

**CITY OF FORT LAUDERDALE
CENTRAL CITY REDEVELOPMENT ADISORY BOARD (CCRAB)
REGULAR MEETING**

DATE: WEDNESDAY, November 6, 2024

TIME: 6:00 P.M

**LOCATION: CRA CONFERENCE ROOM
914 SISTRUNK BOULEVARD, SUITE 200, FORT LAUDERDALE, FL 33311**

- | | | |
|-------|--|---|
| I. | The Pledge of Allegiance | Kimber White
Chair |
| II. | Call to Order & Determination of Quorum | Kimber White
Chair |
| III. | Informative Presentation
Community Enhancement and Compliance | Katrina Jordan
Code Compliance
Manager |
| IV. | Informative Presentation
Sidewalk Master Plan | Karen Warfel
Transportation Planning
Division Manager |
| V. | Recommendation
Proposed Procedures for the
Election of Officers | Clarence Woods
CRA Manager |
| VI. | Recommendation
NE 5th Terrace Closure – Light Fixture | Clarence Woods
CRA Manager |
| VII. | Recommendation
NE 4 th Median – Tree Installation
(between NE 11 St and NE 12 St) | Clarence Woods
CRA Manager |
| VIII. | Old Business Updates | Clarence Woods
CRA Manager |
| | 1. Land Use Plan Amendment Scope | |
| | 2. Rezoning Project – Commercial Property Owners | |
| | 3. NE 13 St Beacon Structure | |
| | 4. NE 4 th Avenue - Sidewalk between NE 11 th and NE 12 Street | |
| | 5. Miscellaneous | |
| | 1. Reschedule January 1 to January 13 th | |
| | 2. Meeting location Change | |

- | | | |
|------|--|-----------------------|
| IX. | New Business – Next meeting topics | Board Members |
| X. | Approval of Minutes
October 2, 2024 Regular Meeting | Kimber White
Chair |
| XI. | Communication to City Commission | Board Members |
| XII. | Adjournment | Kimber White
Chair |

THE NEXT CCRAB REGULAR MEETING WILL BE HELD ON – December 4, 2024

Ordinance No. C-13-08 purpose and duties of the board: (a) to review the Plan for the Central City CRA and recommend any changes to the plan; (b) to make recommendations regarding the exercise of the City Commission's powers as a community redevelopment agency in order to implement the Plan and carry out and effectuate the purposes and provisions of Community redevelopment Act in the Central City CRA; (c) to receive input from members of the public interested in redevelopment of the Central City CRA and to report such information to the City Commission sitting as the Community Redevelopment Agency.

Note: Two or more Fort Lauderdale City Commissioners or Members of City of Fort Lauderdale Advisory Board may be in attendance at this meeting.

Note: If any person decides to appeal any decision made with respect to any matter considered at this public meeting or hearing, he/she will need a record of the proceedings and for such purpose he/she may need to ensure that a verbatim record of the proceedings is made, which record includes the testimony and evidence upon which the appeal is to be based. Anyone needing auxiliary services to assist in participation at the meeting should contact the City Clerk at (954) 828-5002, two days prior to the meeting.

Note: Advisory Board members are required to disclose any conflict of interest that may exist with any agenda item prior to the item being discussed.

Note: If you desire auxiliary services to assist in viewing or hearing the meeting or reading agendas or minutes for the meetings, please contact the City Clerk's Office at 954-828-5002 and arrangements will be made to provide these services.

I. The Pledge of Allegiance

**Kimber White
Chair**

*"I pledge allegiance,
to the flag, of the United States of America,
and to the republic, for which it stands, one nation,
under God, indivisible with liberty and justice for all."*

II. Call to Order & Determination of Quorum

**Kimber White
Chair**

**III. Informative Presentation
Community Enhancement and Compliance**

**Katrina Jordan
Code Compliance
Manager**

**IV. Informative Presentation
Sidewalk Master Plan**

**Karen Warfel
Transportation Planning
Division Manager**

Sidewalks Master Plan

Central City CRA

November 6, 2024

Background

- PURPOSE
 - Data driven tool to influence implementation of filling of sidewalk gaps across the city in a meaningful way
- Completed to Date
 - Comprehensive Sidewalk Layer
 - Public Engagement
 - Surveys
 - Prioritization
 - Mapping
 - Policy Review



Technical Process

Step 1: Data Prep

BEFORE | Incongruent **Curb Data**
and **Lidar Data**

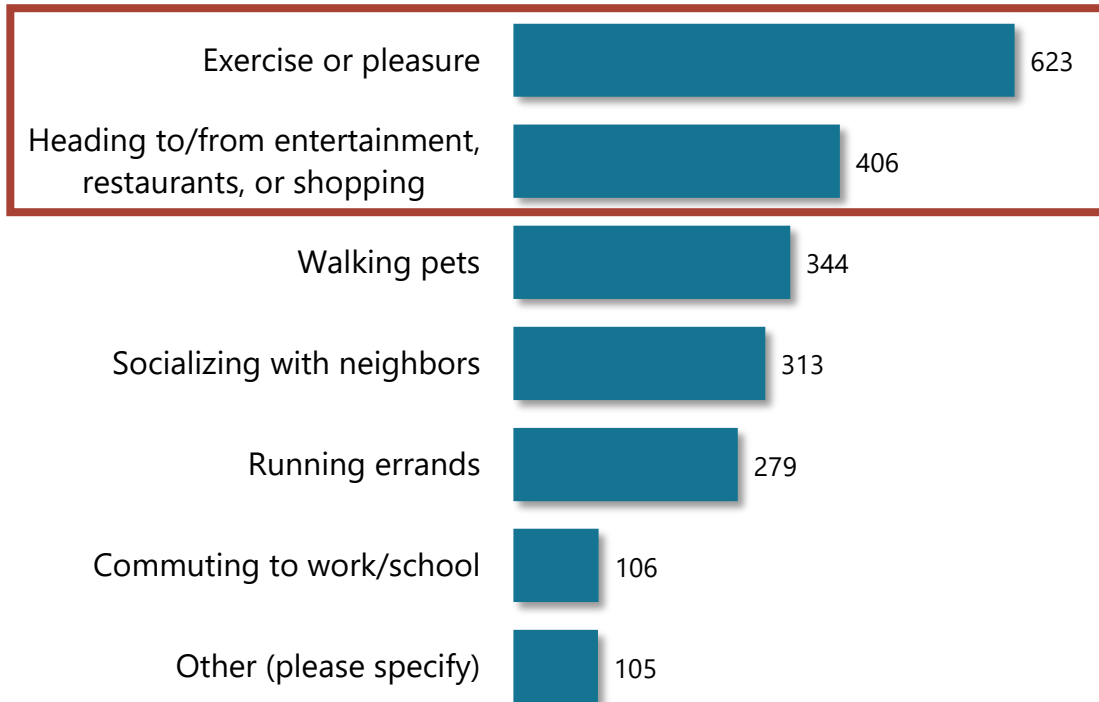


AFTER | Comprehensive
Sidewalk Layer

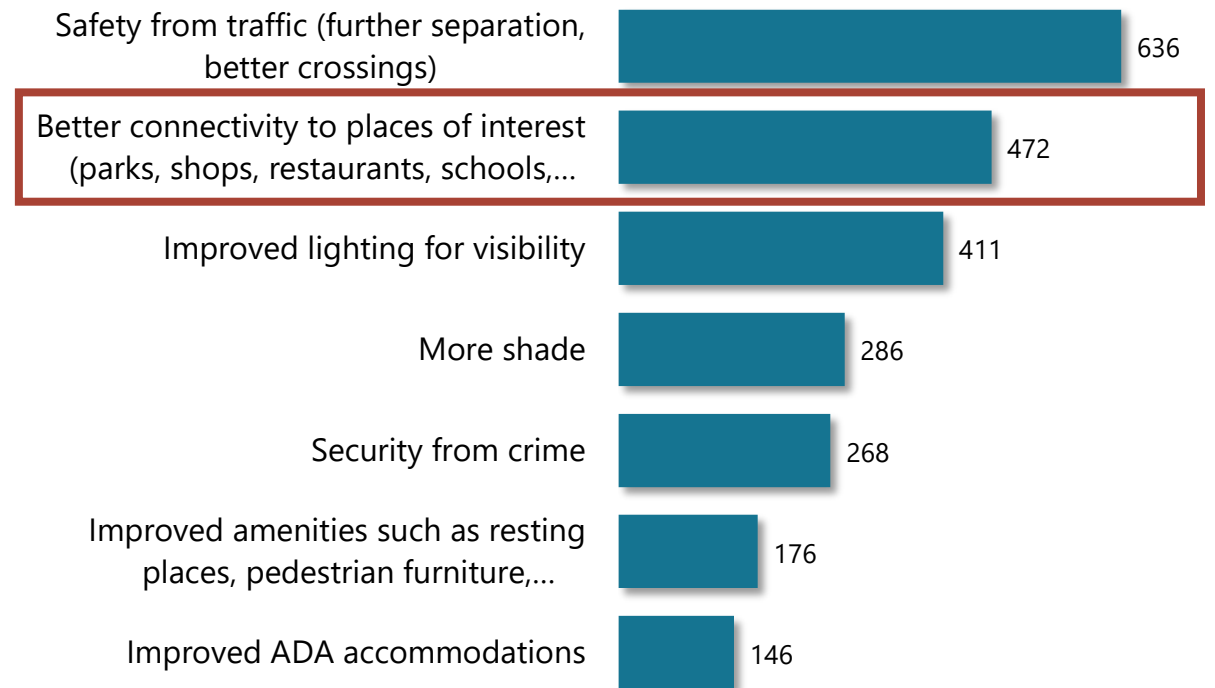


Step 2: Public Engagement

Question 5: What are the main purposes for which you use sidewalks?



