

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

**Wednesday – January 6, 2021**

**3:30 P.M.**

**HELD VIRTUALLY - ZOOM**

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- |      |  |                                       |
|------|--|---------------------------------------|
| I.   | Call to Order & Determination of Quorum  | Luis Castillo-Olivera<br>CCRAB Chair  |
| II.  | Approval of CCRAB Meeting Minutes <ul style="list-style-type: none"><li>• November 4, 2020</li></ul>   | Luis Castillo-Olivera<br>CCRAB Chair  |
| III. | Project and Program Progress Reports <ul style="list-style-type: none"><li>• Rezoning Project</li><li>• NE 4<sup>th</sup> Avenue Project</li><li>• Emergency Business Investment Program</li><li>• Non-residential Incentive Program</li></ul> | Cija Omengebar, FRA-RP<br>CRA Planner |
| IV.  | Public Comments  | Luis Castillo-Olivera<br>CCRAB Chair  |
| V.   | Old and/or New Business <ul style="list-style-type: none"><li>• Suggestions for next meeting agenda</li></ul>  | Cija Omengebar, FRA-RP<br>CRA Planner |
| VI.  | Communication to City Commission   | Luis Castillo-Olivera<br>CCRAB Chair  |
| VII. | Adjournment  | Luis Castillo-Olivera<br>CCRAB Chair  |

**OUR NEXT REGULAR VIRTUAL MEETING WILL BE ON  
WEDNESDAY – FEBRUARY 3, 2021**

**Purpose:** To review the Plan for the Central City CRA and recommend changes; 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 Redevelopment CRA; receive input from members of the public interested in redevelopment of the Central City Redevelopment 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 a 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.

**DRAFT MEETING MINUTES**  
**VIRTUAL REGULAR MEETING**  
**CENTRAL CITY REDEVELOPMENT ADVISORY BOARD (CCRAB)**  
**CITY HALL**  
**8<sup>th</sup> FLOOR CONFERENCE ROOM**  
**100 NORTH ANDREWS AVENUE**  
**FORT LAUDERDALE, FLORIDA**  
**THURSDAY, NOVEMBER 4, 2020 – 3:30 PM**

September 2020 – August 2021

<b>BOARD MEMBERS</b>		<u>Regular Meetings</u>		<u>Special Meetings</u>	
		<u>Present</u>	<u>Absent</u>	<u>Present</u>	<u>Absent</u>
Luis Castillo-Olivera, Chair	P	2	0	0	0
Laxmi Lalwani, Vice Chair	P	1	1	0	0
Robert Ayen	P	2	0	0	0
Pieter Coetzee	P	2	0	0	0
Adam Geller	P	2	0	0	0
Charlene Gunn	A	1	1	0	0
Peter Kosinski (arrive 3:54)	P	2	0	0	0
Theodore Spiliotes	P	2	0	0	0
Zachary Talbot	A	1	1	0	0

At this time, there are 9 appointed members to the Board; therefore, 6 constitute a quorum.

**Staff:**

Clarence Woods, CRA Manager  
Cija Omengebar, CRA Planner/Liaison  
Jamie Opperlee, Prototype, Inc.

**I. Call to Order**

Chair Castillo-Olivera called the Zoom meeting to order at 3:40 p.m. Roll was called and it was noted that a quorum was present.

**Communication to the City Commission:**

**Motion** made by Mr. Ayen, seconded by Vice Chair Lalwani to extend congratulations to the Mayor and Vice Mayor in their re-election. The CCRAB is here to support you in your new terms. In a voice vote, the motion passed unanimously (7-0).

**II. Approval of Meeting Minutes**

- **Regular Meeting, September 2, 2020**

**Motion** made by Mr. Coetzee, seconded by Mr. Ayen, the September 2, 2020, regular meeting minutes. In a voice vote, the motion passed unanimously (6-0).

### **III. Project and Program Progress Reports**

- **Rezoning Project**

Ms. Omengebar stated they are awaiting final approval of a purchase order to coordinate the meetings with relevant groups such as Planning, Zoning, and Legal to start the project back up. This project will not be brought back to this Board until next meeting or January as this is a new firm that has to come up to date with project status. There were two proposals, the qualifying firm chosen was Corradino Group with a bid of \$49,500. The anticipated time to meet with this committee will be within two months of the notice to proceed; Ms. Omengebar will have a better idea once they meet with Staff and there will be an update at the December meeting.

- **NE 4<sup>th</sup> Ave Project**

Ms. Omengebar reported nothing new. It is moving forward and Transportation and Mobility will develop design and bring it to the Board once the Task Order is in place.

- **Emergency Business Investment Program**

Ms. Omengebar stated this project is in progress now. It was recently taken to the CRA Board and some modifications were approved to allow program to open up again. This was accomplished prior to the application link going live. One of the modifications is that if some businesses got some form of State or Federal funding, they can apply again for up to \$10,000.

In reaching out to the Central City Alliance, the following links were asked to be shared with businesses in the area:

- Development Project Viewer Link  
<https://gis.fortlauderdale.gov/DevelopmentProjectsViewer/>
- Emergency Business Investment Loan Program (EBIP) – Apply Online Today  
<https://www.fortlauderdale.gov/departments/community-redevelopment-agency/central-city-cra-emergency>

A SurveyMonkey questionnaire link asks specific questions as part of the program and filters the replies to provide preapproved information so the applicant can get the funds. Deadline to submit EBIP applications is November 13, 2020.

The funding is only for the CRA, not City-wide. \$330,000 is left for Central City CRA alone. Mr. Woods added there are 39 responses from SurveyMonkey thus far, 25 of which have completed applications; in process of being delineated as to location (Northwest or Central City); updates are received every three

days until application deadline closes. If enough applications do not fall within the CRA, the application deadline will be extended further a drive to reach as many qualified businesses as possible. Mr. Woods clarified the Federal caveat that Federal funds carry a prohibition of receiving Federal money for expenses that moneys have already been received from another agency. This is a Federal mandate, not CCRAB.

Mr. Spiliotes asked how printed information and applications can be acquired to give to people in the neighborhood who are not digitally connected. Mr. Woods said they can print applications to make available to Board Members; Ms. Omengebar will coordinate this after the meeting.

- **Development Projects in the Area**

Ms. Omengebar shared the link to Planning Department Development Project Tracker map and list of properties, in the area and particularly Fort Lauderdale. A brief discussion followed on the various projects which may be up for presentations at future meetings.

#### **IV. Old/New Business**

- **Reschedule December 2, 2020, Meeting**

Ms. Omengebar stated this meeting will still be held as a Zoom meeting; there is no need to reschedule.

#### **V. Public Comments – None**

#### **VI. Communications to City Commission – None**

Chair Castillo-Olivera wanted to extend congratulations from the Board to Mayor and Vice Mayor on their re-elections.

**Motion** made by Mr. Ayen, seconded by Vice Chair Lalwani to extend congratulations to the Mayor and Vice Mayor in their re-election. The CCRAB is here to support you in your new terms. In a voice vote, the motion passed unanimously (7-0).

#### **VII. Adjournment**

**The next regular CCRAB meeting will be held via Zoom on December 2, 2020.**

**Motion** to adjourn the meeting was duly made and seconded. There being no further business, the meeting was adjourned at 4:08 p.m.