AGENDA
COMMUNITY REDEVELOPMENT AGENCY
WORKSHOP – BUDGET ALLOCATIONS
MONDAY, SEPTEMBER 30, 2019 - 10:00 AM

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1. CALL TO ORDER/ROLL CALL

2. ITEMS FOR DISCUSSION

1. FY2020 Budget: Unallocated Funds- Potential Project(s)

2. Budget strategy beyond FY2020

3. ADJOURNMENT

DANIA BEACH
COMMUNITY REDEVELOPMENT AGENCY

100 W. Dania Beach Blvd.
Dania Beach, Florida 33004

tel (954) 924-6801
fax (954) 921-2604
www.DaniaBeachCRA.org

To: Chair, Vice Chair and Board of Directors

From: Rickelle Williams, Executive Director

Date: September 30, 2019

Re: FY2020 Unallocated Funds - Potential Project(s)

Background

In accordance with Florida Statutes Chapter 189.016, the governing body of the Dania Beach Community Redevelopment Agency (CRA), operating as a special district, adopted the Fiscal Year 2020 budget by resolution at a Special Meeting of the CRA Board held on September 12, 2019. The CRA Board determined that several line items for projects be reduced or removed from the budget. These projects included the following as outlined in the attached budget amendment:

1. Expanded Holiday Lighting (reduced)
2. Travel and Training (reduced)
3. Pride Events and Sponsorship (removed)
4. Bike Sharing Program (removed)
5. Wrestling Entertainment at Arts and Seafood Celebration (removed)
6. 115th Birthday Celebration at Dania After Dark (removed)
7. Garage Mural Project (removed)
8. Fort Lauderdale International Film Festival Sponsorship (removed)

As a result, CRA staff has suspended or modified preparation for these projects. At the Special Meeting, the CRA Board identified Fifteen Thousand Three Hundred Eighty Dollars ($15,380.00) in unallocated funds and decided to discuss how these funds should be utilized at this workshop. The funds are currently budgeted in the Other Uses Reserve for CRA Account (106-52-01-552-99-80).

Current Situation

The CRA Board has the opportunity to revisit previously discussed projects or consider other options. The CRA Board may determine that the funds are to be used to fully or partially fund one or more projects or remain unallocated.

Fiscal Impact

There is no fiscal impact unless the CRA Board decides to earmark the Fifteen Thousand Three Hundred Eighty Dollars ($15,380.00) for a project or projects. Funds that remain unallocated will remain in the Reserve Account.

Recommendation

It is recommended that the CRA Board determine how the funds should be allocated or decide to leave the funds unallocated.

Attachment

FY2020 Budget Amendments

Dania Beach Community Redevelopment Agency
Amendments to FY2020 Proposed Budget - September 12, 2019

		Increase	Decrease
1	Amendment for Funding from City of Dania Beach General Fund		
	Increase to Other Sources: Non-Operating Transfer from General Fund (00-00-381-00-01)	307,450	
2	Amendment to Expanded Holiday Lighting		
	Decrease to Professional Services CRA - Redevelopment (106-02-552-31-42)		(38,500)
3	Amendment to CRA Board Travel and Training		
	Decrease to Travel and Per Diem Training (106-52-01-552-40-10)		(5,000)
4	Amendment to Pride Events and Sponsorship		
	Decrease to Professional Services CRA - Redevelopment (106-52-02-552-31-42)		(11,500)
5	Amendment to Bike Sharing Program		
	Decrease to Professional Services CRA - Redevelopment (106-52-02-552-31-42)		(20,000)
6	Amendment to Wrestling Entertainment at Arts and Seafood Celebration		
	Decrease to Promotional Activities Seafood Festival (106-52-01-552-48-14)		(10,000)
7	Amendment to 115th Birthday at Dania After Dark		
	Decrease to Professional Services CRA - Redevelopment (106-52-02-552-31-42)		(10,000)
8	Amendment to Garage Mural Project		
	Decrease to Professional Services CRA - Redevelopment (106-52-02-552-31-42)		(30,000)
9	Amendment to Decorative Crosswalk Project		
	Decrease to Professional Services CRA - Redevelopment (106-52-02-552-31-42)		(45,000)
10	Amendment to FTL International Film Festival Sponsorship		
	Decrease to Professional Activities General (106-52-02-552-48-10)		(5,000)

11	Increase to Other Uses Reserve for CRA (106-52-01-552-99-80)	15,380

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To: Chair, Vice Chair and Board of Directors

From: Rickelle Williams, Executive Director

Date: September 30, 2019

Re: Budget strategy beyond Fiscal Year 2020

The mandate, duty and intention of the CRA is to promote redevelopment through projects, programs and initiatives within the parameters of Florida Statutes Chapter 163 Part III that meet the growing needs of the residents and businesses in the Redevelopment Area. The desire of the CRA Executive Director is to propose a balanced budget. To achieve this, the CRA must be funded at an appropriate level. The CRA Board has adopted or requested programs that are capital in nature and that require funding beyond what has become the standard level of annual funding. The CRA has reached an inflection point, whereas a defined funding strategy must be upheld to clearly define how the CRA will be funded to reflect growth. Absent of this, the CRA Board and staff will not be able to plan for the future in a sustainable and fiscally responsible fashion.

Current Situation

At the September 12, 2019 Special Meeting of the Dania Beach Community Redevelopment Agency (CRA), the CRA Board adopted the Fiscal Year 2020 Budget. As with the budget workshop held on September 11, 2019, the CRA Board discussed several matters regarding the budget and determined that a workshop was needed to address future funding for the CRA. Some of the matters discussed leading to the request for this workshop included:

1) City of Dania Beach annual funding proposed by the City Manager has remained constant since 2015, reflecting no growth. The origin of this static funding amount has not been identified or relayed to the CRA Executive Director. (see Table 1: Annual Funding)
2) Net growth in personnel costs since 2014 is $125,344.83. With no growth in annual funding, the rise in personnel costs has reduced the funding available for redevelopment initiatives. (see Table 2a and Table 2b)
3) For FY2019 and FY2020 budgets, the CRA Executive Director requested additional funding for new or ongoing projects, as approved or requested by the CRA Board, requiring an increase in funding whether via General Fund, reserves or a combination. (see Table 1: Other Contributions per City Commission)
4) The CRA Board and City Commission decided to reduce or eliminate budget items from both the CRA and City budgets to avoid allocating funds from the City of Dania Beach reserves for the FY2020 Budget.

Table 1: General Fund Allocation Historical Activity

	City Manager Proposed Budget	Estiamted Actuals 2019	Actuals FY 2018	Actuals FY2017	Actuals FY2016	Actuals FY2015	Actuals FY 2014
Administrative Cost Allocation	$ 247,098	$ 233,080	$ 224,331	$ 279,170	$ 279,170	$ 279,170	$ 279,170
Annual Funding	$ 822,150	$ 822,150	$ 822,150	$ 822,150	$ 822,150	$ 822,150	$ 822,150
Annual Funding New Position (2015)	$ 57,850	$ 57,850	$ 57,850	$ 57,850	$ 57,850	$ 57,850	$ -
Contribution to Arts & Seafood Celebration	$ 10,000	$ 10,000	$ 10,000	$ 10,000	$ 10,000	$ 10,000	$ 10,000
Broward County Debt Service	$ -	$ -	$ 250,000	$ -	$ -	$ -	$ -
Other Contributions per City Commission	$ 307,450	$ 220,227	$ -	$ -	$ -	$ -	$ -
Total CRA Contribution from General Fund	$ 1,444,548	$ 1,343,307	$ 1,364,331	$ 1,169,170	$ 1,169,170	$ 1,169,170	$ 1,111,320

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Table 2a: Personnel Cost Historical Activity

Personnel Services Expense	Adopted FY2020	YTD thru Aug. 3, 2019	Actuals FY 2018	Actuals FY2017	Actuals FY2016	Actuals FY2015	Actuals FY 2014
Salaries and Wages Full-Time	$ 343,312.40	$ 255,189.00	$ 262,754.18	$ 184,119.34	$ 176,960.33	$237,457.12	$ 241,047.56
Salaries and Wages Part-Time (FRS Eligible)	$ 25,953.96	$ 13,531.00	$ 11,542.00	$ 614.59	$ 836.49	$ -	$ -
Salaries and Wages Expense Allowance	$ 6,000.02	$ 4,929.00	$ 5,225.30	$ -	$ -	$ 3,626.39	$ 6,065.95
Salaries and Wages Cell Phone Stipend	$ 959.92	$ 789.00	$ 899.27	$ 481.28	$ 482.60	$ 154.27	$ -
Overtime Regular	$ 4,000.00	$ 2,353.00	$ 547.93	$ 4,920.64	$ 9,463.63	$ 2,379.19	$ 6,439.97
Special Pay Accrued Leave Buyback	$ 1,929.64	$ 172.54	$ 17,928.56	$ 354.20	$ 297.85	$ 30,670.93	$ 375.75
FICA Taxes	$ 23,610.10	$ 16,036.00	$ 17,168.97	$ 11,011.32	$ 10,959.04	$ 16,256.45	$ 15,414.48
FICA Medicare	$ 5,521.71	$ 3,750.00	$ 4,015.32	$ 2,575.25	$ 2,562.99	$ 3,835.30	$ 3,629.43
Retirement Contributions FRS Pension	$ 54,992.44	$ 37,590.00	$ 37,494.21	$ 12,522.29	$ 10,788.30	$ 25,151.96	$ 25,955.61
Retirement Contributions City Pension	$ -	$ -	$ -	$ -	$ -	$ -	$ -
Retirement Contributions Deferred Comp Mat	$ 6,305.03	$ 4,538.00	$ 4,537.95	$ 7,755.39	$ 8,781.32	$ 9,778.00	$ 9,568.82
Life and Health Insurance	$ 71,605.56	$ 50,815.00	$ 54,622.08	$ 47,352.05	$ 50,386.07	$ 57,960.31	$ 52,180.04
Worker's Compensation Premium	$ 384.59	$ 503.00	$ 582.68	$ 1,434.93	$ 1,286.39	$ -	$ 702.93
Total Personnel Services Expense	$ 544,575.37	$ 390,195.54	$ 417,318.45	$ 273,141.28	$ 272,805.01	$387,269.92	$ 361,380.54