Question 6: What would increase/encourage your use of sidewalks?




Step 2: Public Engagement

COUNCIL OF CIVIC ASSOCIATIONS

Sidewalks Master Plan

What are your priorities?

Directions Place your stickers in the light blue area to indicate which prioritization factors you value the most for the Sidewalks Master Plan.



Visit flicity.info/sidewalks or scan the QR code to learn more about the project and access the survey!

Neighborhoods

Sidewalks within places where people live.



Schools

Sidewalks that enable children to safely walk to school.



Downtown

Sidewalks within Downtown neighborhoods.



Safety / HIN

Sidewalks that are near documented safety hazards.



Activity Areas

Sidewalks connecting places where people congregate.



Transit

Sidewalks that increase access to buses and trains.



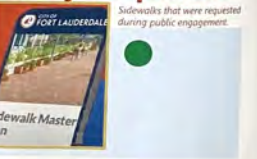
Parks

Sidewalks that increase access to parks.




Survey Requested

Sidewalks that were requested during public engagement.



Fills Small Gaps

New sidewalks that fill short gaps under 100' in length.



Extends Network

New sidewalks that extend the reach of the existing network.



Or... Share Your Own Priority

Sidewalks Master Plan

What are your priorities?

Directions Place your stickers in the light blue area to indicate which prioritization factors you value the most for the Sidewalks Master Plan.



Visit flicity.info/sidewalks or scan the QR code to learn more about the project and access the survey!

Neighborhoods

Sidewalks within places where people live.



Schools

Sidewalks that enable children to safely walk to school.



Downtown

Sidewalks within Downtown neighborhoods.



Safety / HIN

Sidewalks that are near documented safety hazards.



Activity Areas

Sidewalks connecting places where people congregate.



Transit

Sidewalks that increase access to buses and trains.



Parks

Sidewalks that increase access to parks.



Survey Requested

Sidewalks that were requested during public engagement.



Fills Small Gaps

New sidewalks that fill short gaps under 100' in length.



Extends Network

New sidewalks that extend the reach of the existing network.

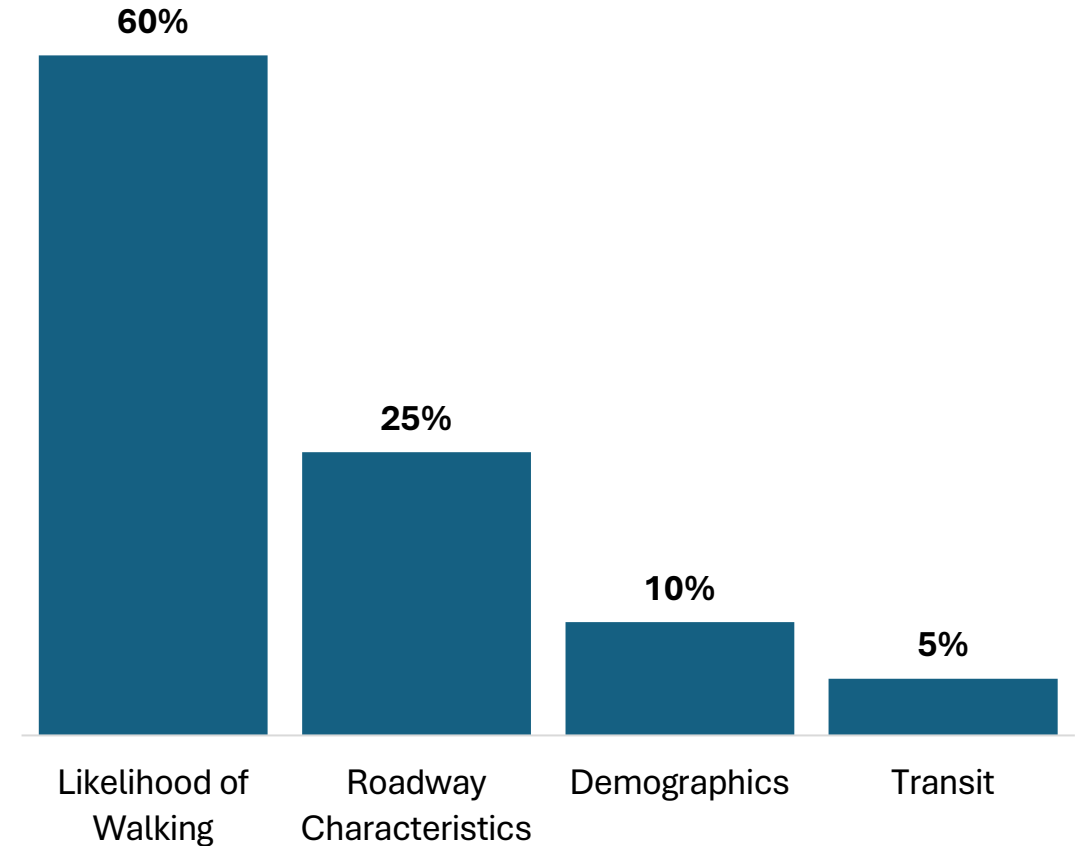


Or... Share Your Own Priority



Step 3: Prioritization Factors

- Likelihood of Walking (30 pts)
 - Public Schools (0.25/0.5 mile)
 - Trails and Parks (0.25/0.5 mile)
 - LauderTrail Alignment (100'/250')
 - Within Residential or Commercial
- Roadway Characteristics (12.5 pts)
 - Q-Alert
 - Pedestrian High Injury Network
 - Neighborhood Collector
- Demographics (5 pts)
 - Equity Area
 - TOI Area
- Transit (2.5 pts)
 - LauderGO!, BCT Route, Rail Station

