

1 EXHIBIT 1

2 RESOLUTION NO. 2020-

3 A RESOLUTION OF CHAIR AND BOARD OF DIRECTORS
4 OF THE HALLANDALE BEACH COMMUNITY
5 REDEVELOPMENT AGENCY, HALLANDALE BEACH,
6 FLORIDA, APPROVING AN AWARD OF A COMMERCIAL
7 FAÇADE IMPROVEMENT GRANT IN THE AMOUNT OF
8 \$20,000 TO CORNEL PROPERTY LLC FOR THE
9 RENOVATION OF THE PROPERTY LOCATED AT 217 N.W.
10 4TH AVENUE, HALLANDALE BEACH, FLORIDA;
11 AUTHORIZING THE EXECUTIVE DIRECTOR TO EXECUTE
12 THE GRANT AGREEMENT; AUTHORIZING THE
13 EXECUTIVE DIRECTOR TO TAKE ALL STEPS NECESSARY
14 AND APPROPRIATE TO IMPLEMENT THE TERMS AND
15 CONDITIONS OF THE GRANT AGREEMENT AND
16 DISBURSE THE GRANT; AND PROVIDING AN EFFECTIVE
17 DATE.

18 **WHEREAS**, the mission of the Hallandale Beach Community Redevelopment Agency
19 ("HBCRA") is to promote economic development and enhance the quality of life by eliminating
20 and preventing blighted conditions through the facilitation of community partnerships, business
21 growth, job creation, and neighborhood rehabilitation; and

22 **WHEREAS**, on February 20, 2018, the Board of Directors of the HBCRA approved new
23 Commercial Incentive Programs that include the Commercial Façade Improvement Grant
24 Program; and

25 **WHEREAS**, the HBCRA has received an application from Cornel Property LLC for a
26 Commercial Façade Improvement Grant for the renovation of real property located at 217 N.W.
27 4th Avenue, Hallandale Beach, Florida; and

28 **WHEREAS**, although the property is not located in a priority area, the Board of Directors
29 of the HBCRA desires to make a special exception to the Commercial Façade Improvement Grant
30 Program guidelines and award a Commercial Façade Improvement Grant in the amount of
31 \$20,000 to Cornel Property LLC.

32 **NOW, THEREFORE, BE IT RESOLVED BY THE CHAIR AND BOARD OF DIRECTORS**
33 **OF THE HALLANDALE BEACH COMMUNITY REDEVELOPMENT AGENCY:**

34 Section 1. Recitals. The recitals in the whereas clauses are true and correct, and
35 incorporated into this resolution.

36 Section 2. Award of Grant; Special Exception. The award of a Commercial Façade
37 Improvement Grant in the amount of \$20,000 to Cornel Property LLC is hereby approved with the

38 understanding that such award is a special exception to the Commercial Façade Improvement
39 Grant Program guidelines as the property is not located in a priority area.

40 Section 3. Negotiation and Execution of Grant Agreement. The Executive Director is
41 hereby authorized to negotiate and execute a Grant Agreement with Cornel Property LLC for a
42 Commercial Façade Improvement Grant in the amount of \$20,000.

43 Section 4. Implementation of Grant Agreement. The Executive Director is hereby
44 authorized to take all steps necessary and appropriate to implement the terms and conditions of
45 the Grant Agreement with to Cornel Property LLC including disbursement of the Grant in
46 accordance with the Grant Agreement.

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

48 PASSED AND ADOPTED by a _____ vote of the Board of the Hallandale
49 Beach Community Redevelopment Agency, this 18th day of May 2020.
50

ATTEST:

HALLANDALE BEACH COMMUNITY
REDEVELOPMENT AGENCY

JENORGEN M. GUILLEN,
CRA SECRETARY

JOY COOPER,
CHAIR

APPROVED AS TO FORM:

FINAL VOTE ON ADOPTION

FOX ROTHSCHILD LLP,
CRA ATTORNEY

Chair Cooper	_____
Vice Chair Javellana	_____
Director Butler	_____
Director Lazarow	_____
Director Lima-Taub	_____