

MINUTES OF VIRTUAL MEETING
DANIA BEACH COMMUNITY REDEVELOPMENT AGENCY
TUESDAY, APRIL 13, 2021 – 5:30 P.M.

1. Call to Order/Roll Call

Chair James called the meeting to order at 5:30 p.m.

Present:

Chair:	Tamara James
Vice-Chair:	Marco A. Salvino, Sr.
Board Members:	Joyce L. Davis
	Lori Lewellen
	Lauren Odman
Executive Director:	K. Michael Chen
City Attorney:	Thomas Ansbro
CRA Secretary:	Thomas Schneider

2. Citizen Comments

Reverend Paul Wiggins, 321 SE 3rd Street, spoke about concerns he voiced in an email he submitted to the Board on March 28th. He noted there is minimal growth in the NW section of the CRA. There is no separation of the CRA Board and Commission, and he supports establishing a business district in the NW section of the CRA; the owners of the properties concur with this idea. He would like to sit down with the Board to discuss this.

Board Member Odman commented she had spoken with Reverend Wiggins and she would discuss this during the Board Member comments.

Board Member Davis noted she looks forward to a future conversation with Reverend Wiggins.

Board Member Lewellen concurred.

Chair James felt we could benefit from a workshop to bring in key stakeholders Reverend Wiggins is speaking of. She wants to be sure we are advocating for what the residents want. She will bring tentative dates to the next meeting to schedule a workshop.

Director Chen noted he is interested in what Reverend Wiggins has to say; the CRA Plan has not been updated and hopefully we can undertake this in late summer which will address his concerns.

Reverend Wiggins felt a conversation should be had with the significant property owners before summer.

3. Administrative Reports

3.1 Administrative Report

Director Chen reviewed the information included in the agenda packet, which consisted of an overview of the CRA Annual Report and Snowbirds Entertainment/ShowTom. He noted the company would like to broadcast from Dania Beach and introduced Denise Dumont, producer.

Ms. Dumont noted she is the General Manager of a French newspaper that caters to snowbirds. She explained Tom Lapointe founded ShowTom in South Florida, a live show prior to hockey games, and they would like to broadcast a show in French to sell the City.

Chair James asked what the cost to the City would be and what the return to the CRA would be.

Ms. Dumont responded the cost would be space for a place to broadcast from.

Director Chen said this is an early concept in the context of Dania Beach being their home base; perhaps this could be a regular venue in the Casino. At this time, the conversation has been that the CRA would assist them in finding a location. The details of the show itself have not been worked out. He has made it clear that the City is not in a position to be a sponsor of a television show.

Ms. Dumont explained the concept in greater detail.

Director Chen reiterated there have been only early stages conversations; he wanted to introduce the concept to the Board as it seems the idea has very interesting aspects to it. He addressed the number of French Canadians in South Florida.

Ms. Dumont agreed this is in the early stages, but there would be a lot of exposure for Dania Beach.

Director Chen continued with the Administrative Report and gave an update on Dania Beach Innovation Ecosystem and reviewed the business development classes under the Dania Beach Business Academy.

Chair James liked the idea and felt it is a worthwhile program for those looking to start a business.

Board Member Lewellen felt it is a good program and questioned promotion of it.

Director Chen explained the CRA's database of business contacts that would be utilized; Dr. Chris Ford, FIU, has expressed interest for his entrepreneurial development classes, the National Development Council would also promote, as well as our ARRO Partners. It will take time to build up the reputation and brand.

Director Chen continued with the Administrative Report and gave an update on the Resident COVID 19 Assistance Program. He noted the Miami-Dade Affordable Housing Foundation, Inc. (MDAFHI), with the approval of the CRA, would disburse the funds (lights, water, and internet) directly to the creditors.

Chair James questioned the funding from the American Rescue Plan.

Frank DiPaolo, Director of Finance, noted we can use the funding for household assistance, so this would qualify under it, and explained prioritization of monies to be expended.

Chair James asked if we could have a separate program for utilities to be taken out of the American Rescue Plan.

Finance Director DiPaolo said we could.

Chair James noted she would work with staff to bring a program back regarding utilities.

Chair Lewellen spoke about the County program that would address utility bills.

Finance Director DiPaolo displayed a chart of monthly utility delinquency amounts. People need to understand they need to pay their bills, whether out of pocket or through an assistance program. He recommends sending out delinquent notices to get people's attention. This is a great opportunity that this money is coming into play and we can provide people information on how to apply for funding. There is \$53 million available in funding.