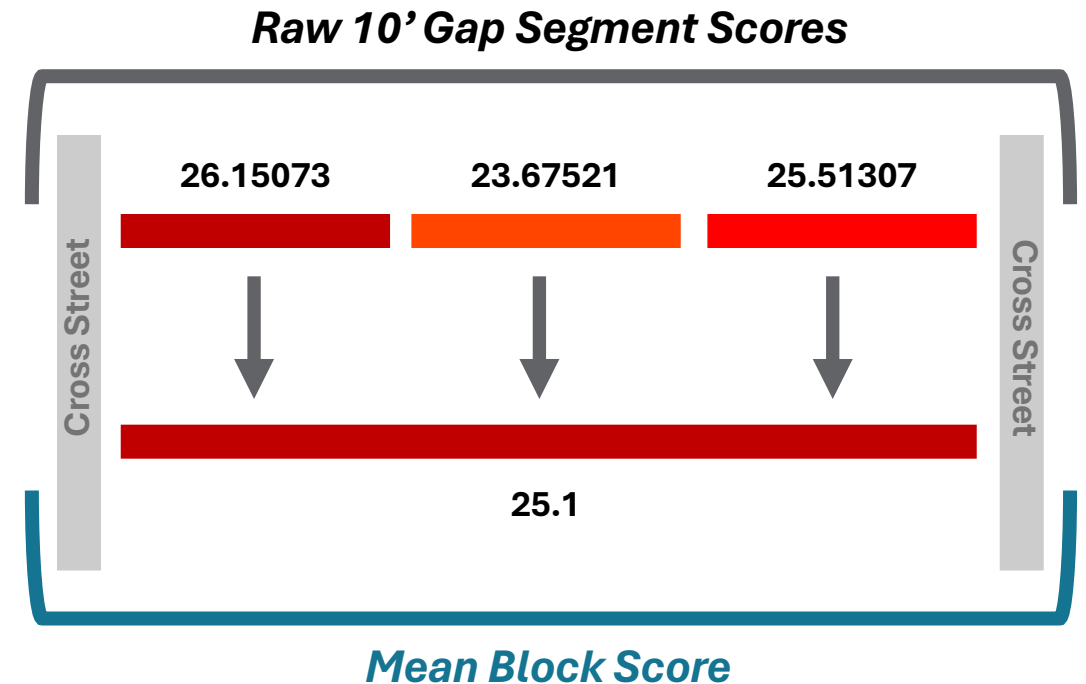


Weighted Share of Total Score



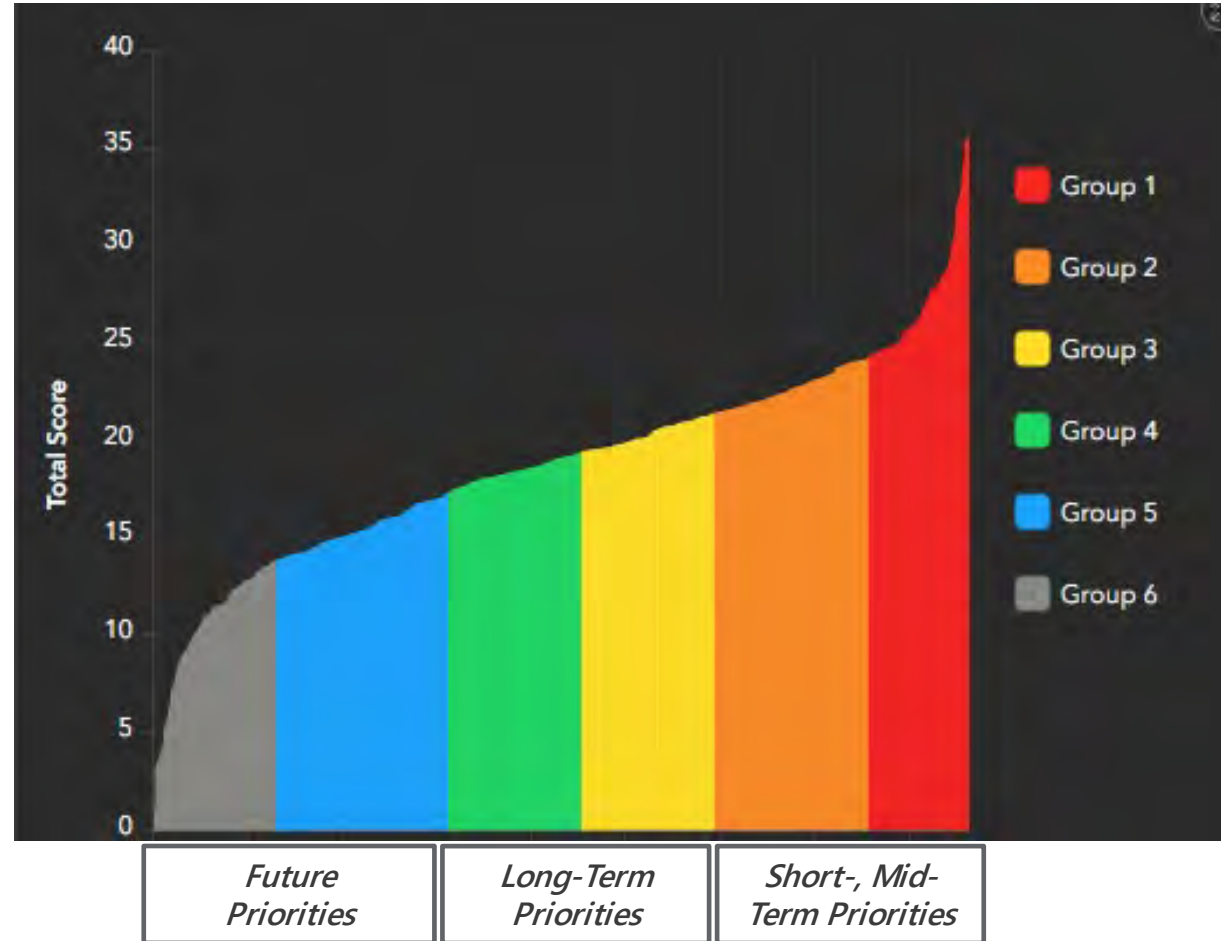
Step 4: Scoring

1. Review Raw Segment Score as applied to 10' Gap Segments
2. Calculate and assign Mean Segment Score
3. Derive Mean Block Score
4. Categorize scores to tiers, sensitive to total mileage and score range breaks

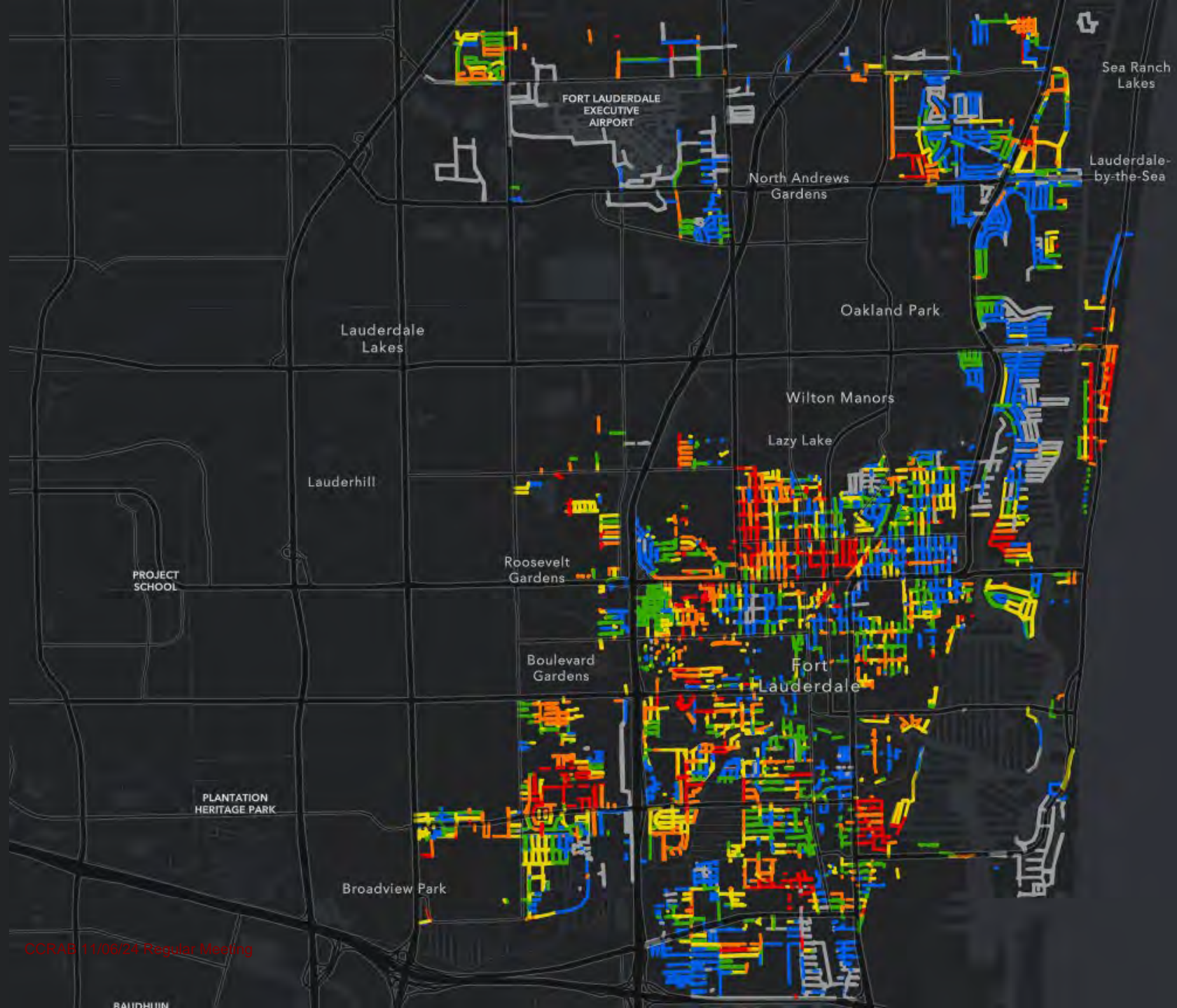


Step 5: Draft Priority Tiers

	Tier Group	Mileage	Share of All Miles	Mean Score
Short-, Mid-Term Priorities	1	38	9%	26
	2	71	16%	23
Long-Term Priorities	3	81	19%	20
	4	80	18%	18
Future Priorities	5	98	22%	16
	6	69	16%	11



Preliminary Results



Next Steps

Next Steps

- City Commission Conference Meeting: TBD
 - Receive direction on Master Plan development
- Master Plan Deliverable
 - Data-driven, replicable
 - Neighborhood-sensitive
- Implementation
 - Funding
 - Neighborhood Outreach



Questions & Answers

Karen Warfel

Transportation Planning Division Manager

Transportation & Mobility Department

**V. Recommendation
Proposed Procedures for the
Election of Officers**

**Clarence Woods
CRA Manager**

City Clerk Guidance
<ul style="list-style-type: none">• Avoid statements that are already expressed in the member guidebook, relevant ordinances, resolutions, Florida Guide of Commission on Ethics.• Discuss and recommended agreed upon rules.• Provide a Communication to City Commission on agreed upon rules.
City Attorney Concern
<ul style="list-style-type: none">• 4.b. – ».what.evidence.the.board.use.to.disqualify.a.candidate?”

**Central City Redevelopment Advisory Board
Procedures for the Election of Officers**

	1. An election of chair and vice chair of the Central City Redevelopment Advisory Board shall be held annually at the Board's September meeting unless the Board votes to defer the election until a later meeting. A quorum must be present to conduct an election.
	2. An election of officers shall be listed on the meeting agenda with the following statement: <u>WARNING:</u> IT IS A VIOLATION OF THE FLORIDA SUNSHINE LAW FOR AN ADVISORY BOARD MEMBER TO DISCUSS AN UPCOMING ELECTION WITH ANOTHER ADVISORY BOARD MEMBER OUTSIDE OF A MEETING OF THE ADVISORY BOARD.
	3. The chair shall preside over the election. If the chair is vacant, the vice chair shall preside over the election. If both chair and vice chair are vacant and absent, the Board member with the most seniority shall preside over the election.
	4. The member presiding over the election shall first open the floor for nominations for chair and shall close nomination when no further nominations come forward. The presiding member shall conduct the election for vice chair, if needed, after the election for chair.
	a. A nominee must affirmatively accept a nomination to be a candidate.
	b. A Board member is disqualified from being a candidate if the Board member discusses the upcoming election with another Board member outside of a meeting of the Board.
	c. A member must be present to nominate a candidate or to be nominated as a candidate.
	5. <u>Voting</u>
	a. After nominations are closed, candidates may make statements, in the order that they were nominated, in support of their candidacy. After the statements, Board members may ask questions of the candidates.
	b. If only one person is nominated for an office, the candidate may be elected by unanimous consent of the Board.
	c. If there are two or more candidates for an office, the clerk shall call the roll and tally the votes. A candidate must receive a majority of the votes cast to be elected. If more than two candidates are nominated and no candidate receives a majority, the candidate with the fewest number of votes shall be dropped and the Board shall vote again.
	6. In the case of a vacancy, an election to fill the vacancy shall occur at the first meeting that the office is vacant.
	7. The members who are elected as chair and vice chair shall assume office immediately after the election is completed and shall serve until the next election is completed so long as they remain members of the Board.

