



**APPROVED**  
**BEACH REDEVELOPMENT BOARD (BRB)**  
**100 NORTH ANDREWS AVENUE**  
**8<sup>th</sup> FLOOR CITY COMMISSION CONFERENCE ROOM**  
**FORT LAUDERDALE, FL 33301**  
**Monday, October 21, 2019, 2:30 P.M.**

<b>MEMBERS</b>	<b>FEB 2019/JAN 2020</b>				
	<b>REGULAR MTGS</b>		<b>SPECIAL MTGS</b>		
	<b>Present</b>	<b>Absent</b>	<b>Present</b>	<b>Absent</b>	
Thomas B. McManus, Chair	P	8	0	1	0
Art Bengochea, Vice Chair	P	8	0	1	0
Vincent Ang	P	7	1	1	0
Jason Crush	P	5	1	1	0
Jason Hughes (joined at 2:36)	P	8	0	1	0
Monty Lalwani	A	6	2	0	1
Christian Luz	P	5	3	1	0
Shirley Smith	P	8	0	1	0
Aiton Yaari	P	6	2	1	0
Frank Smith	A	1	1	0	0

**Staff**

Don Morris, Beach CRA Manager  
Stephanie Hughey, Administrative Aide  
Cija Omengebar, CRA Planner  
Tatiana Guerrier, Prototype, Inc.

**I. Call to Order and Determination of Quorum – Thomas McManus, Chair**

Chair McManus called the meeting to order at 2:31 p.m. It was determined that a quorum was present.

**II. Approval of BRB Meeting Minutes – Thomas McManus, Chair**

- **September 23, 2019**

**Motion** made by Mr. Bengochea, seconded by Mr. Ang, to approve the minutes of the September 23, 2019 BRB meeting as presented. In a voice vote, the motion passed unanimously.

**III. Beach CRA Extension Interlocal Agreement – Donald Morris, AICP CRA Manager**

Mr. Morris outlined the proposed Beach CRA Extension Interlocal Agreement, providing background on the Board’s request to continue the CRA past the sunset date to make

sure projects could be completed. He stated the legal staff worked out an agreement to give an additional three (3) years or until the completion of projects with no TIF revenue.

Continuing, Mr. Morris explained the agreement would start on September 30, 2019 and sunset once projects are closed out. He stated once the Board reviews the agreement, it will move to the City and County Commissions. He asked for a recommendation from the Board regarding approval.

Mr. Yaari asked for an explanation of the overhead that would be associated with maintaining a skeleton crew to continue projects with no TIF revenue available.

Mr. Morris stated project managers will remain on the two (2) projects which would continue, and the cost of those managers would be covered under the project budgets.

The Board discussed project funding needs, as well as how unplanned expenses would be handled.

Mr. Morris stated it was important to point out CRAs are not meant to be permanent, and it would be up to the City Manager how management of CRA projects are handled beyond the sunset date. With that in mind, Mr. Morris noted the Board was open to discuss and make recommendations.

Mr. McManus noted it was exciting to be discussing continuation of the projects, but he would love to see TIF allocation of some sort. He noted Mr. Morris had done an excellent job as liaison between the Commission and Board.

Mr. Bengochea asked if Mr. Morris would remain the Board liaison.

Mr. Morris stated it was important to determine the future of the Board without funding. He noted whether it was him or someone else, a liaison would remain in place as long as there was a BRB Board.

Mr. Crush noted the Board was originally created to implement the Central Beach Revitalization Plan, not technically to manage the CRA. He added it is difficult to have a Board with no funds to allocate, because it results in big ideas that go nowhere.

The Board discussed the City and County fiscal contributions to the CRA.

Mr. Morris stated nothing is set in stone, but the agreement currently being offered allows for TIF to be allocated if available.

Mr. Crush stated the Board should take the opportunity to extend and make a request to the City to continue with partial funding.

The Board discussed the importance of continued oversight and reviewed the importance of funding projects in the district.

Mr. Hughes outlined the importance of continued oversight, as well as funding.

Mr. Yaari stated he thought the Board should ask to extend the agreement, then come back and talk about money later.

Mr. McManus said he respectfully disagreed and thought if each Board member picks up the phone and speaks to the Commissioner who selected them, their recommendation won't be lost in translation.

The Board discussed how to approach the City regarding continued funding of projects.

Mr. Crush stated requesting the extension would benefit the Northwest CRA by setting a precedent.

Past Board Chair Ina Lee said she was thrilled they had gotten this far with the City and County and thought nothing should stand in the way of getting the agreement done. She stated she believed the TIF funding and agreement should be addressed separately.

Continuing, Ms. Lee addressed park bond funding, and what portion of it should be allocated to the beach. She stated with an exemplary project, there was an opportunity available for funding.

Mr. Morris stated a joint meeting with the Parks Board would be held soon, likely in November, and recommendations would be discussed then.