Table 2b: Net Growth in Personnel Costs Since 2014

FY 2020 Adopted Personnel Costs	$ 544,575.37
FY 2014 Actual Personnel Costs	$ 361,380.54
Personnel Increase 2014-2020	$ 183,194.83
Less Previous Increase in Annual Funding for	$ (57,850.00)
Differential	$ 125,344.83

Recommendation

Tax increment financing is a unique tool available to CRA's for redevelopment activities as outlined in Florida Statutes Chapter 163 Part III. It is used to leverage public funds to promote private sector activity in the targeted area. The dollar value of all real property in the Community Redevelopment Area is determined as of a fixed date "base year" or frozen value. The base year of the original Dania Beach CRA is 2004 and 2009 for the expanded CRA. Taxing authorities, who contribute to the tax increment, continue to receive property tax revenues based on the frozen value. These frozen value revenues go to their general funds and are available for general government purposes. However, any tax revenues from increases in real property value, referred to as "increment," are deposited into the Community Redevelopment Agency Trust Fund and dedicated to the redevelopment area. These funds are then used for redevelopment activities such as for business incentives, commercial property improvement grants, residential and neighborhood improvement programs, marketing, economic development and other redevelopment initiatives that the CRA Board chooses.

The TIF funding model is ideal in order to clearly define how and at what level the CRA should be funded on an annual basis. In fact, on January 14, 2011, on second reading, the Dania Beach City Commission adopted Ordinance No. 2011-002 (see attached) providing for a covenant to budget and appropriate legally available funds to pay an amount equal to the City's annual contribution to the tax increment financing (TIF) of the CRA for the term of the CRA. However, the City of Dania Beach has been utilizing a General Fund allocation in-lieu of TIF model to fund the CRA. As noted in the attached agenda memo of the Ordinance:

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"Florida Statutes Chapter 163 Part III identifies TIF as one of the funding mechanisms that a CRA is able to use in order to conduct activities related to redevelopment and revitalization. TIF is generally received from the various taxing districts that comprise a community redevelopment area. These taxing districts may include the county, city, schools and hospital districts. Between 2002 and 2004, Broward County created a program called the Redevelopment Capital Program (RCP) which was designed to end the county's contribution of TIF to future CRA's but allow for a project by project allocation of funds. Dania Beach signed an Interlocal Agreement in 2004 as part of an agreement with Broward County to create the CRA. The CRA retained all the rights and powers of a CRA under Florida Statues Chapter 163 Part III but would not have any ongoing financial contribution from the county, hospital or school districts."

It is very common for CRA's to receive TIF funding from the city in which they were created. The city is usually one (1) of the taxing authorities in addition to the county that fund a CRA under a TIF model. In fact, the city TIF revenue is typically larger than that of the county, regardless of the size of the CRA's overall budget. A CRA can receive City TIF without receiving County TIF and vice versa. See a sampling of budgets from CRA's in the region in Table 3 below:

Table 3: CRA budgets from Tri-County Area

CRA	Dania Beach CRA	Hollywood CRA	Delray Beach CRA	Lake Worth CRA	Riviera Beach CRA	Florida City CRA	Homestead CRA	Omni CRA (City of Miami)	South Miami CRA	Overtown Park West CRA (City of Miami)
FY2019 Budget	$ 2,219,097.00	$ 81,832,951.00	$ 34,447,582.00	$ 4,484,495.00	$ 12,552,057.00	$ 5,841,496.00	$ 3,691,135.00	$ 43,907,989.00	$ 3,443,980.00	$ 55,797,553.00
Funding Source	City General Fund - $1.3M County TIF - N/A Carry forward Fund Balance - $639k	City TIF - $24.2M County TIF- $17.7M Carry Forward Fund Balance - $38M Other $1.8M	City TIF - $13M County TIF- $9M Carry Forward Fund Balance - $6.9M Other - $5.1M	City TIF - $1.54M County TIF- $1.34M Carry Forward Fund Balance - $655k Other - $940k	City TIF - $5.4M County TIF- $3M Carry Forward Fund Balance - $4M Other - $50k	City TIF - $1.2M County TIF- $794k Carry Forward Fund Balance - $3.4M Other - $420k	City TIF - $1.54M County TIF- $1.2M Carry Forward Fund Balance - $923k Other - $27K	City TIF - $11.9M County TIF- $7.3M Carry Forward Fund Balance - $11.7M Other - $13M	City TIF - $739k County TIF- $802k Carry Forward Fund Balance - $1.86M Other $37k	City TIF - $11.6M County TIF- $7.2M Carry Forward Fund Balance - $24M Other - $13M

As mentioned at the August 27, 2019 CRA Board meeting, the CRA funding request for FY2020 was significantly lower than the City TIF portion that the City of Dania Beach would contribute under a TIF model. Based on the adopted FY2020 Budget, the CRA is receiving $1.4 Million in funding from the City of Dania Beach while the calculated City TIF contribution, based on incremental increases to the taxable values in the Redevelopment Area, is $2.6 Million, a difference of about $1.2 Million. Using a conservative forecast for FY2021, the estimated City TIF will be $2.8 Million. The FY2020 level of General Fund contribution is about one half of the projected City TIF for FY2021. As both the City and CRA are expected to see growth in taxable values in future years within and outside the Redevelopment Area, a clear plan for funding the CRA is needed.

Benefits of upholding a TIF funding and budget strategy include:

1) **Less Ambiguity:** More certainty surrounding what the contribution from the City will be---this will facilitate prudent short-term and long-term planning and budgeting;
2) **Justifiable Contribution:** Budget is defined based on formula of incremental increases to the taxable value rather than arbitrary allocations;
3) **Compliance:** Brings City of Dania Beach in compliance with adopted Ordinance No. 2011-002;
4) **Performance Based:** Incentivizes the CRA to pursue, encourage, and promote redevelopment;
5) **Carry Forward Fund Balance:** Funds not utilized in a particular Fiscal Year may be carried forward—opportunity to steadily increase budget for larger special projects, grant matches and partnership opportunities as they arise in the future; and
6) **CRA Reserves/Contingency:** CRA can begin to accumulate the adequate level of reserves in preparation for changes in the economy, emergencies and unforeseen circumstances that can affect operations and programs. Current reserve of $40,380.00 is only 1.7 percent of the overall budget of $2.36 Million. For example, as best practice, the Government Finance Officers Association recommends that between 16 and 25 percent of General Fund expenditures be allocated in reserves.

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Fiscal Impact

The fiscal impact of implementing the TIF model in FY2021 will mean an estimated increase of $1.4 Million above the current level of funding.

Attachments

Personnel Cost Analysis and City Contribution
Budget History with Adopted FY2020 Budget
Adopted Line Item Budget FY2020
Agenda Memo – City of Dania Beach Ordinance No. 2011-002
City of Dania Beach Ordinance No. 2011-002
Tax Increment Financing – Dania Beach CRA

Fund 106 (Community Redevelopment Agency)

CRA Personnel Cost Analysis and Annual City Contributions

EXPENSE			Executive Director Proposal FY 2020	Historical Activity: YTD thru August 3, 2019 FY 2019	(3) Actuals FY 2018	Actuals FY 2017	Actuals FY 2016	Actuals FY 2015	Actuals FY 2014	Actuals FY 2013	Actuals FY 2012	Actuals FY 2011
10 Personal Services												
(1)	12-10	Salaries and Wages Full-Time	$ 343,312.40	$ 255,189.00	$ 262,754.18	$ 184,119.34	$ 176,960.33	$ 237,457.12	$ 241,047.56	$ 219,503.38	$ 217,971.92	$ 177,968.00
(2)	12-11	Salaries and Wages Part-Time (FRS Eligible)	25,953.96	13,531.00	11,542.00	614.59	836.49	-	-	-	-	-
	12-13	Salaries and Wages Expense Allowance	6,000.02	4,929.00	5,225.30	-	-	3,626.39	6,065.95	-	-	-
	12-14	Salaries and Wages Cell Phone Stipend	959.92	789.00	899.27	481.28	482.60	154.27	-	-	-	-
	14-10	Overtime Regular	4,000.00	2,353.00	547.93	4,920.64	9,463.63	2,379.19	6,439.97	1,942.72	126.82	-
	15-15	Special Pay Accrued Leave Buyback	1,929.64	172.54	17,928.56	354.20	297.85	30,670.93	375.75	5,222.37	-	154.00
	21-10	FICA Taxes	23,610.10	16,036.00	17,168.97	11,011.32	10,959.04	16,256.45	15,414.48	13,605.17	13,892.93	11,195.00
	21-20	FICA Medicare	5,521.71	3,750.00	4,015.32	2,575.25	2,562.99	3,835.30	3,629.43	3,278.88	3,268.53	2,717.00
	22-20	Retirement Contributions FRS Pension	54,992.44	37,590.00	37,494.21	12,522.29	10,788.30	25,151.96	25,955.61	15,057.41	12,269.00	-
		Retirement Contributions City Pension	-	-	-	-	-	-	-	-	-	19,889.00
	22-30	Retirement Contributions Deferred Comp Match	6,305.03	4,538.00	4,537.95	7,755.39	8,781.32	9,778.00	9,568.82	6,069.79	3,555.00	933.00
	23-10	Life and Health Insurance	71,605.56	50,815.00	54,622.08	47,352.05	50,386.07	57,960.31	52,180.04	58,303.20	59,282.00	66,832.00
	24-10	Workers' Compensation Premium	384.59	503.00	582.68	1,434.93	1,286.39	-	702.93	672.29	732.64	930.44
TOTAL PERSONNEL SERVICES EXPENSE			**$ 544,575.37**	**$ 390,195.54**	**$ 417,318.45**	**$ 273,141.28**	**$ 272,805.01**	**$ 387,269.92**	**$ 361,380.54**	**$ 323,655.21**	**$ 311,098.84**	**$ 280,618.44**

Notes:

(1) FY 2015 = Full-time Administrative Assistant was added; FY 2016-2017 = Administrative Assistant was promoted to CRA Coordinator and Director position was contracted.

