

**MEETING OF THE FORT LAUDERDALE
COMMUNITY REDEVELOPMENT AGENCY
NORTHWEST-PROGRESSO FLAGLER HEIGHTS AND BEACH
8TH FLOOR CONFERENCE ROOM
CITY HALL
TUESDAY, OCTOBER 19, 2010 – 2:30 P.M.**

Chairman Seiler called the meeting to order at approximately 3:49 p.m. Roll was called and a quorum was present.

Present: Chairman John P. "Jack" Seiler
Vice Chair Romney Rogers
Member Bruce G. Roberts
Member Bobby B. DuBose
Member Charlotte E. Rodstrom

Also Present: George Gretsas, City Manager
John Herbst, City Auditor
Jonda K. Joseph, City Clerk
Harry A. Stewart, City Attorney
Alfred Battle, Director, Community Redevelopment Agency
(Northwest)
Donald Morris, Director Community Redevelopment Agency
(Beach)

1. Minutes of the September 21, 2010, Regular Meeting

Motion made by Member Roberts and seconded by Vice Chair Rogers to approve the minutes of the regular CRA meeting of September 21, 2010. YEAS: Members Roberts, Rodstrom and DuBose and Vice Chair Rogers and Chairman Seiler. NAYS: None.

2. Request for Funding and Budget Transfers – Fort Lauderdale Beach Park Wall Replacement and ADA Improvement Project (Memorandum 10-264)

Motion made by Member Roberts and seconded by Member Rodstrom to authorize the proper CRA Officials to 1) appropriate \$2,410,457.71 to fund the CRA portion of the contract award for Fort Lauderdale Beach Park Wall Replacement and ADA Improvement Project 11624 and 2) transfer \$1,752,682.71 from P00464.106 (Beach CRA Blanket Project) to P11264 (South Beach Wall Repairs) to fund that portion of project that has not already been allocated contingent upon approval of construction contract award by the City Commission on October 19, 2010 (Commission Agenda Report 10-1490). YEAS: Members Roberts, Rodstrom and DuBose and Vice Chair Rogers and Chairman Seiler. NAYS: None.

3. Spending Authorization for FY 2010-2011 CRA Operating Budget

Alfred Battle, Northwest Community Redevelopment Agency Director, advised that from the Northwest CRA's perspective, the budget spending request is the same as that presented in September. The Beach CRA request has been amended to remove all

special event requests except for a few. Donald Morris, Beach Community Redevelopment Agency Director, advised that three events were approved at the last meeting. The remaining events have been removed and may be discussed at the November 9 meeting. Based on discussion at that time, a transfer may come forward for consideration.

Chairman Seiler announced the special joint CRA meeting with the advisory board on November 9, 2010, 7 p.m., at the International Swimming Hall of Fame.

Motion made by Member Roberts and seconded by Member Rodstrom to authorize spending \$2,772,399 in CRA revenues for the operating budget of the Fort Lauderdale Community Redevelopment Agency for fiscal year 2010-2011. YEAS: Members Roberts, Rodstrom and Vice Chair Rogers and Chairman Seiler. NAYS: Member DuBose.

4. **Funding Request – Appropriation of \$54,733 in Beach CRA funds to cover a portion of costs to purchase holiday and centennial decorations for 2010 and 2011 (Memorandum 10-265)**

This item was removed from the agenda as it was already approved. In response to Member Roberts, Donald Morris, Beach Community Redevelopment Agency Director, advised that this is half of the total cost.

5. **Request to Transfer Funds – Avenue Lofts – Avenue Lofts Project (Memorandum 10-273)**

Alfred Battle, Northwest Community Redevelopment Agency Director, highlighted the item and recommended approval.

Motion made by Member DuBose and seconded by Member Roberts to authorize transfer \$185,429 from CRA Blanket Project 10015.106 to Avenue Lofts Project 11561.106 for fifth payment to Avenue Lofts development partnership based on the terms of the redevelopment agreement. YEAS: Members Roberts, Rodstrom and DuBose and Vice Chair Rogers and Chairman Seiler. NAYS: None.

6. **Request to Subordinate Mortgage – Dickey Consulting Services – 1027-1025 NW 6 Street (Midtown Commerce Center) (Memorandum 10-276)**

Alfred Battle, Northwest Community Redevelopment Agency Director, highlighted the item and recommended approval.

Vice Chair Rogers inquired about there being a current appraisal. Mr. Battle indicated there is a current appraisal but did not recall the amount. There was consensus to defer the item until that information could be furnished.

After reconvening at 9:24 p.m., the following action was taken:

Alfred Battle, Northwest Community Redevelopment Agency Director, noted this request is based on an 2008 appraisal with an appraised value of \$2,280,000. Combining the first mortgage loan of \$949,100 and the South Florida Regional Planning Council's loan

of \$300,000 and the City's loan through the CRA of \$300,000, the total is \$1.549 million. The appraisal is almost \$700,000 in excess of the loans at that time.

Motion made by Member DuBose and seconded by Vice Chair Rogers to execute a mortgage subordination agreement facilitating conversion of a construction loan to a permanent loan for property at 1027-1025 NW 6 Street (Midtown Commerce Center).

7. **Request to Transfer Funds – Craven Thompson & Associates – NE/NW 6 Street Streetscape Enhancement Project**

Motion made by Member DuBose and seconded by Member Rodstrom to authorize transfer of \$1,268,722 from CRA Blanket Project 10015.106 to NE/NW 6 Street Streetscape Enhancement Project 10448.106 for construction management services by Craven Thompson & Associates. YEAS: Members Roberts, Rodstrom and DuBose and Vice Chair Rogers and Chairman Seiler. NAYS: None.

8. **Spending Authorization for Contract Award – Eula Johnson Renovation Project – Tomasiou Enterprises, Inc.**

In response to Member Roberts, Alfred Battle, Northwest Community Redevelopment Agency Director, confirmed that \$265,000 was originally budgeted and the bids came in less.

Motion made by Member DuBose and seconded by Member Roberts to authorize expenditure of funds to award and execute contract with Tomasiou Enterprises, Inc., in the amount of \$185,200 for Eula Johnson House Renovation and Reuse Project 11521.106. YEAS: Members Roberts, Rodstrom and DuBose and Vice Chair Rogers and Chairman Seiler. NAYS: None.

9. **Old Business/New Business**

10. **Adjournment**

There being no further business to come before the board, the meeting recessed at 4 p.m. and reconvened in the chambers on the first floor at 9:24 p.m. to address Agenda Item 6 shown above and adjourned at 9:26 p.m.

John P. "Jack" Seiler
Chairman

ATTEST:

Jonda K. Joseph
City Clerk

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