIRECTOR TO TAKE ALL STEPS NECESSARY AND APPROPRIATE TO IMPLEMENT THE TERMS AND CONDITIONS OF THE INTERLOCAL AGREEMENTS; AND PROVIDING AN EFFECTIVE DATE. (STAFF: EXECUTIVE DIRECTOR)

FY 2017-2018 INTERLOCAL AGREEMENTS (ILA)

- NET ILA
- Transit Services ILA
- Code Compliance ILA
- Capital Improvement Project Management Services ILA
- Indirect Services ILA

City Clerk Bataille introduced the Item.

A motion was made by Vice Chair London, seconded by Director Lazarow, that this Resolution be approved. The motion carried by the following vote:

Ayes: 3 - Chairperson Cooper, Vice Chair London and Director Lazarow

Nays: 1 - Director Taub

- C. A RESOLUTION OF CHAIR AND BOARD OF DIRECTORS OF THE HALLANDALE BEACH COMMUNITY REDEVELOPMENT AGENCY AWARDING A COMMUNITY PARTNERSHIP GRANT AND APPROVING THE COMMUNITY PARTNERSHIP GRANT AGREEMENT WITH HOUSING FOUNDATION OF AMERICA, INC., A FLORIDA NOT FOR PROFIT CORPORATION, FOR A GRANT IN THE AMOUNT OF \$35,000; 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: EXECUTIVE DIRECTOR)

This Item was differed.

- D. A JOINT RESOLUTION OF THE MAYOR AND CITY COMMISSION OF THE CITY OF HALLANDALE BEACH, FLORIDA AND THE BOARD OF DIRECTORS OF THE HALLANDALE BEACH COMMUNITY REDEVELOPMENT AGENCY PROVIDING FOR THE SUNSET OF THE JOINT COMMUNITY PARTNERSHIP GRANTS COMMITTEE ON OCTOBER 1, 2017; AND PROVIDING FOR AN EFFECTIVE DATE. (STAFF: CITY CLERK)

City Clerk Bataille introduced the Item.

Answering a question posed by Chair Cooper, Assistant City Manager Dr. Jeremy Earle explained the grants coordinator will assist with overseeing all grants for both

the City and HBCRA.

There being no further discussion, Chair Cooper called the question

A motion was made by Vice Chair London, seconded by Director Lazarow, that this Resolution be approved. The motion carried by the following vote:

Ayes: 4 - Chairperson Cooper, Vice Chair London, Director Lazarow and Director Taub

Nayes: 0

- E. A RESOLUTION OF CHAIR AND BOARD OF DIRECTORS OF THE HALLANDALE BEACH COMMUNITY REDEVELOPMENT AGENCY AUTHORIZING THE HBCRA EXECUTIVE DIRECTOR TO NEGOTIATE AND EXECUTE AN AGREEMENT WITH MAULDIN & JENKINS, LLC FOR AN AMOUNT NOT TO EXCEED THIRTY EIGHT THOUSAND DOLLARS (\$38,000) FOR A TWO YEAR TERM TO CONDUCT AN ANNUAL INDEPENDENT FINANCIAL AUDIT OF THE HBCRA AS A SEPARATE ENTITY FOR THE FISCAL YEARS ENDING SEPTEMBER 30, 2017 AND 2018 WITH OPTIONAL RENEWALS; AND PROVIDING AN EFFECTIVE DATE. (STAFF: EXECUTIVE DIRECTOR)

City Clerk Bataille introduced the Item.

A motion was made by Director Lazarow, seconded by Vice Chair London, that this Resolution be approved. The motion carried by the following vote:

Ayes: 4 - Chairperson Cooper, Vice Chair London, Director Lazarow and Director Taub

Nayes: 0

- F. A RESOLUTION OF CHAIR AND BOARD OF DIRECTORS OF THE HALLANDALE BEACH COMMUNITY REDEVELOPMENT AGENCY, HALLANDALE BEACH, FLORIDA; APPROVING THE FISCAL YEAR 2017-2018 BUDGET; AUTHORIZING THE EXECUTIVE DIRECTOR TO TAKE ALL ACTION NECESSARY TO IMPLEMENT THE FISCAL YEAR 2017-2018 ANNUAL BUDGET; AND PROVIDING AN EFFECTIVE DATE. (STAFF: EXECUTIVE DIRECTOR)

City Clerk Bataille introduced the Item.

Chair Cooper opened the public hearing.

There being no comments, Chair Cooper closed the public hearing.

Assistant City Manager Dr. Jeremy Earle presented the Fiscal Year 2017-2018

Proposed Budget and answered questions posed by the Board.

Vice Chair London shared concerns with regarding previous budget practices.

Answering a question posed by Vice Chair London, Executive Director Carlton provided an update on the status of the forensic audit being performed by Stanley Foodman.

Answering a question posed by Vice Chair London, Executive Director Carlton explained why it is appropriate to approve the HBCRA's budget prior to approval of the City's budget.

Answering a question posed by Chair Cooper, Dr. Earle explained the requirements on how funds are allocated within the Budget.

Answering a question posed by Director Taub, Dr. Earle and Executive Director Carlton explained the Consulting/Professional Services budget and process of creating the HBCRA strategic plan.

Director Taub, referencing the 2012 Broward Office of Inspector General report, spoke in support of having a Separate Executive Director as the HBCRA is a separate entity from the City.

Answering a question posed by Director Taub, CRA Fiscal Operations Manager Nickens Remy indicated the cost for the construction of the current HBCRA offices was \$220,000.

Answering a question posed by Director Taub, Executive Director Carlton provided details on the potential move of the City Attorney's Office into the HBCRA offices.

Attorney Zelkowitz added HBCRA does pay rent to the City for office space.

Vice Chair London spoke in support of Mr. Carlton serving as the Executive Director with the support of Dr. Jeremy Earle and at this current time is not in favor of a separate Executive Director.

Vice Chair London shared his concerns on past land acquisition deals.

Answering a question posed by Chair Cooper, Executive Director Carlton provided an update on the status of the HBCRA Attorney contract.

Answering a question posed by Director Taub, HBCRA Attorney Zelkowitz advised it is a policy decision of the Board to have a separate Executive Director from the City Manager.

There being no further discussion, Chair Cooper called the question.

A motion was made by Director Lazarow, seconded by Vice Chair London, that this Resolution be approved. The motion carried by the following vote:

Ayes: 4 - Chairperson Cooper, Vice Chair London, Director Lazarow and Director Taub

Nays: 0

7. ADJOURN

There being no further business before the Board, Chair Cooper adjourned the meeting at 11:35PM.