(2) FY 2018 = Part-time Administrative Assistant was added. FY 2020 Proposed = Part-time Administrative Assistant weekly hours increased from 20 to 28.

(3) FY 2019 Personnel Services expense for FY 2019 is estimated at $468,235.

NET GROWTH IN PERSONNEL COSTS SINCE 2014	
FY 2020 Proposed Personnel Costs	$ 544,575.37
FY 2014 Actual Personnel Costs	361,380.54
Personnel Increase 2014-2020	$ 183,194.83
Less Previous Increase in Annual Funding for Administrative Assistant	(57,850.00)
DIFFERENTIAL	**$ 125,344.83**

CRA Contributions from the General Fund	Executive Director Proposal FY 2020	Historical Activity: Estimated Actuals FY 2019	Actuals FY 2018	Actuals FY 2017	Actuals FY 2016	Actuals FY 2015	Actuals FY 2014	Actuals FY 2013	Actuals FY 2012	Actuals FY 2011
Admin Allocation	$ 247,098.00	$ 233,080.00	$ 224,331.00	$ 279,170.00	$ 279,170.00	$ 279,170.00	$ 279,170.00	$ -	$ 261,867.00	$ -
Annual Funding	822,150.00	822,150.00	822,150.00	822,150.00	822,150.00	822,150.00	822,150.00	822,150.00	1,030,838.00	822,150.00
Annual Funding (New Positions)	57,850.00	57,850.00	57,850.00	57,850.00	57,850.00	57,850.00	-	-	-	-
Contribution to the Dania Beach Arts & Seafood Celebration	10,000.00	10,000.00	10,000.00	10,000.00	10,000.00	10,000.00	10,000.00	8,312.00	-	-
Broward County Debt Service	-	-	250,000.00	-	-	-	-	-	-	-
Other Contributions per City Commission (Projects)	307,450.00	220,227.00	-	-	-	-	-	-	800,823.00	-
TOTAL CRA CONTRIBUTIONS FROM THE GENERAL FUND	**$ 1,444,548.00**	**$ 1,343,307.00**	**$ 1,364,331.00**	**$ 1,169,170.00**	**$ 1,169,170.00**	**$ 1,169,170.00**	**$ 1,111,320.00**	**$ 830,462.00**	**$ 2,093,528.00**	**$ 822,150.00**
Less Personnel Services Expenses	(544,575.37)	(468,235.00)	(417,318.45)	(273,141.28)	(272,805.01)	(387,269.92)	(361,380.54)	(323,655.21)	(311,098.84)	(280,618.44)
Less Admin Allocations	(247,098.00)	(233,080.00)	(224,331.00)	(279,170.00)	(279,170.00)	(279,170.00)	(279,170.00)	-	(261,867.00)	-
Less Broward County Debt Service	-	-	(250,000.00)	-	-	-	-	-	-	-
NET CRA CONTRIBUTIONS AVAILABLE FOR REDEVELOPMENT ACTIVITIES	**$ 652,874.63**	**$ 641,992.00**	**$ 472,681.55**	**$ 616,858.72**	**$ 617,194.99**	**$ 502,730.08**	**$ 470,769.46**	**$ 506,806.79**	**$ 1,520,562.16**	**$ 541,531.56**

Fund 106 (Community Redevelopment Agency)

Historical Budget/Actuals - FY 2020 Roll-up by Line-item

		Executive Director Proposal FY 2020	Amended Budget FY 2019	Actuals FY 2018	Actuals FY 2017
REVENUE					
Department 00 - Revenues					
361-10-01	Interest and Other Earnings Interest Operating Interest	$ 16,500.00	$ 10,300.00	$ 10,771.00	$ 19,031.88
369-90-00	Miscellaneous Revenues Miscellaneous Seafood Festival	125,000.00	75,000.00	62,295.31	58,903.66
369-90-01	Miscellaneous Revenues Miscellaneous All	142,000.00	100,000.00	1,188.50	100.00
369-90-06	Miscellaneous Revenues Miscellaneous Community Foundation Grant	-	-	32,000.00	-
381-00-01	Other Sources: Non-Operating Transfer from General Fund	1,444,548.00	1,343,307.00	1,364,331.00	1,169,170.00
389-90-01	Other Sources: Non-Operating Re-Appropriations Appropriated Fund Balance	450,000.00	639,870.00	-	-
389-90-14	Other Sources: Non-Operating Re-Appropriations Tranpsortation Impact Fees	-	50,620.00	-	-
TOTAL REVENUE		**$ 2,178,048.00**	**$ 2,219,097.00**	**$ 1,470,585.81**	**$ 1,247,205.54**
EXPENSE					
Department 52 - CRA					
12-10	Salaries and Wages Full-Time	$ 343,312.40	319,582.00	262,754.18	184,119.34
12-11	Salaries and Wages Part-Time (FRS Eligible)	25,953.96	16,287.00	11,542.00	614.59
12-13	Salaries and Wages Expense Allowance	6,000.02	6,001.00	5,225.30	-
12-14	Salaries and Wages Cell Phone Stipend	959.92	960.00	899.27	481.28
14-10	Overtime Regular	4,000.00	4,500.00	547.93	4,920.64
15-15	Special Pay Accrued Leave Buyback	1,929.64	1,441.00	17,928.56	354.20
21-10	FICA Taxes	23,610.10	21,552.00	17,168.97	11,011.32
21-20	FICA Medicare	5,521.71	5,041.00	4,015.32	2,575.25
22-20	Retirement Contributions FRS Pension	54,992.44	46,337.00	37,494.21	12,522.29
22-30	Retirement Contributions Deferred Compensation Match	6,305.03	5,878.00	4,537.95	7,755.39
23-10	Life and Health Insurance Insurance	71,605.56	76,170.00	54,622.08	47,352.05
24-10	Workers' Compensation Premium	384.59	840.00	582.68	1,434.93
31-10	Prof. Services General	286,601.00	214,900.00	137,001.18	324,985.40
31-20	Prof. Services Legal	35,000.00	50,000.00	3,784.00	12,793.02
31-41	Prof. Services CRA - Marketing/PR	48,050.00	45,650.00	21,945.65	14,202.36
31-42	Prof. Services CRA - Redevelopment Initiatives	358,250.00	281,750.00	28,002.79	74,433.53
34-10	Contractual Services General	30,000.00	-	-	10,358.00
40-10	Travel and Per Diem Training and Per Diem	30,400.00	18,000.00	14,903.57	8,681.89
41-10	Communications Services Telephone	2,000.00	2,000.00	853.85	1,514.55
42-10	Freight & Postage Services Freight & Postage	4,000.00	2,000.00	195.87	753.72
46-30	Repair & Maint. Services Vehicles	1,800.00	-	-	-
47-10	Printing and Binding General	2,000.00	4,000.00	16.98	547.95
48-10	Promotional Activities General	20,742.00	18,300.00	36,872.76	8,471.82
48-14	Promotional Activities Seafood Festival	150,000.00	169,000.00	125,378.90	179,201.91

Fund 106 (Community Redevelopment Agency)

Historical Budget/Actuals - FY 2020 Roll-up by Line-item

		Executive Director Proposal FY 2020	Amended Budget FY 2019	Actuals FY 2018	Actuals FY 2017
48-16	Promotional Activities Community Foundation Grant	-	47,000.00	5,000.00	-
49-20	Other Current Charges/Obligations Legal & Display Advertising	2,860.00	1,360.00	348.50	348.50
51-10	Office Supplies General	4,000.00	5,740.00	6,751.00	2,360.41
52-10	Operating Supplies Gasoline and Diesel Fuel	1,500.00	-	-	-
52-20	Operating Supplies Miscellaneous	1,450.00	6,300.00	951.13	1,181.35
52-30	Operating Supplies Software	600.00	830.00	-	-
54-10	Books/Publications, Memberships, Subscriptions Books & Subscriptions	6,715.00	5,240.00	500.00	-
54-20	Books/Publications, Memberships, Subscriptions Memberships	5,690.00	5,040.00	5,000.00	5,294.53
63-41	Infrastructure CRA Streetscape Enhancements	-	143,000.00	-	6,620.70
63-42	Infrastructure CRA Landscaping Enhancements	2,000.00	-	-	-
63-43	Infrastructure CRA Parks Improvements	-	-	-	1,364.36
64-20	M&E Vehicles	-	32,000.00	-	-
71-10	Debt Service Principal All Other Principal	250,000.00	250,000.00	-	-
91-00	Intragovernmental Transfers Out General Fund	247,098.00	233,080.00	224,331.00	279,170.00
91-11	Intragovernmental Transfers Out CRA Community Gardens PATCH	102,336.00	154,318.00	55,000.00	120,000.00
99-80	Other Uses Reserve for CRA	40,380.63	25,000.00	-	-
TOTAL EXPENSE		**$ 2,178,048.00**	**$ 2,219,097.00**	**$ 1,084,155.63**	**$ 1,325,425.28**