I move that the Central City Redevelopment Advisory Board adopt the following policies and procedures for the election of officers:

Central City Redevelopment Advisory Board

Procedures for the Election of Officers

1. An election of chair and vice chair of the Central City Redevelopment Advisory Board shall be held annually at the Board's September meeting unless the Board votes to defer the election until a later meeting. A quorum must be present to conduct an election.
2. An election of officers shall be listed on the meeting agenda with the following statement:

WARNING: IT IS A VIOLATION OF THE FLORIDA SUNSHINE LAW FOR AN ADVISORY BOARD MEMBER TO DISCUSS AN UPCOMING ELECTION WITH ANOTHER ADVISORY BOARD MEMBER OUTSIDE OF A MEETING OF THE ADVISORY BOARD.

3. The chair shall preside over the election. If the chair is vacant, the vice chair shall preside over the election. If both chair and vice chair are vacant and absent, the Board member with the most seniority shall preside over the election.
4. The member presiding over the election shall first open the floor for nominations for chair and shall close nominations when no further nominations come forward. The presiding member shall conduct the election for vice chair, if needed, after the election for chair.
 - a. A nominee must affirmatively accept a nomination to be a candidate.
 - b. A Board member is disqualified from being a candidate if the Board member discusses the upcoming election with another Board member outside of a meeting of the Board.
 - c. A member must be present to nominate a candidate or to be nominated as a candidate.
5. Voting
 - a. After nominations are closed, candidates may make statements, in the order that they were nominated, in support of their candidacy. After the statements, Board members may ask questions of the candidates.
 - b. If only one person is nominated for an office, the candidate may be elected by unanimous consent of the Board.
 - c. If there are two or more candidates for an office, the clerk shall call the roll and tally the votes. A candidate must receive a majority of the votes cast to be elected. If more than two candidates are nominated and no candidate receives a majority, the candidate with the fewest number of votes shall be dropped and the Board shall vote again.
6. In the case of a vacancy, an election to fill the vacancy shall occur at the first meeting that the office is vacant.
7. The members who are elected as chair and vice chair shall assume office immediately after the election is completed and shall serve until the next election is completed so long as they remain members of the Board.

Adopted: _____

**VI. Recommendation
NE 5th Terrace Closure – Light Fixture**

**Clarence Woods
CRA Manager**

NE 5 Terrace Closure – Light Fixture

- Work to install fixture may be placed on FPL schedule.
- Staff recommend CCRAB to discuss whether light fixture needed at this location.
- Recommendation by motion is needed. Summary to be shared with Parks Department to lead the effort.

**VII. Recommendation
NE 4th Median – Tree Installation
(between NE 11 St and NE 12 St)**

**Clarence Woods
CRA Manager**

NE 4th Ave Median between NE 11th and NE 12th Street

- Parks provided revised quote \$13,500
- Parks recommend installing 18 trees.
- Staff recommend the CCRAB discuss item and level of priority.

VIII. Old Business Updates

**Clarence Woods
CRA Manager**

1. Land Use Plan Amendment Scope					
<ul style="list-style-type: none"> At procurement review process. Copy attached for reference. 					
2. Rezoning Project – Commercial Property Owners					
<ul style="list-style-type: none"> The direction is to work with stakeholder group to ensure their concerns are part of the process. The intention is to bring the rezoning proposal before Planning and Zoning Board in the 1st quarter of next year. 					
3. NE 13 St Beacon Structure					
<ul style="list-style-type: none"> PAB Meeting Summary: The presentation to the CCRAB was shared with Public Art Placemaking Advisory Board. The PAB accepted \$150,000 to commission new piece. Cultural Affairs Officer will coordinate removal with the City and artists to remove the structure. 					
4. NE 4th Ave western sidewalk between NE 11th and NE 12 Street					
<ul style="list-style-type: none"> Pending – Public Works Inspector report. Sidewalks are repaired so they are ADA compliance. 					
5. Miscellaneous					
1. January meeting – vote to reschedule Jan 1 st to Monday, January 13					
2. Meeting location					
	MEETING LOCATION OPTIONS	IT Capability	Meeting Space	Parking space	Notes
1	Holiday Park Social Center	<input type="checkbox"/>	<input checked="" type="checkbox"/>	<input checked="" type="checkbox"/>	Requires IT setup
2	Development Services Department Lobby	<input type="checkbox"/>	<input checked="" type="checkbox"/>	<input type="checkbox"/>	Requires IT setup, limited parking spaces
3	Warfel Park	<input type="checkbox"/>	<input checked="" type="checkbox"/>	<input type="checkbox"/>	Requires IT setup, limited parking spaces
4	CRA Office	<input checked="" type="checkbox"/>	<input type="checkbox"/>	<input checked="" type="checkbox"/>	limited seating
5	101 NE 3 Ave, Suite 1100	<input checked="" type="checkbox"/>	<input checked="" type="checkbox"/>	<input checked="" type="checkbox"/>	

Central City Future Land Use Plan Amendment Scope of Services

I. Project Background

The City of Fort Lauderdale is seeking proposals from qualified firms to provide consulting services to prepare applications for a Future Land Use Element amendment and a Future Land Use Map Amendment. The application will reflect the boundaries of the Central City Community Redevelopment Area (CRA) and will provide a framework for future zoning and catalyze redevelopment in the Central City CRA.

The [Central City Community Redevelopment Plan](#), adopted in 2012, recommended seeking assistance in creating a mixed use, transit-oriented district. Per the Plan, potential areas for redevelopment opportunities were identified through a public participation process including properties within the CRA along major streets such as Sunrise Boulevard, NE 4th Avenue, and NE 13th Street. Per the Plan, Sunrise Boulevard can support a larger, more intense type of redevelopment scenario; while NE 4th Avenue and NE 13th Street can support lighter intensity, neighborhood-oriented retail establishments as well as mixed-use building types.

Currently, the CRA is considering new zoning designations and rezoning properties adjacent to these major roadways that will allow a mix of uses, encourage enhancement of the pedestrian experience, and incorporate form-based standards regarding height, massing, and building form. The intent of the Future Land Use Element amendment and a Future Land Use Map Amendment is to have one, single land use designation that would permit development of both market rate and affordable housing units within mixed use projects that support new and existing commercial uses in the CRA.

The scope of services includes the consultant recommending a modification of an existing future land use designation or the creation of a new future land use designation for the designated Central City mixed use area. The City's Future Land Use Element and Future Land Use Map are governed by both the City and Broward County through the County's Charter. The proposed Future Land Use Map amendment will require an amendment to both the City of Fort Lauderdale Future Land Use Map and the Broward County Future Land Use Map which, will require approval by the Fort Lauderdale City Commission, the Broward County Planning Council, and the Broward County Commission.

The Project Manager for the consultant team should be the primary contact for the project. The Project Manager will answer questions from the public in regard to the amendments and present at public meetings including civic associations, the Central City Community Redevelopment Area Board, Planning and Zoning Board, City Commission, Broward County Planning Council, and Broward County Commission meetings.

Attached is a map of the Central City Community Redevelopment Area.

II. Scope of Work

Task 1 – Research and Project Approach

The objective is to gain familiarity with the current future land use designations, existing uses, discuss project approach and public outreach with CRA and City staff.

City Services

- City staff will provide consultant draft CRA unified land development regulations for the proposed Central City CRA rezoning.
- Most other documents including Central City CRA Plan can be found on the City's website.

Consultant Deliverables

- Prepare project schedule for review by CRA and City staff.
- Submit final project schedule based upon CRA and City staff comment.

Task 2 – Meeting with Broward County Planning Council Staff to Discuss Proposed Future Land Use Element and Future Land Use Map Amendment Applications

The consultant will meet with City and Broward County Planning Council staff to discuss the proposed future land use designation, Future Land Use Element amendment and amendments to both the City and County Future Land Use Maps.

City Service

- Schedule meeting with Consultant and Planning County Staff

Consultant Deliverable

- Prepare meeting summary with Broward County Planning Council staff.

Task 3 – Consultant to Present to Central City Community Redevelopment Board (CCRAB) on Proposed Future Land Use Element and Map Amendments including Density, Intensity, and Proposed Affordable Housing Strategies

The purpose of the CCRAB presentation is to gain consensus from the CCRAB about the density and intensity of the future land use designation for the amendment and related affordable housing strategies. Note that Broward County Land Use Plan Policy 2.16.2 states that when amendments which propose to add 100 or more residential dwelling units to existing densities, municipalities must incorporate affordable housing strategies.