Mr. Crush stated he did not agree that the motions should be separate. He said he thought in one breath they should ask for a three (3) year extension and continued funding.

Mr. Ang said he saw CRA funding as a fixed expense, and if it was handed back, the City Commission was going to add it to general fund.

Mr. McManus thanked Ms. Lee for her great points and said the Parks funding should be discussed in the future. He stated it was a perfect time for each Board member to reconnect with their Commissioner by picking up the phone and gaining their support.

The Board discussed extension of the boundaries.

**Motion** made by Mr. Crush, seconded by Mr. Ang, to recommend approval of the proposed extension of the CRA for three (3) years and to recommend the City portion of the TIF dollars be allocated to the CRA during the extended term. In a voice vote, the motion passed unanimously.

#### **IV. Old/New Business – Donald Morris, AICP, CRA Manager**

- **Holiday Lights and Holiday Display Updates**

Mr. Morris showed images of the holiday display to be installed on November 21. He stated the lighting ceremony would be held on November 26. The entire park will be lit up, with about 150 trees lit.

Mr. McManus asked for a brief update on the park.

Mr. Morris noted Las Olas Boulevard has been opened. He stated the sidewalk on the south side of Las Olas would be completed this week, and a partial lane closure would accompany that work. He said the park is not accessible without the sidewalk being completed, and the park is scheduled to be substantially complete at the end of the month.

The Board and staff discussed public restrooms in the park.

Ms. Omengar showed photos of the display for the park, which says, “Happy Holidays Fort Lauderdale Beach” and includes a photo background area.

The Board discussed whether the park would be open for the Boat Show.

Mr. Morris stated the plan is for the park to be open in time. He noted some construction close out items will remain.

Mr. Yaari asked when the trolleys would be introduced.

Mr. Morris stated he would assume when the park opens, but he will have to research and send a follow-up email.

The Board discussed the trolley project and its implementation.

Mr. McManus stated it was incumbent upon the Board to get involved with the Superbowl, whether it be hosting a showcase or participating with other events. He said it was time to be planning.

The Board discussed projects related to hosting the Super Bowl and ways the beach could be involved with programming.

Mr. McManus stated the return on investment was clear and present, and asked that the Board think about it for the next meeting.

Mr. Morris said he would invite Dan Barnett to attend the next meeting and discuss possibilities.

Mr. McManus asked for discussion regarding the parks bond.

Mr. Morris stated the bond goes through the Parks Board for recommendation. He noted there are a number of projects being discussed in the CRA, including the Aquatic Center. He said if the Board wants to submit a list, that is the only way for the Parks Board to know they have requests.

Mr. Luz suggested the wave wall be on the list of recommendations.

Mr. McManus stated the Board should identify what's important and meaningful to the City and give it a try.

The Board and staff discussed funding for projects within the Aquatic Center, including reinforcing the structure and building the dive board.

Mr. Morris pointed out the CRA has only 121 acres and is still getting about five (5) percent of the park bond money.

The Board discussed the tax base represented by the CRA and the impact of assorted hotel projects, including those being built and missed opportunities.

Mr. Morris brought the topic back to the park bond and asked for recommendations from the Board for requests.

The Board discussed ideas for park projects in the CRA, and potential restrictions related to park projects.

Ms. Lee stated the County has put \$1 million into Super Bowl related projects and outlined current plans in the works. She said whatever ends up happening, the teams are not in Broward County. She stated most of the hotels themselves are booked out, so there will be a great opportunity to take advantage of activating the park to engage people.

Mr. Morris announced the resignation of Eduardo Fernandez from the BID Board and stated he had been integral in moving the BID forward.

Mr. McManus stated Fort Lauderdale would be missing him, as he was a stand-up guy who did a lot for the community.

The Board discussed the importance of testing the trolley, as previously committed, and when they should go to get the best view of the project.

Ms. Smith noted it is not the same on a Monday afternoon as on a Saturday.

Mr. Morris pointed out the trolley will be a work in progress, it is not set in stone. He noted there may be differences after the Board checks it out.

- **November Meeting – Member suggested agenda items**

The Board discussed options for when to hold the joint meeting with the Parks Board. By consensus, they agreed to recommend November 15 at 3 p.m.

Mr. Hughes suggested a future agenda item, which would be getting the Police Department in to discuss policing the park and beach.

The Board discussed policing and the substation.

Mr. Morris stated he would reach out to the Assistant Chief regarding attending the November meeting.

Mr. Morris reminded the Board that discussions amongst each another regarding the trolley could not be held during a trolley ride. He encouraged the Board members to email him with notes to discuss at the next meeting.

## **VI. Adjournment – Thomas McManus, BRB Chair**

Motion duly made and seconded to adjourn the meeting at 3:54 p.m.

The next regular meeting is scheduled for November 18, 2019.

[Minutes transcribed by C. Parkinson, Prototype, Inc.]