Fund 106 - Community Redevelopment Agency Totals				
REVENUE	**$ 2,178,048.00**	**$ 2,219,097.00**	**$ 1,470,585.81**	**$ 1,247,205.54**
EXPENSE	**$ 2,178,048.00**	**$ 2,219,097.00**	**$ 1,084,155.63**	**$ 1,325,425.28**
SURPLUS/(DEFICIT)	**$ -**	**$ -**	**$ 386,430.18**	**$ (78,219.74)**

Fund 112 (CRA Community Gardens PATCH)

Historical Budget/Actuals - FY 2020 Roll-up by Line-item

		Executive Director Proposal FY 2020	Amended Budget FY 2019	Actuals FY 2018	Actuals FY 2017
REVENUE					
Department 00 - Revenues					
369-90-01	Miscellaneous Revenues Miscellaneous All	$ -	$ -	$ 28,111.04	$ 14,600.00
369-90-03	Miscellaneous Revenues Miscellaneous Florida Organic Growers	-	-	-	3,653.45
369-90-05	Miscellaneous Revenues Miscellaneous Community Garden Patch Sales	25,000.00	25,000.00	19,672.17	17,858.06
369-90-07	Miscellaneous Revenues Miscellaneous DeLuca Grant	-	59,500.00	-	-
381-01-06	Other Sources: Non-Operating Transfer from CRA	102,336.00	154,318.00	55,000.00	120,000.00
389-90-01	Other Sources: Non-Operating Re-Appropriations Appropriated Fund Balance	55,000.00	20,200.00	-	-
389-90-17	Other Sources: Non-Operating Re-Appropriations USDA Grant	-	187,621.00	-	-
TOTAL REVENUE		**$ 182,336.00**	**$ 446,639.00**	**$ 102,783.21**	**$ 156,111.51**
EXPENSE					
Department 52 - CRA					
12-11	Salaries and Wages Part-Time (FRS Eligible)	$ 67,093.34	$ 70,230.00	$ 50,710.23	$ 48,356.75
14-10	Overtime Regular	-	-	398.87	2,357.64
21-10	FICA Taxes	4,159.79	4,355.00	3,073.71	3,053.73
21-20	FICA Medicare	972.85	1,019.00	718.87	714.16
22-20	Retirement Contributions FRS Pension	5,682.84	5,802.00	4,096.76	3,715.57
24-10	Workers' Compensation Premium	1,778.07	2,209.00	1,107.08	228.32
31-10	Prof. Services General	18,500.00	138,952.00	72,795.46	8,652.13
34-10	Contractual Services General	-	60,500.00	-	-
34-20	Contractual Services Merchant Card Processing Fees	1,400.00	850.00	878.61	738.86
40-10	Travel and Per Diem Training and Per Diem	3,000.00	3,931.00	-	-
41-10	Communications Services Telephone	300.00	300.00	216.42	36.07
43-10	Utility Services Water	7,300.00	7,000.00	5,965.06	6,642.42
43-20	Utility Services Electricity	1,200.00	1,200.00	902.82	147.58
44-10	Rentals and Leases Equipment	5,000.00	5,500.00	4,442.30	4,598.38
44-20	Rentals and Leases Trailers	-	24,443.00	-	-
46-10	Repair & Maint. Services Equipment	2,000.00	2,500.00	477.19	-
46-30	Repair & Maint. Services Vehicles	4,200.00	500.00	-	-
46-50	Repair & Maint. Services Grounds	10,000.00	11,848.00	10,040.32	11,148.36
46-70	Repair & Maint. Services Utilities	-	-	1,800.00	3,400.00
47-10	Printing and Binding General	2,000.00	2,800.00	122.00	-
48-10	Promotional Activities General	14,000.00	16,000.00	12,000.00	8,791.15
49-30	Other Current Charges/Obligations Permits & Licenses	900.00	850.00	-	446.00
51-10	Office Supplies General	350.00	350.00	-	-

Fund 112 (CRA Community Gardens PATCH)

Historical Budget/Actuals - FY 2020 Roll-up by Line-item

		Executive Director Proposal FY 2020	Amended Budget FY 2019	Actuals FY 2018	Actuals FY 2017
52-06	Operating Supplies Cost of Goods Sold (Patch)	12,500.00	12,500.00	9,933.86	11,082.82
52-10	Operating Supplies Gasoline and Diesel Fuel	3,500.00	500.00	-	-
52-20	Operating Supplies Miscellaneous	16,499.11	42,500.00	20,024.41	20,147.89
62-10	Buildings Buildings	-	-	-	6,058.00
64-20	M&E Vehicles	-	25,000.00	-	-
99-10	Other Uses Contingency	-	5,000.00	-	-
TOTAL EXPENSE		**$ 182,336.00**	**$ 446,639.00**	**$ 199,703.97**	**$ 140,315.83**

Fund 112 - CRA Community Gardens PATCH				
REVENUE	**$ 182,336.00**	**$ 446,639.00**	**$ 102,783.21**	**$ 156,111.51**
EXPENSE	**$ 182,336.00**	**$ 446,639.00**	**$ 199,703.97**	**$ 140,315.83**
SURPLUS/(DEFICIT)	**$ -**	**$ -**	**$ (96,920.76)**	**$ 15,795.68**

Community Redevelopment Agency

FY 2020 Budget Rollup by Fund

			Executive Director Proposal FY 2020
REVENUE			
	Fund 106	Community Redevelopment Agency	$ 2,178,048.00
	Fund 112	CRA Community Gardens PATCH	182,336.00
TOTAL REVENUE			**$ 2,360,384.00**
EXPENSE			
	Fund 106	Community Redevelopment Agency	$ 2,178,048.00
	Fund 112	CRA Community Gardens PATCH	182,336.00
TOTAL EXPENSE			**$ 2,360,384.00**
SURPLUS/(DEFICIT)			**$ -**

Fund 106 (Community Redevelopment Agency)

FY 2020 Line-item Budget by Division

		Executive Director Proposal FY 2020
REVENUE		
Department 00 - Revenues		
Division 00 - Non-Dep.		
361-10-01	Interest and Other Earnings Interest Operating Interest	$ 16,500.00
369-90-00	Miscellaneous Revenues Miscellaneous Seafood Festival	125,000.00
369-90-01	Miscellaneous Revenues Miscellaneous All	142,000.00
381-00-01	Other Sources: Non-Operating Transfer from General Fund	1,444,548.00
389-90-01	Other Sources: Non-Operating Re-Appropriations Appropriated Fund Balance	450,000.00
TOTAL REVENUE		**$ 2,178,048.00**
EXPENSE		
Department 52 - CRA		
Division 01 - Admin		
Activity 552 - Industry Development		
12-10	Salaries and Wages Full-Time	$ 343,312.40
12-11	Salaries and Wages Part-Time (FRS Eligible)	25,953.96
12-13	Salaries and Wages Expense Allowance	6,000.02
12-14	Salaries and Wages Cell Phone Stipend	959.92
14-10	Overtime Regular	4,000.00
15-15	Special Pay Accrued Leave Buyback	1,929.64
21-10	FICA Taxes	23,610.10
21-20	FICA Medicare	5,521.71
22-20	Retirement Contributions FRS Pension	54,992.44
22-30	Retirement Contributions Deferred Compensation Match	6,305.03
23-10	Life and Health Insurance Insurance	71,605.56
24-10	Workers' Compensation Premium	384.59

Fund 106 (Community Redevelopment Agency)

FY 2020 Line-item Budget by Division

		Executive Director Proposal FY 2020	
31-10	Prof. Services General	152,200.00	
31-20	Prof. Services Legal	35,000.00	
34-10	Contractual Services General	30,000.00	
40-10	Travel and Per Diem Training and Per Diem	30,400.00	
41-10	Communications Services Telephone	2,000.00	
42-10	Freight & Postage Services Freight & Postage	4,000.00	
46-30	Repair & Maint. Services Vehicles	1,800.00	
47-10	Printing and Binding General	2,000.00	
48-14	Promotional Activities Seafood Festival	150,000.00	
49-20	Other Current Charges/Obligations Legal & Display Advertising	2,860.00	
51-10	Office Supplies General	4,000.00	
52-10	Operating Supplies Gasoline and Diesel Fuel	1,500.00	
52-20	Operating Supplies Miscellaneous	1,450.00	
52-30	Operating Supplies Software	600.00	
54-10	Books/Publications, Memberships, Subscriptions Books & Subscriptions	6,715.00	
54-20	Books/Publications, Memberships, Subscriptions Memberships	5,690.00	
71-10	Debt Service Principal All Other Principal	250,000.00	
91-00	Intragovernmental Transfers Out General Fund	247,098.00	(1)
91-11	Intragovernmental Transfers Out CRA Community Gardens PATCH	102,336.00	
99-80	Other Uses Reserve for CRA	40,380.63	
	Subtotal (Division 01)	***$ 1,614,605.00***	

Fund 106 (Community Redevelopment Agency)

FY 2020 Line-item Budget by Division

		Executive Director Proposal FY 2020
Division 02 - City Center		
Activity 552 - Industry Development		
31-41	Prof. Services CRA - Marketing/PR	$ 48,050.00
31-42	Prof. Services CRA - Redevelopment Initiatives	102,500.00
48-10	Promotional Activities General	20,742.00
63-42	Infrastructure CRA Landscaping Enhancements	2,000.00
	Subtotal (Division 02)	***$ 173,292.00***
Division 08 - City-Wide		
Activity 552 - Industry Development		
31-10	Prof. Services General	$ 134,401.00
31-42	Prof. Services CRA - Redevelopment Initiatives	255,750.00
	Subtotal (Division 08)	***$ 390,151.00***
TOTAL EXPENSE		**$ 2,178,048.00**

Fund 106 - Community Redevelopment Agency Totals	
REVENUE	**$ 2,178,048.00**
EXPENSE	**$ 2,178,048.00**
SURPLUS/(DEFICIT)	**$ -**

Notes:

(1) Please refer to the Cost Allocation section of the Budget Document for the detailed components of this allocation.