City/CRA Service

- CRA staff will place presentation on CCRAB agenda.
- City and CRA staff will provide comments on draft PowerPoint in advance of the CCRAB meeting.
- City and CRA staff will attend the CCRAB meeting and assist with answering questions.

Consultant Deliverable

- Provide draft PowerPoint regarding the proposed future land use designation including density, intensity, and affordable housing strategies to City staff and CRA staff two weeks in advance of the CCRAB meeting.
- Submit final PowerPoint to City and CRA staff for consultant's presentation to the CCRAB.
- Present proposed Future Land Use, Future Land Use Element and affordable housing strategies to the CCRAB and answer questions.

Task 4 - Consultant and City Staff to Meet with City Attorney's Office, Broward County Traffic Engineering, and the Florida Department of Transportation on Proposed Amendments

City Service

- Schedule meetings with the City Attorney's Office, Broward County Traffic Engineering and the Florida Department of Transportation.

Consultant Deliverable

- Prepare meeting summaries for meetings with Broward County Traffic Engineering and the Florida Department of Transportation.

Task 5 – Prepare Land Use Amendment Report including but not limited to the following:

City Service

- City staff will support communication between Consultant and various City departments to obtain information for the Future Land Use Map amendment report.

Consultant Deliverable

An amendment report must meet the data and analysis requirements outlined in the appendix of the [Broward County Administrative Rules Document](#). The report must include the following:

- Existing uses
- Proposed density and intensity
- Proposed City and County future land use designations

- Analysis of public facilities and services:
 - Potable water and sanitary sewer including water and sewer analysis letter from Public Works
 - Drainage requirements and correspondence from City Engineer confirming drainage analysis
 - Solid waste impact and confirm solid waste analysis with solid waste collection provider
 - Proposed increase in population
 - Impact on Broward County community park and City park level of service
 - Mass transit analysis
 - Traffic study
 - School impact analysis and Broward Schools capacity determination letter
- Natural and historical resource analysis
- Affordable housing strategy
- Land use compatibility
- Hurricane evacuation analysis
- Intergovernmental coordination
- Public outreach summary
- Description of consistency with highlighted regional issues and policies of the Broward County Land Use Plan
- Required maps
- Sketch and legal description for proposed amendment area.

Task 6 – Create Project Website with Draft Documents, PowerPoint Presentation, Project Schedule, and Point of Contact.

CRA Staff Service

- CRA staff will add link from the consultant’s project website to the City’s website

Consultant Service

- Consultant will prepare website for the project that meets City standards for accessibility.

Task 7 – Consultant to Present on Draft Future Land Use Element and Future Land Use Plan Amendment Applications to the Central City Community Redevelopment Advisory Board (Up to 4 Meetings)

City and CRA Staff Service

- CRA staff will place discussion of the Future Land Use Element and Future Land Use Map amendments on the CCRAB agenda. City and CRA staff will attend the meeting and answer questions.

Consultant Service

- The consultant will present the findings of the data, inventory, and analysis in the Future Land Use Element report and answer CCRAB questions.

Task 7.1 – Revise PowerPoint Prior to Additional CCRAB, Civic Association, and Public Participation Meetings (Up to 5 Revisions)

City and CRA Staff Service

- City and CRA staff will provide comments on the PowerPoint presentation for revisions based upon CCRAB, Civic Association, and Public Participation Meetings.

Consultant Service

- The consultant will revise the PowerPoint based upon City and CRA staff comments.

Task 7.2 - Consultant to Present the Amendments to Civic Associations in and Adjacent to the Central City (Up to 12 Meetings)

City and CRA Staff Service

- City and CRA staff will attend Civic Association meetings and answer Civic Association questions.

Consultant Service

- The Consultant will present the amendments and answer Civic Association questions.

Task 8 – Development Review Committee (DRC) Meetings

Task 8.1 - Required Mail Notices to Property Owners and Property Owners within 300 feet and Civic Associations in and Adjacent to the CRA Prior to the DRC Meetings (Up to 3 Mailings)

CRA Staff Service

- The CRA staff shall prepare and mail notices to civic associations within and adjacent to the CRA regarding the scheduling of the amendments on the Development Review Committee (DRC) agenda.

Task 8.2 - Public Presentation Meetings Prior to the Development Review Committee (DRC) Meeting (Up to 3 Meetings)

CRA Staff Service

- CRA staff will schedule public presentation meetings and both CRA and City Staff will attend the public participation meetings.

Consultant Service

- Consultant to present the amendments at the Public Participation Meetings, collect public comments, and prepare a summary of the meeting(s).

Task 8.3 - DRC Comments on Draft Future Land Use Plan Amendment and Future Land Use Map Amendment Report

City Staff Service

- City staff will prepare comments on the draft Future Land Use Element and Future Land Use Map Amendments.

Task 8.4 - DRC Meeting (Up to 3 Meetings)

City Staff Service

- City staff will post DRC comments on the City's website and send them to the consultant. The DRC members will answer questions regarding their comments on the future land use amendment report.

Consultant Service

- The Consultant will present the land use plan amendments at the DRC meetings and address comments from DRC members or members of the public.

Task 8.5 - Resubmit Revised Future Land Use Plan Amendment Report (Up to 4 Revisions)

Consultant Service

- The consultant will submit a revised the Future Land Use Map amendment report and provide written responses to the DRC's comments to City and CRA staff.

Task 8.6 - DRC Sign Off

City Staff Service

- City staff will share the revised Future Land Use Map amendment report and request DRC member sign off prior to scheduling on the Planning and Zoning Board (PZB) agenda.

Consultant Deliverable

- Consultant will respond to DRC Member comments on the Future Land Use Map Amendment report and revise the report for resubmittal to the City.

Task 9 - Planning and Zoning Board (PZB) Meetings

Task 9.1 - Required Mail Notices to Property Owners within 300 feet and Civic Associations in and Adjacent to the CRA Prior to the PZB Meetings

CRA Staff Service

- CRA staff will prepare two mail notices at least 10 days in advance of the public presentation meeting to property owners within the Future Land Use Map amendment area and within 300 feet of the proposed Future Land Use Map amendment area and email the notice to civic associations within and adjacent to the CRA.

Task 9.2 - Required Public Participation Meeting Prior to PZB Meeting (Up to 3 Meetings)

City and CRA Staff Service

- City and CRA staff will attend public participation meeting and assist with answering questions.

Consultant Service

- The Consultant will prepare a PowerPoint presentation and send to City staff two weeks in advance of the public participation meeting.
- Revise PowerPoint presentation based upon City and CRA staff comments and present the Future Land Use Element and Future Land Use Map amendments at the public participation meeting.
- Present the amendments at the Public Participation Meeting.
- Prepare a summary of the public participation meeting and submit the summary to City and CRA staff.

Task 9.3 - City Staff to Request Sketch and Legal Description of Amendment Area from City Surveyor

City Staff Service

- City staff will coordinate with City Surveyor to create a sketch and legal description for the proposed Future Land Use Map Amendment.

Consultant Service

- Consultant will review City Surveyor's sketch and legal description for consistency with proposed Future Land Use Map amendment.

Task 9.4 - Planning and Zoning Board Submittal Deadline

City Staff Service

- City staff will request placement on a Planning and Zoning Board (PZB) agenda.
- Distribute PZB agenda memoranda with the Future Land Use Amendment Report to PZB members, City Attorney's Office and post on the City's website.

Consultant Service

- Consultant will prepare PZB staff reports summarizing the Future Land Element and Future Land Use Map amendments and impacts on services.
- Incorporate Urban Design and Planning Manager comments into final PZB staff report.

Task 9.5 - Revisions to Planning and Zoning Board Staff Reports, Land Use Plan Amendment Report, Text Amendment and PowerPoint Presentation (Up to 5 Revisions)

City and CRA Staff Service

- City and CRA staff will provide comments on the PZB Staff Report, Land Use Plan Amendment Report, text amendment and PowerPoint Presentation.

Consultant Service

- Consultant will revise PZB Staff Report, Land Use Plan Amendment Report, text amendment, and PowerPoint presentation per PZB, City and CRA Staff Comments.

Task 9.6 - Planning and Zoning Board Meeting (Local Planning Agency Public Hearing) (Up to 4 Meetings)

City and CRA Staff Service

- City and CRA staff shall attend the Planning and Zoning Board hearing and assist with answering questions.

Consultant Service

- Consultant will prepare a PowerPoint presentation and present the Future Land Element text and Future Land Use Map amendment at the Planning and Zoning Board Meeting and answer Planning and Zoning Board member questions.
- City and CRA Staff will assist with answering questions.

Task 10 – City Commission Conference Meeting Presentation

City and CRA Staff Service

- CRA staff will request placement of a presentation on the Future Land Use Element text and Future Land Use Map amendments on a City Commission Conference Meeting Agenda. City and CRA staff will attend the City Commission Conference Meeting to assist with answering questions.

Consultant Service

- Consultant will update PowerPoint presentation and forward in advance of the City Commission conference meeting to be published on the City's website with the meeting agenda.
- Consultant will present the amendments to the City Commission at the City Commission conference meeting.

