Deerfield Beach Florida

Meeting Minutes
Community Redevelopment Agency

Tuesday, May 14, 2024 | **7:00 PM** | **Commission Chambers**

CALL TO ORDER AND ROLL CALL

The meeting was called to order on the above date by Chair Bill Ganz at 7:00 p.m., in the City Commission Chambers, 150 NE 2nd Avenue, Deerfield Beach, Florida.

Present:
Mr. Michael Hudak
Mr. Ben Preston
Vice Chair Todd Drosky
Chair Bill Ganz

Also Present:
City Manager David Santucci
City Attorney Anthony Soroka
City Clerk Heather Montemayor

Absent:
Mr. Bernie Parness - *excused*

PLEDGE OF ALLEGIANCE

There was a moment of silence, followed by the Pledge of Allegiance.

APPROVAL OF MINUTES

Community Redevelopment Agency Meeting Minutes - April 9, 2024

MOTION was made by Mr. Preston, seconded by Mr. Hudak, to approve the April 9, 2024 minutes as submitted. Voice Vote:

Yeas: 4 - Mr. Hudak, Mr. Preston, Vice Chair Drosky, and Chair Ganz
Nays: 0

APPROVAL OF AGENDA

May 14, 2024

MOTION was made by Mr. Preston, seconded by Mr. Hudak, to approve the agenda as submitted. Voice Vote:

Yeas: 4 - Mr. Hudak, Mr. Preston, Vice Chair Drosky, and Chair Ganz

Nays: 0

GENERAL ITEMS

1. CRA Resolution 2024/005 - A Resolution of the Deerfield Beach Community Redevelopment Agency (CRA), approving an agreement and master lease agreement and orders with Williams Scotsman, Inc. dba Willscot Mobile Mini for the purchase and installation of modular trailers, utilizing Omni Partners Contract No. R210503 in an amount not to exceed $154,337.80 for a 24-month rental term; providing for execution and an effective date. *(Funds from Account #190-1500-554-36-02 - Rent of Building/Office)*

The Resolution was read by title only.

Kris Mory, Community Redevelopment Agency Director, provided a brief overview of the item, which is budgeted and the most cost effective. Further, having staff onsite during construction of the project will be extremely beneficial.

Chair Ganz commended staff, as this is the best solution. Thereafter, he opened the public hearing; however, there were none to speak and the public hearing was closed.

MOTION was made by Mr. Hudak, seconded by Mr. Preston, to approve Item 1, adopted CRA Resolution 2024/005. Roll Call:

Yeas: 4 - Mr. Hudak, Mr. Preston, Vice Chair Drosky, and Chair Ganz
Nays: 0

2. Updates regarding various ongoing projects.

Kris Mory, Community Redevelopment Agency Director, highlighted a brief presentation. She explained that the bids for the Sullivan Park facility closed on May 2nd, and $8.1 million was the low bid. At the end of June, she will be presenting the project to the Florida Inland Navigation District (FIND) in hopes of seeking grant monies. She explained that although the construction contract is $8.1 million, the CRA only has $6.6 million available to fund the project, so a short-term loan from the City is needed to expedite construction, which will be discussed next month; nonetheless, staff is beginning to discuss options for the ground breaking ceremony. Further, she said the restoration for the S-Curve Utility Undergrounding and Streetscape Improvements Project will begin May 20th and staff is currently making door to door notifications. New signage is being installed today at the Cove Shopping Center parking lot, the kiosk installations are being installed around June 10th, and the thermoplastic striping will be completed in June. Furthermore, staff received and is currently reviewing a proposal from WGI for a parking garage feasibility study. Lastly, she outlined the current commercial façade, micro-façade, and public art projects.

Mr. Hudak said since the Sullivan Park facility came under budget, would it be possible to add some of the items that were removed back into the project.

Ms. Mory said yes, it would occur through change orders; nevertheless, staff would have to look into the cost benefit of bringing the more costly items back into the project, i.e. inside flooring, outside columns, etc. Further, she advised that she will present the items that were removed from the project at the June meeting for the Board's consideration.

Mr. Hudak spoke in opposition of having shuttle services within the Cove parking lot, whereas, the City and CRA Board are trying to find ways to help the businesses, and allowing people to park at the Cove, then shuttle them to the beach for a city event is adversely affecting the businesses; therefore, he asked that the shuttle service location be reevaluated for future events.

Vice Chair Drosky said he wants to ensure an A class presentation is given to the FIND, so if anything additional is needed, he asked that Ms. Mory advise accordingly. Further, he spoke in support of the parking garage feasibility study, as something must be done to the Cove Shopping Center parking. Lastly, he agreed with bringing the items that were removed from the Sullivan Park facility back up for discussion.

Mayor Ganz commended staff for their efforts on the cost savings for the Sullivan Park facility. Although he agreed with bringing the previously removed items forward for consideration, he asked that staff ensure items are put in that will aesthetically improve the facility to the level the residents were told it was going to be. Lastly, he spoke in support of the feasibility study.

In response to Chair Ganz's question, Ms. Mory replied that Christine Shaw, FPL, has been helpful and responsive.

GENERAL ITEMS - CONTINUED

Currently, staff is in negotiations with FPL for a component of the project, which is the installation of the underground conduit for the lighting.

ADMINISTRATION COMMENTS

There were no administration comments.

BOARD COMMENTS

There were no board comments.

PUBLIC COMMENT

There were no public comments.

ADJOURNMENT

MOTION was made by Mr. Preston, seconded by Mr. Hudak, to adjourn the meeting at 7:25 p.m. Voice Vote:

Yeas: 4 - Mr. Hudak, Mr. Preston, Vice Chair Drosky and Chair Ganz
Nays: 0

BILL GANZ, CHAIR

Heather Montemayor, City Clerk