Fund 112 (CRA Community Gardens PATCH)

FY 2020 Line-item Budget by Division

		Executive Director Proposal FY 2020
REVENUE		
Department 00 - Revenues		
Division 00 - Non-Dep.		
369-90-05	Miscellaneous Revenues Miscellaneous Community Garden Patch Sales	$ 25,000.00
381-01-06	Other Sources: Non-Operating Transfer from CRA	102,336.00
389-90-01	Other Sources: Non-Operating Re-Appropriations Appropriated Fund Balance	55,000.00
TOTAL REVENUE		**$ 182,336.00**
EXPENSE		
Department 52 - CRA		
Division 09 - Community Gardens PATCH		
Activity 552 - Industry Development		
12-11	Salaries and Wages Part-Time (FRS Eligible)	$ 67,093.34
21-10	FICA Taxes	4,159.79
21-20	FICA Medicare	972.85
22-20	Retirement Contributions FRS Pension	5,682.84
24-10	Workers' Compensation Premium	1,778.07
31-10	Prof. Services General	18,500.00
34-20	Contractual Services Merchant Card Processing Fees	1,400.00
40-10	Travel and Per Diem Training and Per Diem	3,000.00
41-10	Communications Services Telephone	300.00
43-10	Utility Services Water	7,300.00
43-20	Utility Services Electricity	1,200.00
44-10	Rentals and Leases Equipment	5,000.00
46-10	Repair & Maint. Services Equipment	2,000.00
46-30	Repair & Maint. Services Vehicles	4,200.00

Fund 112 (CRA Community Gardens PATCH)

FY 2020 Line-item Budget by Division

		Executive Director Proposal FY 2020
46-50	Repair & Maint. Services Grounds	10,000.00
47-10	Printing and Binding General	2,000.00
48-10	Promotional Activities General	14,000.00
49-30	Other Current Charges/Obligations Permits & Licenses	900.00
51-10	Office Supplies General	350.00
52-06	Operating Supplies Cost of Goods Sold (Patch)	12,500.00
52-10	Operating Supplies Gasoline and Diesel Fuel	3,500.00
52-20	Operating Supplies Miscellaneous	16,499.11
TOTAL EXPENSE		**$ 182,336.00**

Fund 106 - Community Redevelopment Agency Totals	
REVENUE	**$ 182,336.00**
EXPENSE	**$ 182,336.00**
SURPLUS/(DEFICIT)	**$ -**

100 W. Dania Beach Blvd.
Dania Beach, Florida 33004
tel (954) 924-6801
fax (954) 921-2604
www.DaniaBeachCRA.org

Memo

To: City Commission

From: Jeremy Earle, Executive Director

Date: 12/9/2010

Re: **City Contribution of Tax Increment Financing to the Community Redevelopment Agency**

Greetings Commissioners,

At the City of Dania Beach Budget Workshop on August 28th 2010, you provided unanimous approval that the City of Dania Beach would begin to contribute the City portion of Tax Increment Financing (TIF) to the Dania Beach CRA (DBCRA). Florida Statute 163 Chapter III identifies TIF as one of the funding mechanisms that a CRA is able to use in order to conduct activities related to redevelopment and revitalization. TIF is generally received from the various taxing districts that comprise a community redevelopment area. These taxing districts may include the county, city, schools and hospital districts.

Between 2002 and 2004 Broward County created a program called the Redevelopment Capital Program (RCP) which was designed to end the county's contribution of TIF to future CRA's but allow for a project by project allocation of funds. Dania Beach signed an ILA in 2004 as a part of an agreement with Broward County to create the DBCRA. The CRA retained all of the rights and powers of a CRA under FS. 163 Chapter III but would not have any ongoing financial contribution from the county, hospital or school districts. The RCP was initially to be funded by Broward County on an ongoing basis but both Broward County Staff and the Commissioners have stated publicly that they do not know when the program will ever be funded again. This would leave Dania Beach and the three remaining TIFless CRA's in an even greater bind if they have projects that require typical CRA assistance in order to attract the business to the community, create jobs and increase the tax base.

A CRA typically uses TIF as leverage in order to issue bonds or letters of credits from a bank in order to redevelop a community. If for example the TIF is $1 million dollars, then a CRA is able to leverage that amount of money into approximately $5-10 Million dollars. These funds are then used for business incentives, façade improvements, neighborhood improvements, streetscape projects, marketing, economic develop, infrastructure improvements, matches for grants etc. If a CRA does not have a dedicated stream of income such as city and county TIF then it is not able to leverage any of its existing funds and thereby get the additional funding that it needs in order to fulfill its goal of improving a community and increasing the tax base. The end result of everything that happens with the leverage created by TIF is that a city's tax base must be increased over time so that the city can continue to provide those services necessary to maintain and improve the quality of life for all of its residents.

DANIA BEACH
COMMUNITY REDEVELOPMENT AGENCY

100 W. Dania Beach Blvd.
Dania Beach, Florida 33004

tel (954) 924-6801
fax (954) 921-2604
www.DaniaBeachCRA.org

Your contribution of City TIF to the DBCRA is a critical step in ensuring that the CRA can continue its mission of the redeveloping and revitalizing our residential neighborhoods, commercial areas and downtown core. Your contributions to the DBCRA ensure that the City of Dania Beach will continue to improve the quality of life for all of its residents in the months and years ahead.

Best,

Jeremy Earle, ASLA, AICP
Executive Director
Dania Beach Community Redevelopment Agency

Cc: Mark Bates, Finance Director
Ton Ansbro, City Attorney
Jamie Cole, Weiss Serota Helfman Pastoriza Cole & Boniske, P.L. CRA, Special Counsel

ORDINANCE NO. 2011-002

AN ORDINANCE OF THE CITY OF DANIA BEACH, FLORIDA, PROVIDING FOR A COVENANT TO BUDGET AND APPROPRIATE LEGALLY AVAILABLE FUNDS TO PAY AN AMOUNT EQUAL TO THE CITY'S ANNUAL CONTRIBUTION TO THE TAX INCREMENT FINANCING (TIF) OF THE CITY OF DANIA BEACH COMMUNITY REDEVELOPMENT AGENCY (THE "CRA") FOR THE TERM OF THE CRA; PROVIDING FOR SEVERABILITY; PROVIDING FOR CONFLICTS; FURTHER, PROVIDING FOR AN EFFECTIVE DATE.

WHEREAS, the City of Dania Beach Community Redevelopment Agency (the "CRA") is a public body corporate and politic created pursuant to Part III of Chapter 163, Florida Statutes, by the City of Dania Beach, Florida (the "City"); and

WHEREAS, the City wishes to covenant to budget and appropriate legally available funds to pay an amount equal to the City's annual contribution to the Tax Increment Financing (TIF) of the CRA on an ongoing basis for the term of the CRA; and

WHEREAS, the TIF is calculated based on the formula set forth in Section 163.387, Florida Statutes, and the City would covenant to budget and appropriate legally available funds in an amount equal to the City's annual contribution to the TIF under that statute.

NOW THEREFORE, BE IT ORDAINED BY THE CITY COMMISSION OF THE CITY OF DANIA BEACH, FLORIDA:

Section 1. The City hereby covenants and agrees to appropriate in its annual budget, by amendment, if necessary, from legally available funds each fiscal year, amounts sufficient and representing an amount equal to the City's contribution to the Tax Increment Financing (TIF) of the City of Dania Beach Community Redevelopment Agency (the "CRA"), as calculated pursuant to Section 163.387, Florida Statutes, for the term of the CRA. Such covenant and agreement on the part of the City to budget and appropriate such amounts of legally available funds shall be cumulative to the extent not paid, and shall continue until such funds or other legally available funds in amounts sufficient to make all such required payments shall have been budgeted, appropriated and actually paid.

Section 2. Such covenant to budget and appropriate shall not create any lien upon or pledge of such legally available funds, nor shall it preclude the City from pledging in the future its legally available funds, nor shall it require the City to levy and collect any particular funds.

Such covenant to appropriate legally available funds shall be subject in all respects to the payment of obligations secured by a prior or future pledge of such funds. However, the covenant to budget and appropriate in its annual budget for the purposes and in the manner stated in this Ordinance shall have the effect of making funds available for the payment of the TIF, and placing on the City a positive duty to appropriate and budget, by amendment, if necessary, legally available funds sufficient to meet its obligations under this Ordinance; subject, however in all respects to the restrictions of Section 166.241, Florida Statutes and, subject, further, to the payment of services and programs which are for essential public purposes of the City or which are legally mandated by applicable law.

Section 3. That all ordinances or parts of ordinances and all resolutions or parts of resolutions in conflict with this Ordinance, are repealed to the extent of such conflict.

Section 4. That if any section, clause, or provision of this Ordinance is for any reason held invalid or unconstitutional by a court of competent jurisdiction, the holding shall not affect the validity of the remaining portions of this Ordinance.

Section 5. That this Ordinance shall take effect immediately upon its passage and adoption.

PASSED on first reading on December 14, 2010.

PASSED AND ADOPTED on second reading on January 11, 2011.

