

1 EXHIBIT 1

2 RESOLUTION NO. 2019-

3 A RESOLUTION OF CHAIR AND BOARD OF DIRECTORS OF
4 THE HALLANDALE BEACH COMMUNITY REDEVELOPMENT
5 AGENCY, HALLANDALE BEACH, FLORIDA, APPROVING THE
6 SIXTH AMENDMENT TO DEVELOPMENT AGREEMENT
7 BETWEEN THE HALLANDALE BEACH COMMUNITY
8 REDEVELOPMENT AGENCY AND ICEBOX PANTRY RE, LLC;
9 AUTHORIZING THE EXECUTIVE DIRECTOR TO EXECUTE THE
10 SIXTH AMENDMENT TO DEVELOPMENT AGREEMENT; AND
11 PROVIDING AN EFFECTIVE DATE.

12 WHEREAS, the Hallandale Beach Community Redevelopment Agency ("HBCRA") and
13 Icebox Cafe RE, LLC (the "Original Developer") entered into that certain Development Agreement
14 dated July 11, 2016 (the "Original Development Agreement"), as amended by that certain
15 Amendment to Development Agreement dated August 24, 2016 (the "First Amendment"), as
16 further amended by that certain Second Amendment to Development Agreement dated October
17 23, 2016 (the "Second Amendment") as further amended by that certain Third Amendment to
18 Development Agreement dated November 14, 2016 (the "Third Amendment") as further amended
19 by that certain side letter dated December 20, 2017 (the "Side Letter") and as further amended
20 and assigned by Original Developer to Icebox Pantry RE LLC (the "Developer") by that certain
21 Fourth Amendment to Development Agreement dated January 29, 2018 (the "Fourth
22 Amendment") and as further amended and that certain Fifth Amendment to Development
23 Agreement dated August 20, 2018 (the "Fifth Amendment" and collectively, with the Original
24 Development Agreement, the First Amendment, the Second Amendment, the Third Amendment,
25 the Side Letter, the Fourth Amendment and the Fifth Amendment, the "Development Agreement");
26 and

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28 WHEREAS, the Developer and the HBCRA desire to incorporate certain modifications
29 into the Development Agreement; and

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31 WHEREAS, the Board of Directors of the HBCRA desires to enter into the Sixth
32 Amendment to Development Agreement with the Developer substantially in the form attached
33 hereto as Exhibit "A" and by this reference made a part hereof.

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35 NOW, THEREFORE, BE IT RESOLVED BY THE CHAIR AND BOARD OF DIRECTORS
36 OF THE HALLANDALE BEACH COMMUNITY REDEVELOPMENT AGENCY:

37 Section 1. Recitals. The recitals in the whereas clauses are true and correct, and
38 incorporated into this Resolution.

39 Section 2. Approval of Sixth Amendment to Development Agreement. The Sixth
40 Amendment to Development Agreement with the Developer as attached hereto as Exhibit "A" is
41 hereby approved with such non-material changes as approved by the HBCRA Executive Director
42 and approved as to legal form and sufficiency by the HBCRA Attorney.

Section 3. Execution of Sixth Amendment to Development Agreement. The HBCRA Executive Director is hereby authorized to execute and deliver the Sixth Amendment to Development Agreement with the Developer.

Section 4. Implementation of Sixth Amendment to Development Agreement. The HBCRA Executive Director is hereby authorized to take all steps necessary and appropriate to implement the terms and conditions of the Sixth Amendment to Development Agreement with the Developer.

Section 5. Effective Date. This resolution shall take effect immediately upon approval.

PASSED AND ADOPTED by a _____ vote of the Board of the Hallandale Beach Community Redevelopment Agency, this 22nd day April, 2019.

ATTEST:

HALLANDALE BEACH COMMUNITY
REDEVELOPMENT AGENCY

JENORGEN M. GUILLEN, CMC
CRA CLERK

JOY D. ADAMS, CHAIR

APPROVED AS TO FORM:

FOX ROTHSCHILD LLP, CRA ATTORNEY