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EXHIBIT 1
RESOLUTION NO. 2021- xx

A RESOLUTION OF THE CITY COMMISSION OF THE
CITY OF HALLANDALE BEACH, FLORIDA
SUPPORTING SENATE BILL 274 CREATING THE
CONDOMINIUM FRAUD INVESTIGATION PILOT
PROGRAM; AND PROVIDING FOR AN EFFECTIVE
DATE.

WHEREAS, the City of Hallandale Beach is home to over four hundred
condominium, cooperative and multi-family homeowner associations; and

WHEREAS, the City receives frequent and documented complaints relating from
residents of these associations; and

WHEREAS, the City passed Ordinance 2020-13, the Condominium Transparency
and Accountability Act,” in part, to attempt to address lack of transparency that can lead
to Condo fraud; and

WHEREAS, State statute preempts many of the tools local governments might
otherwise use to address condo fraud; and

WHEREAS, Senate Bill 274 would create a Condominium Fraud Investigation Pilot
Program within the Department of Legal Affairs in the Office of the Attorney General to
address the need for additional enforcement of condominium fraud and corruption
offenses; and

WHEREAS, the Mayor and City Commission believe that it is in the best interest
of the residents of the City of Hallandale Beach to Support Senate Bill 274.

NOW, THEREFORE, BE IT RESOLVED BY THE MAYOR AND THE CITY
COMMISSION OF THE CITY OF HALLANDALE BEACH, FLORIDA:

SECTION 1. The foregoing “Whereas” clauses are incorporated herein.

SECTION 2. The Mayor and City Commission hereby express their support Senate Bill 274, which would create a pilot program to address the need for additional enforcement of condominium fraud and corruption offenses. The City Clerk is directed to transmit this resolution to all appropriate entities.

SECTION 3. Effective Date. This Resolution shall take effect immediately upon its passage and adoption.

APPROVED AND ADOPTED this ____ day of _____ 2021.

JOY F. COOPER
MAYOR

SPONSORED BY: MAYOR JOY F. COOPER
AND COMMISSIONER ANABELLE LIMA-TAUB

ATTEST:

JENORGEN GUILLEN
CITY CLERK

APPROVED AS TO LEGAL SUFFICIENCY
AND FORM

JENNIFER MERINO
CITY ATTORNEY