C. K. McElyea

C. K. McELYEA
MAYOR-COMMISSIONER

ATTEST:

Louise Stilson

LOUISE STILSON, CMC
CITY CLERK

BROWARD'S FIRST CITY
Dania Beach
INCORPORATED 1904

APPROVED AS TO FORM AND CORRECTNESS:

THOMAS J. ANSBRO
CITY ATTORNEY

Taxable Values and TIF Generation Scenarios

DANIA BEACH COMMUNITY REDEVELOPMENT AGENCY

	Final FY 2010	Final FY 2011	Final FY 2012	Final FY 2013	Final FY 2014	Final FY 2015	Final FY 2016	Final FY 2017
ORIGINAL BOUNDARIES								
City of Dania Beach								
Actual/Forecasted Growth	-5.9%	-8.8%	-12.7%	-0.4%	2.8%	9.0%	4.0%	6.2%
Existing Value:	$ 276,714,880	$ 252,370,700	$ 220,323,790	$ 219,469,440	$ 225,663,520	$ 245,913,760	$ 255,671,150	$ 271,631,690
New Construction:	*incl. above*	*incl. above*	*incl. above*	*incl. above*	*incl. above*	*incl. above*	*incl. above*	*incl. above*
Taxable Value	$ 276,714,880	$ 252,370,700	$ 220,323,790	$ 219,469,440	$ 225,663,520	$ 245,913,760	$ 255,671,150	$ 271,631,690
Base Year Value	172,715,440	172,715,440	172,715,440	172,715,440	172,715,440	172,715,440	172,715,440	172,715,440
Tax Increment	$ 103,999,440	$ 79,655,260	$ 47,608,350	$ 46,754,000	$ 52,948,080	$ 73,198,320	$ 82,955,710	$ 98,916,250
Millage Rate	5.8579	5.9998	5.9998	5.9998	5.9998	5.9998	5.9998	5.9998
Gross Incremental Revenue	$ 609,218	$ 477,916	$ 285,641	$ 280,515	$ 317,678	$ 439,175	$ 497,718	$ 593,478
Statutory Reduction	0.95	0.95	0.95	0.95	0.95	0.95	0.95	0.95
Incremental Revenue	**$ 578,757**	**$ 454,020**	**$ 271,359**	**$ 266,489**	**$ 301,794**	**$ 417,217**	**$ 472,832**	**$ 563,804**
Broward County								
Actual/Forecasted Growth	-5.8%	-8.8%	-12.7%	-0.4%	2.8%	8.9%	4.0%	6.3%
Existing Value:	$ 276,857,530	$ 252,582,250	$ 220,521,270	$ 219,642,710	$ 225,837,090	$ 245,997,810	$ 255,784,870	$ 271,783,350
New Construction:	*incl. above*	*incl. above*	*incl. above*	*incl. above*	*incl. above*	*incl. above*	*incl. above*	*incl. above*
Taxable Value	$ 276,857,530	$ 252,582,250	$ 220,521,270	$ 219,642,710	$ 225,837,090	$ 245,997,810	$ 255,784,870	$ 271,783,350
Base Year Value	172,715,440	172,715,440	172,715,440	172,715,440	172,715,440	172,715,440	172,715,440	172,715,440
Tax Increment	$ 104,142,090	$ 79,866,810	$ 47,805,830	$ 46,927,270	$ 53,121,650	$ 73,282,370	$ 83,069,430	$ 99,067,910
Millage Rate	4.8889	5.1021	5.1860	5.2576	5.4400	5.4584	5.4741	5.4474
Gross Incremental Revenue	$ 509,140	$ 407,488	$ 247,921	$ 246,725	$ 288,982	$ 400,004	$ 454,730	$ 539,663
Statutory Reduction	0.95	0.95	0.95	0.95	0.95	0.95	0.95	0.95
Incremental Revenue	**$ 483,683**	**$ 387,114**	**$ 235,525**	**$ 234,389**	**$ 274,533**	**$ 380,004**	**$ 431,994**	**$ 512,679**
Total Incremental Revenue (Combined)	**$ 1,062,440**	**$ 841,134**	**$ 506,884**	**$ 500,878**	**$ 576,327**	**$ 797,221**	**$ 904,826**	**$ 1,076,483**

DANIA BEACH
COMMUNITY REDEVELOPMENT AGENCY

Taxable Values and TIF Generation Scenarios

EXPANDED BOUNDARIES

City of Dania Beach

	Final FY 2010	Final FY 2011	Final FY 2012	Final FY 2013	Final FY 2014	Final FY 2015	Final FY 2016	Final FY 2017
Actual/Forecasted Growth		-19.4%	-2.2%	-5.1%	2.8%	7.3%	10.9%	10.1%
Existing Value:	$ 383,273,470	$ 308,808,290	$ 302,087,340	$ 286,578,780	$ 294,529,160	$ 316,080,540	$ 350,496,240	$ 386,044,250
New Construction:	*incl. above*	*incl. above*	*incl. above*	*incl. above*	*incl. above*	*incl. above*	*incl. above*	*incl. above*
Taxable Value	$ 383,273,470	$ 308,808,290	$ 302,087,340	$ 286,578,780	$ 294,529,160	$ 316,080,540	$ 350,496,240	$ 386,044,250
Base Year Value	383,273,470	383,273,470	383,273,470	383,273,470	383,273,470	383,273,470	383,273,470	383,273,470
Tax Increment	$ -	$ (74,465,180)	$ (81,186,130)	$ (96,694,690)	$ (88,744,310)	$ (67,192,930)	$ (32,777,230)	$ 2,770,780
Millage Rate	5.8579	5.9998	5.9998	5.9998	5.9998	5.9998	5.9998	5.9998
Gross Incremental Revenue	$ -	$ (446,776)	$ (487,101)	$ (580,149)	$ (532,448)	$ (403,144)	$ (196,657)	$ 16,624
Statutory Reduction	0.95	0.95	0.95	0.95	0.95	0.95	0.95	0.95
Incremental Revenue	**$ -**	**$ -**	**$ -**	**$ -**	**$ -**	**$ -**	**$ -**	**$ 15,793**

Broward County

	Final FY 2010	Final FY 2011	Final FY 2012	Final FY 2013	Final FY 2014	Final FY 2015	Final FY 2016	Final FY 2017
Actual/Forecasted Growth		-19.4%	-2.1%	-5.1%	2.8%	7.3%	10.9%	10.1%
Existing Value:	$ 383,273,470	$ 308,808,290	$ 302,277,000	$ 286,833,470	$ 294,767,770	$ 316,285,380	$ 350,774,210	$ 386,276,600
New Construction:	*incl. above*	*incl. above*	*incl. above*	*incl. above*	*incl. above*	*incl. above*	*incl. above*	*incl. above*
Taxable Value	$ 383,273,470	$ 308,808,290	$ 302,277,000	$ 286,833,470	$ 294,767,770	$ 316,285,380	$ 350,774,210	$ 386,276,600
Base Year Value	383,273,470	383,273,470	383,273,470	383,273,470	383,273,470	383,273,470	383,273,470	383,273,470
Tax Increment	$ -	$ (74,465,180)	$ (80,996,470)	$ (96,440,000)	$ (88,505,700)	$ (66,988,090)	$ (32,499,260)	$ 3,003,130
Millage Rate	4.8889	5.1021	5.1860	5.2576	5.4400	5.4584	5.4741	5.4474
Gross Incremental Revenue	$ -	$ (379,929)	$ (420,048)	$ (507,043)	$ (481,471)	$ (365,648)	$ (177,904)	$ 16,359
Statutory Reduction	0.95	0.95	0.95	0.95	0.95	0.95	0.95	0.95
Incremental Revenue	**$ -**	**$ -**	**$ -**	**$ -**	**$ -**	**$ -**	**$ -**	**$ 15,541**
Total Incremental Revenue (Combined)	**$ -**	**$ -**	**$ -**	**$ -**	**$ -**	**$ -**	**$ -**	**$ 31,334**

Notes:

(1) Assumes that the City's millage rate will remain at FY 2019 levels for FY 2020 and throughout the forecast period.