Chair James suggested we put information regarding the application process on the delinquent notices.

Finance Director DiPaolo suggested we should get this out on social media and informational alerts to expedite the information.

Board Member Lewellen asked if we could put this in a mailing or the Dania Beach Press.

Director Chen noted the CRA would put this out on their social network and encouraged Reverend Williams to utilize his networking.

Director Chen confirmed we are not going to pursue the resident assistance program in lieu of the County program.

Chair James suggested we just hold off on it for now.

Vice-Chair Salvino felt when the monies become available from the County, we should appoint stakeholders to create some of the guidelines and assist people who need help, so we would have someone in place when our funding is needed for things other than utility bills.

Board Member Lewellen asked if residents, as well as businesses, would be involved.

Vice-Chair Salvino said each Board Member would pick a business person to come up with ideas so we would be prepared when it is time to expend City money.

Board Member Lewellen felt this could be discussed at the tentative workshop.

Director Chen continued with the Administrative report and gave an update on City Hall banners.

4. Presentations

There were no presentations at this meeting.

5. Consent Agenda

Items Removed from Consent Agenda: #5.4

- 5.1 Minutes:
Approve Minutes of March 9, 2021 CRA Board Virtual Meeting
- 5.2 Travel Requests: None
- 5.3 RESOLUTION #2021-CRA-003

A RESOLUTION OF THE BOARD OF DIRECTORS OF THE COMMUNITY REDEVELOPMENT AGENCY ("CRA" OR "BORROWER") OF THE CITY OF DANIA BEACH, FLORIDA, AUTHORIZING EXECUTION OF A FOURTH AMENDMENT TO THE LOAN AGREEMENT EXISTING BETWEEN THE CRA AND BROWARD COUNTY, FLORIDA ("COUNTY" OR "LENDER") TO INCREASE THE TIME FOR CALCULATING THE COUNTY'S SHARE OF THE NET INCREASE IN THE TAX BASE DUE TO SPECIFIC REDEVELOPMENT PROJECT(S), FOR PURPOSES OF CONVERTING THE TERM OF THE LOAN TO A GRANT, FROM TWENTY (20) TO THIRTY (30) YEARS; PROVIDING FOR CONFLICTS; FURTHER, PROVIDING FOR AN EFFECTIVE DATE.

5.5 RESOLUTION #2021-CRA-005

A RESOLUTION OF THE BOARD OF DIRECTORS OF THE COMMUNITY REDEVELOPMENT AGENCY ("CRA") OF THE CITY OF DANIA BEACH, FLORIDA, AUTHORIZING EXECUTION OF A MEMORANDUM OF UNDERSTANDING ("MOU") BETWEEN THE CRA AND 4 DANIA BEACH HOLDINGS, LLC TO EXECUTE THE FIRST AMENDMENT TO DEVELOPMENT AGREEMENT BETWEEN THE DANIA BEACH COMMUNITY REDEVELOPMENT AGENCY AND 4 DANIA BEACH HOLDINGS, LLC; PROVIDING FOR CONFLICTS; FURTHER, PROVIDING FOR AN EFFECTIVE DATE.

Board Member Lewellen motioned to approve the Consent Agenda, with the exception of Item #5.4; seconded by Commissioner Odman. The motion carried unanimously.

5.4 RESOLUTION #2021-CRA-004

A RESOLUTION OF THE BOARD OF DIRECTORS OF THE COMMUNITY REDEVELOPMENT AGENCY ("CRA") OF THE CITY OF DANIA BEACH, FLORIDA, ESTABLISHING THAT AN ELIGIBLE APPLICANT, MS. TREMENA BLAKE, MAY BE AWARDED A PARTICIPANT COMMITMENT FOR BENEFITS IN THE AMOUNT OF TWENTY THOUSAND DOLLARS (\$20,000.00) AS A FORGIVABLE LOAN FOR DOWN-PAYMENT/CLOSING COST ASSISTANCE TOWARD THE PURCHASE OF PROPERTY LOCATED AT 40 NW 14 AVENUE DANIA BEACH, AS EVIDENCED BY A PROMISSORY NOTE AND SECURED BY A SECOND MORTGAGE PURSUANT TO RESOLUTION 2019-CRA-002. UNDER THE FIRST-TIME HOMEBUYERS PROGRAM OF THE AT HOME DANIA BEACH PROGRAM; PROVIDING FOR CONFLICTS; FURTHER, PROVIDING FOR AN EFFECTIVE DATE.