Task 11 – City Commission Public Hearing Scheduling and Newspaper Ad

City Staff Service

- City staff will request placement of the amendment on a City Commission agenda.
- The City Attorney's Office will prepare the newspaper advertisement and ordinance to amend the Future Land Use Element and the Future Land Use Map.

Task 12 – City Commission Transmittal Hearing – First Reading

City and CRA Staff Service

- Forward City Commission Agenda memorandum to Urban Design and Planning Manager, Development Services Director, City Attorney's Office, and City Manager for review.
- City and CRA staff shall attend the City Commission hearing and assist with answering questions.

Consultant Service

- Consultant will prepare a City Commission agenda memoranda (CAMs) for the proposed amendments and incorporate suggested changes from City staff into the CAMs.
- Consultant will attend the City Commission and answer City Commission questions.

Task 13 – Transmit Future Land Use Element and Future Land Use Map Amendment to the FloridaCommerce

Consultant Service

- Consultant will prepare and submit the proposed Future Land Use Element and Future Land Use Map amendments to the FloridaCommerce and email the amendment to the agencies that review comprehensive plan amendments.

Task 14 – Broward County Planning Council (BCPC) Submittal and Request Conditional Recertification

City Service

- City staff will coordinate required signatures and materials for the request for conditional recertification.

Consultant Service

- Consultant will submit the Future Land Use Element Text and Future Land Use Map amendments to the Broward County Planning Council (BCPC).
- Complete requirements for a request for conditional recertification 21 days prior to the Planning Council public hearing.

Task 15 – Address BCPC Comments

Consultant Service

- Consultant will address BCPC comments and make changes to the Future Land Use Map amendment report as needed.
- Changes to the Future Land Use map report will be submitted to City staff for review prior to resubmittal to the BCPC.

Task 16 – BCPC Hearing

The BCPC hearing cannot occur until 21 days after City Commission.

City and CRA Staff Service

- City and CRA staff will attend and answer questions.

Consultant Service

- Consultant will present the Future Land Use Map and Future Land Use text amendments to the BCPC and answer questions.
- City and CRA Staff will assist with answering questions.

Task 17 – County Commission – Approval of Notice to Advertise LUPA

BCPC staff will request that the County Commission schedule approval of notice to advertise the land use map amendment at a regularly scheduled County Commission meeting.

Consultant, City and CRA Staff Service

- Consultant, City, and CRA staff will attend and answer questions if necessary.

Task 18 - County Commission Transmittal Hearing

City and CRA Staff Service

- City and CRA staff will assist with answering questions.

Consultant Service

- Consultant will present the Future Land Use Map amendment to the Broward County Commission and answer questions.

Task 19 - Address FloridaCommerce Comments on City and County Transmittals

City Staff Service

- City staff will request placement of a City Commission agenda for second reading of the ordinances to adopt the Future Land Use Element and Future Land Use Element amendments.
- Forward CAM to Urban Design and Planning Manager, Development Services Director, City Attorney's Office, and City Manager's Office for review.

Consultant Service

- Consultant will prepare written responses to the FloridaCommerce comments or other agency comments.
- Prepare a CAM for the City Commission second reading of the ordinances to adopt the amendments.
- Incorporate suggested changes from City staff into the CAMs.

Task 20 - County Commission Adoption Hearing – Second Reading

City and CRA Staff Service

- City and CRA staff will attend and assist with answering questions.

Consultant Service

- Consultant will attend the County Commission adoption hearing and answer questions if necessary.

Task 21 - City Commission Adoption Hearing – Second Reading

City and CRA Staff Service

- City and CRA staff will assist with answering questions.

Consultant Service

- Consultant will attend the City Commission adoption hearing regarding the Future Land Use Element text and Future Land Use Map amendments and answer questions.

Task 22 - Prepare Transmittal of Adopted Amendments to FloridaCommerce

City Service

- City staff will coordinate with the City Clerk’s office to obtain the signed ordinance(s).

Consultant Service

- The consultant will prepare the transmittal of the adopted amendments to FloridaCommerce and the agencies that review comprehensive plan amendments.

Task 23 - Request BCPC to Finalize Recertification of the Future Land Use Element and Future Land Use Map

City Service

- City staff will provide a letter from the Director of Development Services, adoption ordinances, City Commission memoranda, revised Future Land Use Element pages, updated Future Land Use Map and DEO compliance letters to the Broward County Planning Council to request recertification.

III. Project Schedule

The Central City Future Land Use Element text and Future Land Use Map amendment project is anticipated to be completed within a 29-month timeframe from notice to proceed.

	MILESTONE	ASSIGNED	MONTH
1	Research and Project Approach	Consultant	1
2	Meeting with Broward County Planning Council Staff to Discuss Proposed Future Land Use Element and Future Land Use Map Amendment Applications	Consultant/City	2
3	Consultant to Present to Central City Community Redevelopment Board (CCRAB) on Proposed Future Land Use Element and Map Amendments including Density, Intensity, and Proposed Affordable Housing Strategies	Consultant/CRA/City	3
4	Consultant and City Staff to Meet with City Attorney’s Office, Broward County Traffic Engineering, and the Florida Department of Transportation on Proposed Amendments	Consultant/City	4
5	Prepare Land Use Amendment Report Including but Not Limited to the following:	Consultant	3-6
	• Existing Uses		
	• Proposed Density and Intensity		
	• Proposed City and County Land Use Designations		
	• Analysis of Public Facilities and Services		
	○ Potable Water and Sanitary Sewer including Water and Sewer analysis letter from Public Works		
	○ Drainage Requirements and Correspondence from City Engineer Confirming Drainage Analysis		
	○ Solid Waste Impact and Confirm Solid Waste Analysis with Solid Waste Collection Provider		
	○ Proposed Increase in Population		
	○ Impact on Broward County community park and City park level of service		
	○ Mass Transit Analysis		
	○ Traffic Study		
	○ School Impact Analysis and Broward Schools Capacity Determination Letter		
	• Natural and Historical Resource Analysis		
	• Affordable Housing Strategy		

	<ul style="list-style-type: none"> Land Use Compatibility 		
	<ul style="list-style-type: none"> Hurricane Evacuation Analysis 		
	<ul style="list-style-type: none"> Redevelopment Analysis 		
	<ul style="list-style-type: none"> Intergovernmental Coordination 		
	<ul style="list-style-type: none"> Public Outreach Summary 		
	<ul style="list-style-type: none"> Description of Consistency with Highlighted Regional Issues and Policies of the Broward County Land Use Plan 		
	<ul style="list-style-type: none"> Required Maps 		
6	Create Project Website with Draft documents, PowerPoint Presentation, Project Schedule, and Point of Contact.		6
7	Consultant to Present on Draft Future Land Use Element and Future Land Use Plan Amendment Applications to the Central City Community Redevelopment Advisory Board (Up to 4 Meetings)	Consultant/City/CRA	6-10
7.1	Revise PowerPoint Prior to Additional CCRAB, Civic Association, and Public Participation Meetings (Up to 5 Revisions)		6-10
7.2	Consultant to Present the Amendments to Civic Associations in and Adjacent to the Central City (up to 12 meetings.)		7-10
8	Development Review Committee (DRC) Meetings		11-13
8.1	Required Mail Notices to Property Owners and Property Owners within 300 feet and Civic Associations in and Adjacent to the CRA Prior to the DRC Meetings (Up to 3 Mailings)		7
8.2	Public Presentation Meetings Prior to the Development Review Committee (DRC) Meeting (Up to 3 Meetings)		8-10
8.3	DRC Comments on Draft Future Land Use Plan Amendment and Future Land Use Map Amendment Report	City	7
8.4	DRC Meeting (Up to 3 Meetings)	City/Consultant	8
8.5	Resubmit Revised Future Land Use Plan Amendment Report (Up to 4 Revisions)	Consultant	10
8.6	DRC Sign Off	City/Consultant	11
9	Planning and Zoning Board (PZB) Meeting		
9.1	Required Mail Notices to Property Owners within 300 feet and Civic Associations in and Adjacent to the CRA Prior to the PZB Meetings	CRA	11
9.2	Required Public Participation Meeting Prior to PZB Meeting (Up to 3 Meetings)	Consultant/CRA/City	11
9.3	City Staff to Request Sketch and Legal Description of Amendment Area from City Surveyor	City	11
9.4	Planning and Zoning Board Submittal Deadline	Consultant/City	12
9.5	Revisions to Planning and Zoning Board Staff Reports, Land Use Plan Amendment Report, and PowerPoint Presentation (Up to 5 Revisions).		
9.6	Planning and Zoning Board Meeting (Local Planning Agency Public Hearing) (Up to 4 Meetings)	Consultant/CRA/City	13-16
10	City Commission Conference Meeting Presentation	Consultant/CRA/City	17
11	City Commission Public Hearing Scheduling and Newspaper Ad	City	15
12	City Commission Transmittal Hearing - First Reading	Consultant/CRA/City	16
13	Transmit Future Land Use Element and Future Land Use Map Amendment to the FloridaCommerce	Consultant	16
14	Broward County Planning Council (BCPC) Submittal and Request Conditional Recertification	Consultant/City	16
15	Address BCPC Comments	Consultant/ City	17
16	BCPC Hearing <i>Cannot occur until 21 days after City Commission</i>	Consultant/CRA/City	17
17	County Commission – Approval of Notice to Advertise LUPA	Consultant/CRA/City	19
18	County Commission Transmittal Hearing	Consultant/CRA/City	20
19	Address FloridaCommerce Comments Issued on City and County Transmittals	Consultant	22
20	County Commission Adoption Hearing - Second Reading	Consultant/CRA/City	24
21	City Commission Adoption Hearing – Second Reading	Consultant/CRA/City	26
22	Prepare Transmittal of Adopted Amendments to DEO	Consultant/City	27
23	Request BCPC to Finalize Recertification of the Future Land Use Element and Future Land Use Map	Consultant/City	29

IV. Project Cost

The Central City Community Redevelopment Agency's Fiscal Year 2025 Budget includes \$180,000 for consultant fees. Project invoices shall be submitted monthly organized by work completed, task, individual and hourly rate to determine cost per invoice. The proposal should include the cost for additional meetings and revisions.