DANIA BEACH COMMUNITY REDEVELOPMENT AGENCY

	Final FY 2018	Final FY 2019	Certified FY 2020	Forecasted FY 2021	Forecasted FY 2022	Forecasted FY 2023	Forecasted FY 2024	Forecasted FY 2025
ORIGINAL BOUNDARIES								
City of Dania Beach								
Actual/Forecasted Growth	26.0%	13.4%	18.0%	3.0%	3.0%	3.0%	3.0%	3.0%
Existing Value:	$342,126,380	$388,054,400	$457,846,830	$471,582,235	$ 485,729,702	$ 500,301,593	$ 515,310,641	$ 530,769,960
New Construction:	*incl. above*	*incl. above*	*incl. above*	TBD	TBD	TBD	TBD	TBD
Taxable Value	$342,126,380	$388,054,400	$457,846,830	$471,582,235	$ 485,729,702	$ 500,301,593	$ 515,310,641	$ 530,769,960
Base Year Value	172,715,440	172,715,440	172,715,440	172,715,440	172,715,440	172,715,440	172,715,440	172,715,440
Tax Increment	$169,410,940	$215,338,960	$285,131,390	$298,866,795	$ 313,014,262	$ 327,586,153	$ 342,595,201	$ 358,054,520
Millage Rate	5.9998	5.9998	5.9998	5.9998	5.9998	5.9998	5.9998	5.9998
Gross Incremental Revenue	$ 1,016,432	$ 1,291,991	$ 1,710,731	$ 1,793,141	$ 1,878,023	$ 1,965,451	$ 2,055,503	$ 2,148,256
Statutory Reduction	0.95	0.95	0.95	0.95	0.95	0.95	0.95	0.95
Incremental Revenue	**$ 965,610**	**$ 1,227,391**	**$ 1,625,195**	**$ 1,703,484**	**$ 1,784,122**	**$ 1,867,179**	**$ 1,952,728**	**$ 2,040,843**
Broward County								
Actual/Forecasted Growth	25.9%	13.4%	18.0%	3.0%	3.0%	3.0%	3.0%	3.0%
Existing Value:	$342,144,680	$388,054,400	$457,846,830	$471,582,235	$ 485,729,702	$ 500,301,593	$ 515,310,641	$ 530,769,960
New Construction:	*incl. above*	*incl. above*	*incl. above*	TBD	TBD	TBD	TBD	TBD
Taxable Value	$342,144,680	$388,054,400	$457,846,830	$471,582,235	$ 485,729,702	$ 500,301,593	$ 515,310,641	$ 530,769,960
Base Year Value	172,715,440	172,715,440	172,715,440	172,715,440	172,715,440	172,715,440	172,715,440	172,715,440
Tax Increment	$169,429,240	$215,338,960	$285,131,390	$298,866,795	$ 313,014,262	$ 327,586,153	$ 342,595,201	$ 358,054,520
Millage Rate	5.4623	5.4792	5.4792	5.4792	5.4792	5.4792	5.4792	5.4792
Gross Incremental Revenue	$ 925,473	$ 1,179,885	$ 1,562,292	$ 1,637,551	$ 1,715,068	$ 1,794,910	$ 1,877,148	$ 1,961,852
Statutory Reduction	0.95	0.95	0.95	0.95	0.95	0.95	0.95	0.95
Incremental Revenue	**$ 879,200**	**$ 1,120,891**	**$ 1,484,177**	**$ 1,555,673**	**$ 1,629,314**	**$ 1,705,165**	**$ 1,783,290**	**$ 1,863,760**
Total Incremental Revenue (Combined)	**$ 1,844,810**	**$ 2,348,282**	**$ 3,109,372**	**$ 3,259,157**	**$ 3,413,436**	**$ 3,572,344**	**$ 3,736,018**	**$ 3,904,603**

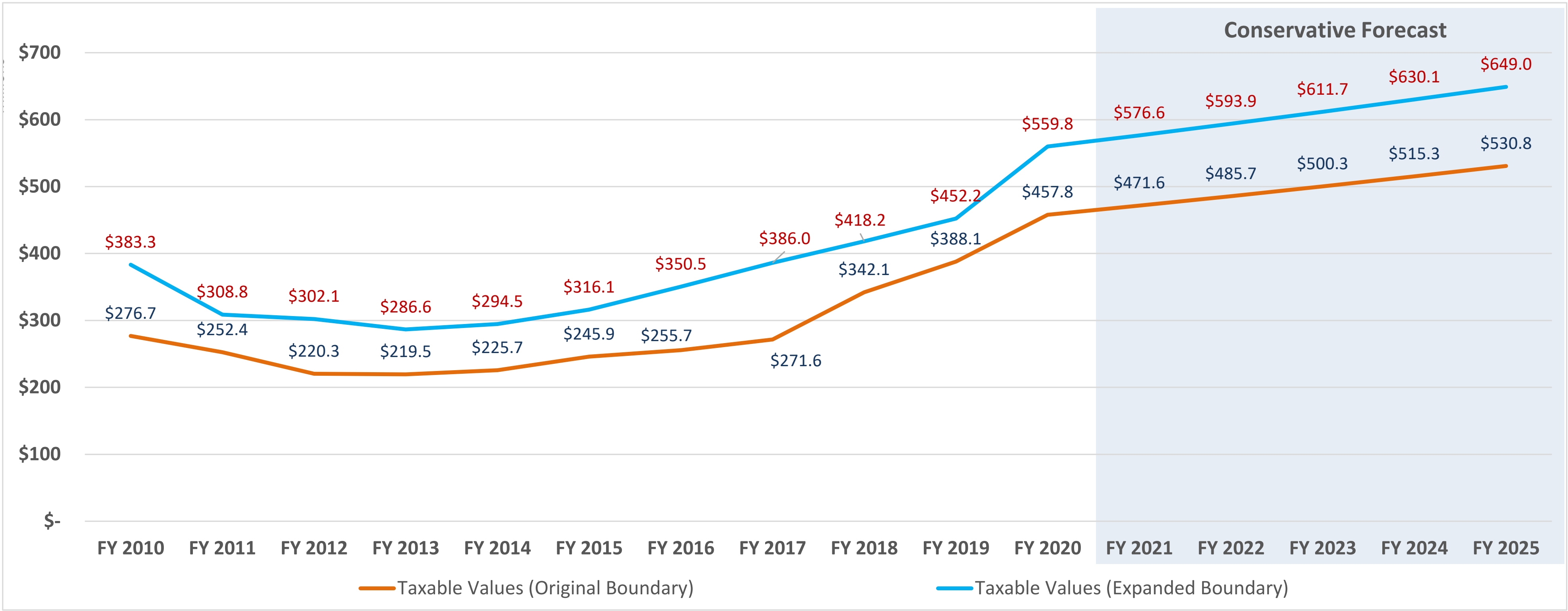
DANIA BEACH COMMUNITY REDEVELOPMENT AGENCY

EXPANDED BOUNDARIES

	Final FY 2018	Final FY 2019	Certified FY 2020	Forecasted FY 2021	Forecasted FY 2022	Forecasted FY 2023	Forecasted FY 2024	Forecasted FY 2025
City of Dania Beach								
Actual/Forecasted Growth	8.3%	8.1%	23.8%	3.0%	3.0%	3.0%	3.0%	3.0%
Existing Value:	$418,193,930	$452,211,440	$559,796,040	$576,589,921	$ 593,887,619	$ 611,704,248	$ 630,055,375	$ 648,957,036
New Construction:	*incl. above*	*incl. above*	*incl. above*	TBD	TBD	TBD	TBD	TBD
Taxable Value	$418,193,930	$452,211,440	$559,796,040	$576,589,921	$ 593,887,619	$ 611,704,248	$ 630,055,375	$ 648,957,036
Base Year Value	383,273,470	383,273,470	383,273,470	383,273,470	383,273,470	383,273,470	383,273,470	383,273,470
Tax Increment	$ 34,920,460	$ 68,937,970	$176,522,570	$193,316,451	$ 210,614,149	$ 228,430,778	$ 246,781,905	$ 265,683,566
Millage Rate	5.9998	5.9998	5.9998	5.9998	5.9998	5.9998	5.9998	5.9998
Gross Incremental Revenue	$ 209,516	$ 413,614	$ 1,059,100	$ 1,159,860	$ 1,263,643	$ 1,370,539	$ 1,480,642	$ 1,594,048
Statutory Reduction	0.95	0.95	0.95	0.95	0.95	0.95	0.95	0.95
Incremental Revenue	**$ 199,040**	**$ 392,933**	**$ 1,006,145**	**$ 1,101,867**	**$ 1,200,461**	**$ 1,302,012**	**$ 1,406,610**	**$ 1,514,346**
Broward County								
Actual/Forecasted Growth	8.3%	8.1%	23.8%	3.0%	3.0%	3.0%	3.0%	3.0%
Existing Value:	$418,193,930	$452,225,280	$559,812,040	$576,606,401	$ 593,904,593	$ 611,721,731	$ 630,073,383	$ 648,975,584
New Construction:	*incl. above*	*incl. above*	*incl. above*	TBD	TBD	TBD	TBD	TBD
Taxable Value	$418,193,930	$452,225,280	$559,812,040	$576,606,401	$ 593,904,593	$ 611,721,731	$ 630,073,383	$ 648,975,584
Base Year Value	383,273,470	383,273,470	383,273,470	383,273,470	383,273,470	383,273,470	383,273,470	383,273,470
Tax Increment	$ 34,920,460	$ 68,951,810	$176,538,570	$193,332,931	$ 210,631,123	$ 228,448,261	$ 246,799,913	$ 265,702,114
Millage Rate	5.4623	5.4792	5.4792	5.4792	5.4792	5.4792	5.4792	5.4792
Gross Incremental Revenue	$ 190,746	$ 377,801	$ 967,290	$ 1,059,310	$ 1,154,090	$ 1,251,714	$ 1,352,266	$ 1,455,835
Statutory Reduction	0.95	0.95	0.95	0.95	0.95	0.95	0.95	0.95
Incremental Revenue	**$ 181,209**	**$ 358,911**	**$ 918,926**	**$ 1,006,344**	**$ 1,096,386**	**$ 1,189,128**	**$ 1,284,653**	**$ 1,383,043**
Total Incremental Revenue (Combined)	**$ 380,249**	**$ 751,844**	**$ 1,925,071**	**$ 2,108,211**	**$ 2,296,847**	**$ 2,491,140**	**$ 2,691,263**	**$ 2,897,389**

