DANIA BEACH
COMMUNITY REDEVELOPMENT AGENCY

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REGULAR MEETING MINUTES
TUESDAY, FEBRUARY 13, 2024 – 5:30 P.M.

1. Call to Order/Roll Call

Chair Ryan called the meeting to order at 5:33 p.m.

Present:

Chair:	A. J. Ryan IV
Vice-Chair:	Lori Lewellen
Board Members:	Joyce L. Davis
	Tamara James
	Marco A. Salvino, Sr.
Executive Director:	K. Michael Chen
City Attorney:	Eve Boutsis
CRA Secretary:	Elora Riera, MMC

2. Citizen Comments

None.

3. Administrative Reports

Executive Director Chen presented his administrative report that was provided to the Board in their packets.

4. Presentations

None.

5. Consent Agenda

5.1 Minutes: January 9, 2024 CRA Board Meeting Minutes

5.2 Travel Requests: None.

Board Member James made a motion to approve the consent agenda. The motion was seconded by Vice Chair Lewellen which carried unanimously on voice vote.

6. Proposals and Bids

There were no proposals on this agenda.

7. Discussion and Possible Action

7.1 CRA-Owned Property: 608 West Dania Beach Blvd.

Executive Director Chen introduced the item.

Board Member James asked if they are able to do low income or workforce and Executive Director Chen responded that they are able to do either one; their preference is workforce.

Board Member James is open to opening it for an RFP and stated that her preference is low income.

Board Member Salvino commented on costs and supports Board Member James's recommendation.

Vice Chair Lewellen would like to be provided with the numbers for low income and workforce

There was consensus to go out for RFP.

7.2 PATCH – The Fruitful Fields, Inc.

Executive Director Chen introduced the item. Fruitful Fields provided a PowerPoint presentation and answered questions from the Board.

Discussion ensued regarding partnerships, funding, and Executive Director Chen commenting that this was a complete offset due to the elimination of 2 positions within the CRA.

Board Member James made a motion to approve the contract with Fruitful Fields, Inc. The motion was seconded by Board Member Davis which carried unanimously on voice vote.

7.3 PATCH Location Options

Executive Director Chen introduced the item and provided information about the two proposed locations.

Discussions ensued regarding the locations, the possibility of a well, costs and the tower.

Board Member Davis made a motion to keep the PATCH at the current location. The motion was seconded by Board Member James. The motion carried 4-1 with Vice Chair Lewellen voting no.

7.4 CRA Executive Director's Contract – *Sponsored by Commissioner James*

Commissioner James spoke on the item. In doing her evaluation, she is not happy with the missed opportunities and deliverables within the last few years. She wanted to see if the board was interested in revisiting the Executive Directors contract. She commented that if it is the will of the board, RMA would be able to assist with the transition.

Vice Chair Lewellen commented that things have not been perfect and there have been a lot of challenges. As opposed to terminating the contract, it would behoove the Board to find an alternative solution. She had previously suggested moving the CRA under the City Manager. She would not be in favor of terminating the contract at this time without allowing it to thrive in a different scenario.

To answer Board Member Davis's question, Executive Director Chen's contract ends in November 2025.

Board Member Davis stated that she is hopeful about many of the changes that were just made during this meeting. She is not in favor of terminating the contract at this point.

Discussion ensued regarding the Executive Director's contract.

Chair Ryan commented that there have been a lot of changes with the CRA and staffing within the last year. He understands that Mr. Chen takes responsibility. He voiced his concerns on the satellite office and the business recruitment position and he would like to see changes and improvements in those areas.

Board Member James made a motion to terminate Executive Director Chen's contract. The motion failed for lack of a second.

Vice Chair Lewellen made a motion to move the CRA under the City Manager. The motion was seconded by Board Member Salvino. The motion failed 3-2 with Board Member Salvino and Vice Chair Lewellen voting yes and Board Member Davis, Board Member James and Chair Ryan voting no.

8. <u>Board Member Comments</u>

Board Member Davis welcomed Denise to the CRA and looks forward to working with Fruitful Fields, Inc.

Board Member James welcomed Denise to the CRA.

Board Member Salvino welcomed Denise to the CRA team and Frutiful Fields, Inc. and he was satisfied with the work that was done during the meeting tonight.

Vice Chair Lewellen welcomed Denise to the CRA team.

Chair Ryan welcomed Denise to the CRA team.

9. Information Items

None.

10. Adjournment

Chair Ryan adjourned the meeting at 6:46 p.m.

ATTEST:	COMMUNITY REDEVELOPMENT AGENCY
ELORA RIERA, MMC CRA SECRETARY	ARCHIBALD J. RYAN IV CHAIR – CRA