Future Land Use Element and Future Land Use Map Amendment Fees

Fee	Cost
Broward Schools School Capacity Determination Letter	\$ 2,162.00
Mail Notice Prior to DRC Meeting	\$ 2,000.00
Mail Notice for Public Participation Meeting prior to PZB Meeting (Two Mailings)	\$ 5,000.00
Sign Posting Prior to Public Participation Meeting (15 x \$53.00)	\$ 795.00
Development Services Land Use Plan Amendment Application Fee	\$ 13,621.00
Newspaper Advertisement for City Commission 1 st and 2 nd Reading	\$ 1,500.00
Broward County Future Land Use Amendment Fee	\$ 20,785.00
Consultant Fee	\$180,000.00
Total Project Fees	\$225,863.00

V. Submittal

The City requests a proposal reflecting the scope of work outlined herein along with potential cost for each task at rates established under the budget. The proposal shall include a list of individuals that will be conducting the work and the hourly rate for such individuals. City requests the proposal be submitted electronically.

IV. Contact Information

The Consultant shall provide a single point of contact for project management services, including invoicing, deliverables, coordination of assignments and schedule management. The following CRA and City staff shall be point of contact for this project.

Central City Community Redevelopment Agency

Cija Omengabar, CRA Planner, FRA-RP
City of Fort Lauderdale
Community Redevelopment Agency
914 Sistrunk Boulevard, Suite 200
Fort Lauderdale, FL 33311
Phone: 954-828-4776
Email: Comengabar@fortlauderdale.gov

Project Manager

Lorraine Tappen, Principal Urban Planner, AICP, Urban Design and Planning Division
700 NW 19th Avenue
Fort Lauderdale, FL 33311
Phone: (954) 828-5018
Email: LTappen@fortlauderdale.gov

Holiday Park Social Center – 1150 G. Martin Harold Drive



Development Services Department – 700 NW 19 Avenue



Wafield Park – 1000 N Andrews Avenue



101 NE 3 Avenue- 11th Floor Conference Room



1st floor parking City Hall Garage between 101 building and old City Hall site.



IX. New Business – Next meeting topics

Board Members

Date	Topic of Discussion	Department/ Vendor
Wednesday December 4, 2024 6:00 pm	1. Rollover/Tentative-Streets and Sidewalk Assessment Report 2. Rollover/Tentative-Non-Profit Eligibility	1. PW-Tentative 2. CRA
January TBD, 2025 6:00 pm	1. Rezoning Status Update 2. Rollover/tentative-Streets and Sidewalk Assessment Report 3. Rollover/tentative-Non-Profit Eligibility	1. CRA/Planning 2. PW-Tentative 3. CRA
Wednesday February 5, 2025 6:00 pm	1. FY2025 Budget Prioritization Discussion	1. CRA
Wednesday March 05, 2025 6:00 pm	1. CRA Annual Report	1. CRA

**X. Approval of Minutes
October 2, 2024 Regular Meeting**

**Kimber White
Chair**



CITY OF FORT LAUDERDALE

1st DRAFT
REGULAR MEETING MINUTES
CITY OF FORT LAUDERDALE
CENTRAL CITY REDEVELOPMENT ADVISORY BOARD
WEDNESDAY, OCTOBER 2, 2024 – 6:00 PM
CRA CONFERENCE ROOM
914 SISTRUNK BOULEVARD, SUITE 200
FORT LAUDERDALE, FL 33311

Board Members	Present/Absent	Cumulative Attendance	
		September 2023	August 2024
Kimber White, Chair	P	4	0
Antoinette Wright, Vice Chair	P	6	0
Edward Catalano	P	14	0
Linda Fleischman	P	13	1
Justin Greenbaum	P	11	3
Troy Liggett	P	9	0
Thomas Mabey	P	4	0
Jason Ross	P	1	0
Carlton Smith	A	10	3
Nikola Stan	P	14	0
Bobby Tinoco	P	7	0

Mr. Ross arrived at 6:24 p.m. and departed at 7:06 p.m.

Staff:

Clarence Woods, CRA Manager
 Cija Omengebar, CRA Planner/Liaison
 Tania Bailey-Watson, CRA Senior Administrative Assistant

Others:

Olga Zamora
 K. Cruitt, Recording Secretary, Prototype Inc.

Communication to the City Commission:

None

I. Pledge of Allegiance

Board members recited the Pledge of Allegiance.

II. Call to Order & Determination of Quorum

The meeting was called to order at 6:00 p.m. Roll was called, and it was noted that a quorum was present.

III. Approval of Meeting Minutes

Mr. Liggett indicated that in his opinion, draft minutes from the September 4, 2024 meeting were an incomplete representation of the discussion regarding the elections of officers, and those minutes should reference the election history chart and proposed procedure for election of

officers that he distributed at that meeting. Mr. Liggett clarified that the chart he distributed showed that since 2018, CCRAB officer elections occurred at the meeting that officer positions became vacant, but the elections on August 7, 2024 were held before officer positions became vacant.

Mr. Liggett distributed a document containing three proposed revisions to the September 4, 2024 minutes for discussion.

Motion by Mr. Liggett, seconded by Mr. Stan, to adopt Section III of the September 4, 2024 regular meeting minutes as amended, and to attach the document distributed by Mr. Liggett outlining his three proposed revisions. In a voice vote, the **motion** passed unanimously.

Motion by Ms. Wright, seconded by Mr. Liggett, to approve the minutes of the September 4, 2024 regular meeting as further amended. In a voice vote, the **motion** passed unanimously.

IV. **Informational: Conveyance from the City**

Clarence Woods, CRA Manager, stated that the City will convey two properties to the CRA. The property located at 1145 NW 5 Avenue would be conveyed to the Central City CRA, and the other to the NPFH CRA. He added that the Central City CRA will convey the house to a non-profit that provides housing; that organization will manage and operate the property which currently has tenants in it.

Ms. Wright inquired whether there would be restrictions on the conveyance. Mr. Woods stated it would be used for affordable housing.

Mr. Liggett inquired about text from a memo which he read aloud for the Board regarding the transfer of the subject property. Mr. Woods indicated that what Mr. Liggett had read might be a mistake and he would check that. Mr. Catalano agreed that the information in the memo was confusing.

V. **Project and Program Updates**

None.

VI. **Old Business Updates**

1. **Hope South Florida**

Ms. Wright reported that the organization had paused their operation within the last month, and she observed that more families were already being seen out in the neighborhood. She clarified that she learned through Mayor Trantalis that the operation would be moved to a location off Cypress Creek. Chair White added that he learned that the seven churches that provide those services had realized that those types of services are not conducive to neighborhoods.

Mr. Catalano agreed that the relocation had made a huge difference in the neighborhood.

Ms. Wright suggested that the Board keep this issue on their radar.

Mr. Liggett stated that he hopes the Board will now give attention to the homeless problem at Archways on NE 13 Street. Mr. Woods stated that homelessness is not under the purview of the CRA. Additional discussion was deferred to later in the agenda.

2. Establishing Voting Procedures

Ms. Omengebar stated that she had reached out to the office of the City Attorney and was advised it would be possible to establish voting procedures, but they would be subject to City Commission approval. She was advised that there are currently no procedures in place specific to any advisory boards, and recommended the issue be tabled until she receives direction on how to proceed. Members were in agreement to table the issue.

Chair White reminded Members that anything the Board proposes must go before the Commission, that Ms. Omengebar is working to research the issue and is still in the discovery phase. Chair White stated that members should allow this to go forward so there would be no misunderstanding in the future about the policy.

Ms. Olga Zamora, a resident in the CRA, requested another communication to the City Commission regarding Hope South Florida; she stated that the problem is more than a homeless issue, and that it is a land use issue. Ms. Zamora specified that her request was for the Commission to direct the City Manager to advise in writing the exact date on which the legal non-conforming status at 1100 N. Andrews Avenue was terminated; for the Commission to direct the City Manager to issue a zoning determination detailing the use allowed at that location and that the Commission enforce the approved use for 1100 N. Andrews Avenue in an equitable manner as she would prefer a church over an empty building. She reiterated wanting to see written documentation from the City on these issues as she learned the City would be making a presentation to the Flagler Association regarding a building that had been purchased for \$3 million near the Bright Line area.

Ms. Wright stated she agreed with everything that Ms. Zamora had said; Mr. Catalano and Mr. Stan were also in agreement.