City Attorney Ansbro read the title of Resolution #2021-CRA-004.

In response to Board Member Lewellen, Director Chen confirmed that Ms. Blake would be replacing a previous awardee with no additional budget impact.

Board Member Lewellen motioned to adopt Resolution #2021-CRA-004; seconded by Board Member Odman. The motion carried unanimously.

6. Proposals and Bids

There were no proposals on this agenda.

7. Discussion and Possible Action

There were no discussion items on this agenda.

8. Board Member Comments

Board Member Lewellen noted she would reserve her comments for the City Commission meeting.

Board Member Odman questioned dates for a CRA workshop.

A brief discussion was held.

The Board agreed to hold a workshop on May 13th at 4:30 p.m. - 7:30 p.m. in the Chamber.

Board Member Odman asked Director Chen for discussion about Dania After Dark at the next meeting, including options to bring it back.

Chair James noted a lot of people are interested in Dania After Dark coming back; it has to be done safe and in a responsible way.

9. Information Items

There were no items on this agenda.

10. Adjournment

Chair James adjourned the meeting at 6:47 p.m.

ATTEST:


THOMAS SCHNEIDER, CMC
CRA SECRETARY

COMMUNITY REDEVELOPMENT
AGENCY


TAMARA JAMES
CHAIR – CRA

Approved: May 11, 2021





**REQUEST TO ADDRESS
CITY OF DANIA BEACH
COMMUNITY REDEVELOPMENT AGENCY
REGULAR OR SPECIAL
VIRTUAL MEETINGS**

The Community Redevelopment Agency (CRA) is required by state law to keep minutes of CRA Board meetings. To properly identify persons who address the CRA in those minutes, the CRA requests that this form be completed and provided to the CRA Secretary, before the meeting begins.

DATE OF CRA BOARD MEETING: April 13, 2021

PRINT NAME: Paul R. Wiggins

ADDRESS: 321 SE 3rd Street Dania Beach, FL 33004

PHONE NO. (Optional): _____

PLEASE CHECK ONE OR BOTH OF THE ITEMS BELOW:

1) ✓ CITIZEN COMMENTS:

Comments by Dania Beach citizens or interested parties that are not part of the regular printed agenda may be made during each CRA Board meeting during the period set aside for "Citizen Comments." Each speaker shall be limited to 3 minutes for his or her comments. Persons desiring to speak during the citizen comment period shall inform the CRA Secretary immediately prior to the beginning of the meeting of their intention to speak.

PLEASE BRIEFLY DESCRIBE THE SUBJECT MATTER OF YOUR COMMENT:

2) _____ AGENDA ITEM # _____ (AS PRINTED ON AGENDA)

ANY PERSON WHO DECIDES TO APPEAL ANY DECISION MADE WITH REGARD TO ANY MATTER CONSIDERED AT THIS MEETING OR HEARING WILL NEED A RECORD OF THE PROCEEDING, AND FOR SUCH PURPOSE MAY NEED TO ENSURE THAT A VERBATIM RECORD OF THE PROCEEDING IS MADE WHICH RECORD INCLUDES THE TESTIMONY AND EVIDENCE UPON WHICH THE APPEAL IS TO BE BASED.

LOBBYIST REGISTRATION IS REQUIRED. PRIOR TO ENGAGING IN ANY LOBBYING ACTIVITIES, WHETHER OR NOT COMPENSATION IS PAID OR RECEIVED IN CONNECTION WITH THOSE ACTIVITIES, EACH LOBBYIST SHALL FILE WITH THE CITY CLERK AN ANNUAL REGISTRATION STATEMENT AND PAY AN ANNUAL ONE HUNDRED DOLLARS (\$100.00) REGISTRATION FEE FOR EACH PRINCIPAL OR EMPLOYER. REGISTRATION FORMS ARE AVAILABLE ON THE CITY WEBSITE: WWW.DANIABEACHFL.GOV. (ORDINANCE #2012-019)

eSigned Via SeamlessDocs.com
Paul R. Wiggins
Key: b053a275c12a92cf0d4e7c3f110242ca

04/13/2021