Dania Beach Community Redevelopment Agency

Taxable Value History/Forecast

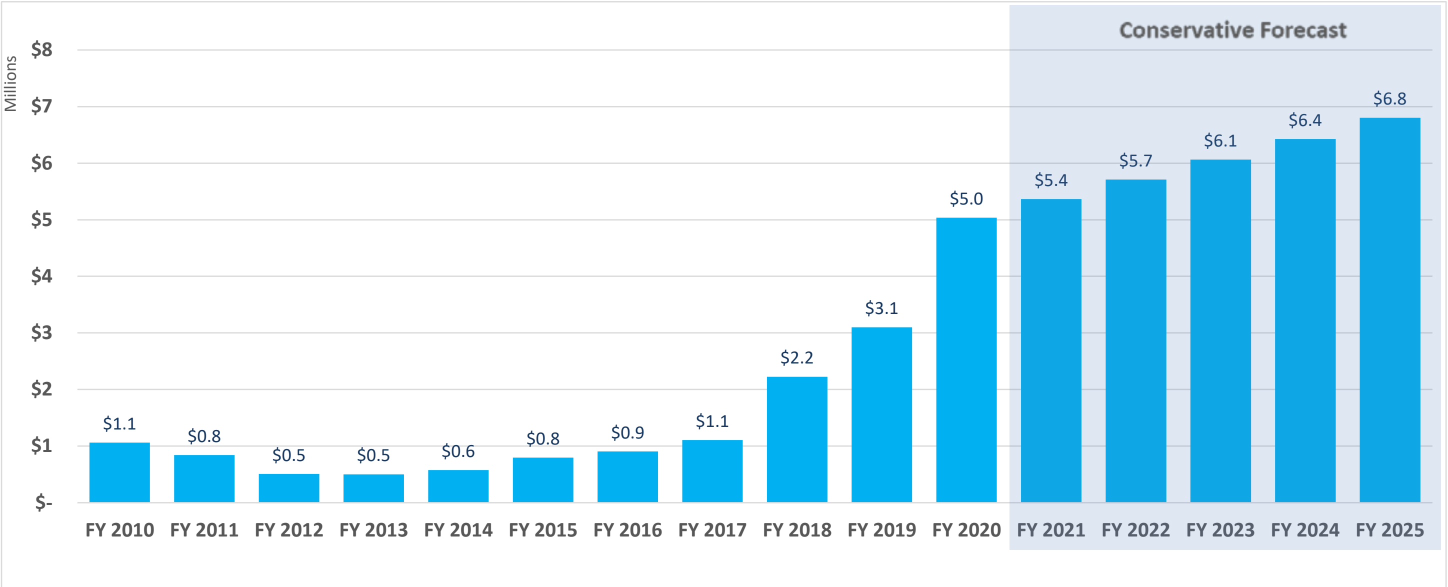


Dania Beach Community Redevelopment Agency

What-If Scenarios - Incremental Revenue under a TIF Model

What-If Scenario - Total TIF (Original/Expanded Boundaries combined)

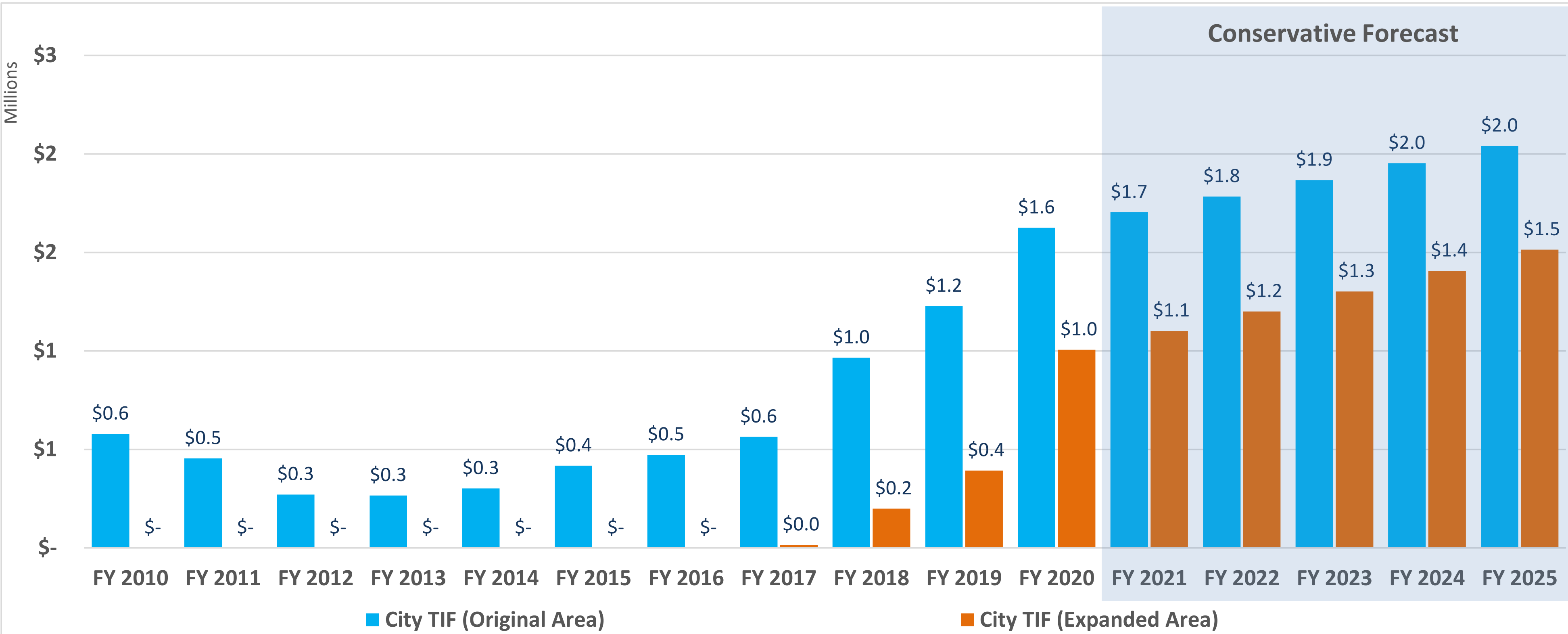
		Total Incremental Revenue
Final	FY 2010	$ 1,062,440
Final	FY 2011	$ 841,134
Final	FY 2012	$ 506,884
Final	FY 2013	$ 500,878
Final	FY 2014	$ 576,327
Final	FY 2015	$ 797,221
Final	FY 2016	$ 904,826
Final	FY 2017	$ 1,107,817
Final	FY 2018	$ 2,225,059
Final	FY 2019	$ 3,100,126
Certified	FY 2020	$ 5,034,443
Forecasted	FY 2021	$ 5,367,368
Forecasted	FY 2022	$ 5,710,283
Forecasted	FY 2023	$ 6,063,484
Forecasted	FY 2024	$ 6,427,281
Forecasted	FY 2025	$ 6,801,992



Dania Beach Community Redevelopment Agency

What-If Scenarios - Incremental Revenue under a TIF Model

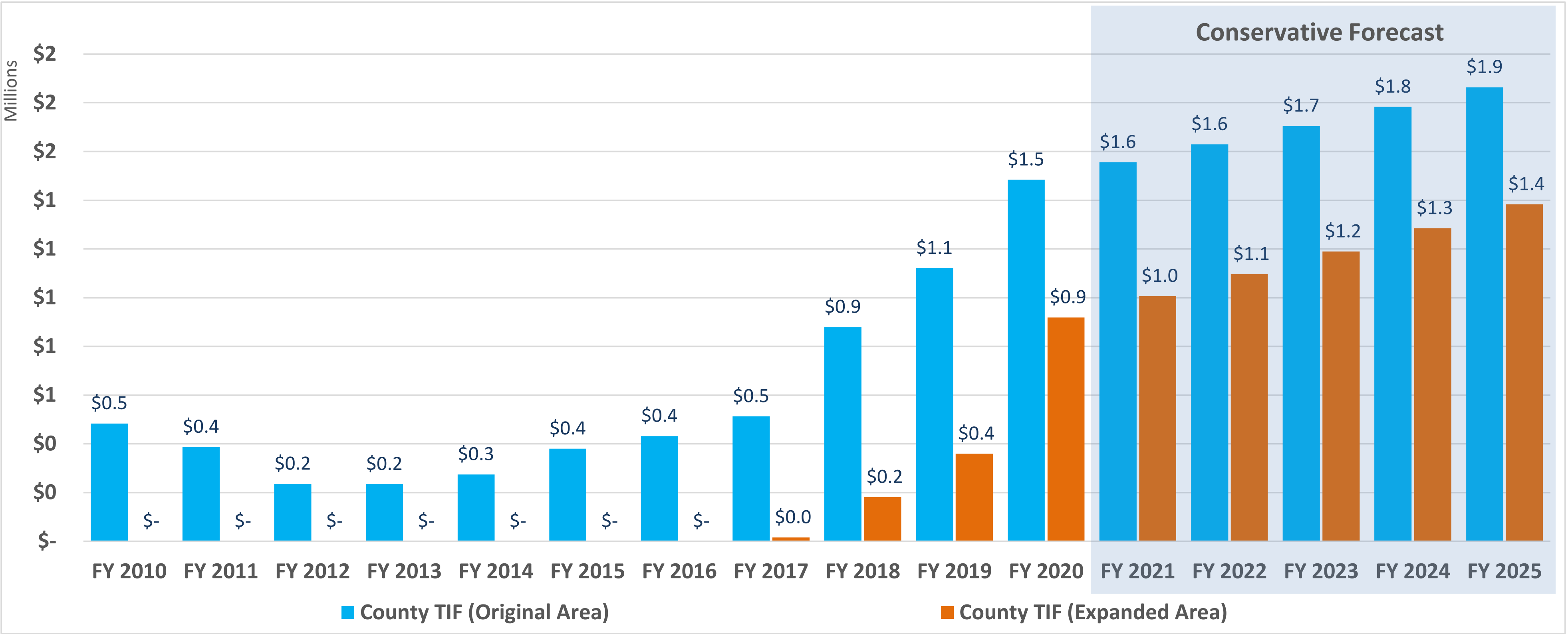
What-If Scenario - City TIF



Dania Beach Community Redevelopment Agency

What-If Scenarios - Incremental Revenue under a TIF Model

What-If Scenario - County TIF



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What-If Scenarios - Incremental Revenue under a TIF Model

What-If Scenario - Total TIF