Mr. Liggett expressed frustration, stating that he had come before this Board on behalf of the Middle River Terrace neighborhood to ask for support for a new land use issue at 1140 NE 5 Avenue, and was told that was something Code should take care of. Mr. Liggett stated he had also come to the Board about the problem with the homeless accumulating due to a lack of lighting and landscaping at Archways and it could be solved by providing them with a grant. He stated that the Board needed to be fair.

Discussion ensued regarding the number of churches, consideration of other addresses, and about the appropriate frequency for sending communications to the Commission.

Chair White reminded members that the Board needed to stay focused on the priority items. Mr. Woods sought clarification from Ms. Zamora on her request and proposed a meeting with the zoning administrator as an alternative. Mr. Catalano suggested that Ms. Zamora direct her request to him, so he could in turn send it to City as the president of the South Middle River Civic Association as that would be a better way to address this particular issue.

Ms. Fleischman agreed with Mr. Catalano and suggested that Ms. Zamora go before the Commission herself. Ms. Zamora decided that she wanted to pursue the suggestion made by Mr. Woods. Mr. Woods said he could reach out to the DSD Director, Mr. Al Battle, to address her concerns as the CRA should be the last resort.

Chair White said he agreed with Mr. Catalano; Ms. Zamora should start at the Civic Association level.

Ms. Wright shared that the Civic Association had dozens of meetings with the City before she requested the communication regarding Hope South Florida and felt the CRA could play a support role for the Civic Association if needed on an issue that helps achieve the mission of the CRA; she agreed that the CRA should not be starting Civic Association initiatives.

3. Member Communication by Email to Staff

Ms. Omengabar reviewed the rules regarding communication between staff and members; she highlighted that one-way communication is allowed whereas communication between members is not permitted.

Chair White advised that he had asked Ms. Omengabar to distribute back-up the week prior to each meeting so that Members would have more time to prepare for discussions beforehand.

4. Panhandling Inquiry NE 4th Ave/ Sunrise Boulevard

Ms. Omengabar reported that she had reached out to the office of the City Attorney, which in turn had conversations with the Police Department. She pointed to the 2019-2023 Crash Density and Median Size map provided on page 31 of the agenda packet and clarified that the intersection at NE 4 Avenue and Sunrise Boulevard was not identified as a hotspot; it would therefore not be added to the list of locations on Ordinance C-24-24, a copy of which was also included in the packet.

5. Non-profit Eligibility

Chair White distributed a document provided by Marie McGinley, Treasurer for Central City Alliance.

Mr. Woods stated that the CRA only funds those that meet their objectives. He added the CRA would like to be flexible and he would take a look at Archways to determine what could be done to assist through the existing façade program for commercial development. Mr. Woods stated there had been a similar request from an entity in the Northwest and clarified that the CRA is unable to assist with maintenance such as painting for non-profits. He added that while no promises could be made, he would evaluate whether the CRA needs a small grant program for commercial safety and security. A non-profit would still have to qualify by meeting one of the CRA objectives such as the elimination of slum and blight or a new brick and mortar project that would create jobs within the community as per policy.

Chair White pointed out that the decision would have to apply to others and not be applicable to just one case; he added that a separate program would be great as it would help with developing the area.

Mr. Woods stated it would be global within the CRA and all programs must revolve around cleanliness and safety to attract outside development.

Ms. Wright asked that lighting for residences also be considered. Discussion ensued regarding the role of the CRA. Mr. Woods stated that unfortunately the CRA is unable to address all the "ills" in each neighborhood.

6. Fiscal Year 2025 Adopted Budget

Ms. Omengebar referenced the Fiscal Year 2025 Budget Summary on page 38 of the packet and stated that members would see a larger sum after the November clean-up.

Mr. Liggett inquired about the \$200,000 transferred to the CIP account as he recalled the amount was \$150,000. Chair White and Ms. Omengebar indicated that Mr. Liggett was correct.

7. Rezoning Project – Commercial Property Owners

Ms. Omengebar stated that the owners are not yet ready to meet with the Board. Chair White and Mr. Liggett felt they should come in November. Discussion ensued regarding the way forward as it had been a several months. Ms. Omengebar indicated that she had spoken with the attorney for the group three times since the last meeting in September.

Mr. Liggett said that Mr. Fajardo had also been talking with the business owners since March.

Chair White stated that the Board is charged with the redevelopment of CCRA and unable to do so because of this delay and time is of the essence.

It was agreed that the next step would be to request a date-certain for a meeting so that the business owners could enlighten the Board on their views regarding the rezoning.

8. Street Closure Report – All Locations & NE 5th Terr

Ms. Omengebar pointed to the map on page 39 of the packet; she stated that with the help of Public Works, they were able to identify eight locations. She explained that the reason the light on the south side at the corner of NE 5 Terrace was left out was because there is a light close by at NE 11 Street and NE 5 Terrace as pictured on page 41. Ms. Omengebar had requested a price quote on a light fixture for the pole at NE 5 Terrace street closure and would report back on the cost. She clarified that the plan was to install lights at the other locations by the end of October 2024.

9. NE 4th Ave Complete Street Project

Ms. Omengebar reported that Procurement required the project manager to submit a formal bid through the system; it would go out that week and be for a period of 15 days.

10. NE 13 St Beacon Structure

Ms. Omengebar reported that \$150,000 is in place and she will notify the CRA Board; she has been communicating with Legal. Ms. Omengebar clarified that the original artist would be provided with the opportunity to remove the sculpture at their expense; the City would remove the piece if the artist did not wish to have it. She said she would find out the cost to remove the sculpture should the artist did not wish to have the piece; the next step would be the Call to Artist.

Mr. Liggett expressed a concern about removing the sculpture before they had a replacement. Members were reminded that there is a safety issue due to the condition of the piece.

11. NE 4th Avenue - Median between NE 11th and NE 12 Street

Mr. Liggett advised that one of the four crepe myrtle trees had died on the Northeast corner of 13th and 4th Avenue, and requested that Ms. Omengebar follow up on that tree.

Ms. Omengebar stated that the agreement for the median calls for eight palm trees but she learned that the budget was spoken for; she was asked to check back mid-year so the issue could be added as a discussion item for the following year. Following further discussion on the topic, she was asked to determine what the cost would be to install the eight palm trees.

12. NE 4th Avenue - Sidewalk between NE 11th and NE 12 Street

Ms. Omengebar advised that the sidewalk is being assessed as part of the overall City plan. She clarified that Public Works would conduct a city-wide Streets and Sidewalks Conditions Assessment. Chair White stated this will be revisited.

13. Capital Improvement Plan Draft Scope

Ms. Omengebar pointed to the Draft CIP Scope on page 42 of the packet. She is scheduled to meet with procurement professionals about the correct method for procuring the service as part of her due diligence and said she would provide an update next month.

Mr. Liggett observed that there is no timeline and requested that one be added.

14. February CIP Survey Results – Stormwater Drainage Inquiry

Ms. Omengebar referred to feedback on storm drainage that was included in an April 2024 report on a community survey which was on pages 45 and 46. She clarified that it was very broad and included issues outside of the CRA boundary which could not be addressed. She added that the City is also conducting a stormwater drainage assessment to plan for improvements in 2025. The CRA is doing their own as well.

15. Miscellaneous

Ms. Omengebar reported that the City of Fort Lauderdale would be hosting a community meeting on mixed-use zoning at George English Park in District 2 on October 7, 2024.

Members were reminded to sign and submit the Code Of Conduct Affirmation Statement to the City Clerk.

Ms. Omengebar advised that member training would be conducted in November or December.

VII. New Business – Next Meeting Topics

- Commercial Property Owners Presentation (subject to confirmation)
- Code Enforcement Presentation
- Streetscape Master Plan
- Strategic Plan for Maintaining Infrastructure – Streets and Sidewalk Assessment Report

VIII. Communication to City Commission

None.

IX. Adjournment

There being no further business, the meeting was adjourned at 8:21 p.m.

Page 2, paragraph 3, first two sentences should be amended to read:

There was a ~~brief~~ discussion, as requested by Mr. Liggett, regarding election procedures for the future. Mr. Liggett indicated that he was not challenging the results of the officer elections at the last meeting, and while he did not ask anyone to vote for him, he learned that others had done so but instead asked that the board adopt written election procedures, copies of which he circulated to the board members and are attached to these minutes. Mr. Liggett also distributed a chart, which is attached to these minutes, showing that the last eight elections held by this Board since 2018 all occurred at the meeting when officer positions became vacant, but the election at the last meeting was held the meeting before the officer positions became vacant. Mr. Liggett alleged that election was held early for the purpose of allowing an out-going board member to vote at her last meeting in an effort to skew the election results.

Page 2, paragraph 5, sentence 1 should be amended to read:

Mr. Liggett inquired about Section II, Part G, on page II-12 of the Central City Community Redevelopment Plan the section of the plan that states CRA staff are required to ensure proper implementation and program accountability by devising ~~devise~~ measurable objectives for all programs each fiscal year at the time the TIF budget is adopted, and the process for those objectives to be set.

Page 5, the last sentence of the fourth bullet point under "Miscellaneous" should read:

"Mr. White requested that she investigate the reason why FPL is unable to install the ninth location at the dead end of NE 5th Terracc at NE 11th Street that they were unable to install."

XI. Communication to City Commission

Board Members

XII. Adjournment

**Kimber White
Chair**