



## Meeting Minutes City Commission

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Tuesday, July 7, 2020

7:00 PM

Commission Chambers

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### **CALL TO ORDER AND ROLL CALL**

The meeting was called to order on the above date by Mayor Bill Ganz at 7:00 p.m., via electronic meeting connection.

**Present:** 5 – Commissioner Todd Drosky  
Commissioner Michael Hudak  
Commissioner Ben Preston  
Vice Mayor Bernie Parness  
Mayor Bill Ganz

**Also Present:** 3 – City Manager David Santucci  
City Attorney Anthony Soroka  
City Clerk Samantha Gillyard

### **PLEDGE OF ALLEGIANCE**

The Pledge of Allegiance was led by Vice Mayor Parness.

### **APPROVAL OF CITY COMMISSION MEETING MINUTES**

*Regular City Commission Meeting Minutes – June 16, 2020*

**MOTION was made by Vice Mayor Parness, seconded by Commissioner Hudak, to approve the minutes as submitted. Voice Vote:**

**Yeas:** 5 - Commissioner Drosky, Commissioner Hudak, Commissioner Preston, Vice Mayor Parness and Mayor Ganz

**Nays:** 0

### **ACKNOWLEDGEMENT OF CITY BOARD MINUTES**

*Code Compliance Meeting Minutes - November 5, November 19 & December 10, 2019*

*Hillsboro Inlet District Meeting Minutes - May 18, 2020*

*Fire Pension Board Meeting Minutes - March 9, 2020*

**MOTION was made by Commissioner Hudak, seconded by Vice Mayor Parness, to acknowledge the board minutes. Voice Vote:**

**Yeas:** 5 - Commissioner Drosky, Commissioner Hudak, Commissioner Preston, Vice Mayor Parness and Mayor Ganz

**Nays:** 0

## **APPROVAL OF CITY COMMISSION AGENDA**

July 7, 2020

**MOTION was made by Commissioner Preston, seconded by Vice Mayor Parness, to approve the agenda as amended. Voice Vote:**

**Yeas:** 5 - Commissioner Drosky, Commissioner Hudak, Commissioner Preston, Vice Mayor Parness and Mayor Ganz

**Nays:** 0

## **AWARDS & RECOGNITION**

### **1. Certificate of Recognition presented to Kevin Hoag, Roman Strohmenger and Darby Weppner for their assistance in a life-saving rescue.**

David Santucci, City Manager, recognized Ocean Rescue staff for manning the beaches throughout the pandemic, whereas, they assured that the beaches were vacant during the necessary times and overseeing the patrons during the reopening. Thereafter, he introduced Mike Brown, Ocean Rescue Chief, to outline the recent rescue by ocean rescue.

Chief Brown recognized the lifeguards and displayed a photograph of them accepting their certificate. A letter was received from a resident, Erica Hartzell, outlining her observation of the lifeguards taking efforts to save the life of a man who nearly drowned in the ocean. She pointed out that lifeguard Weppner dove into the ocean to assist the victim; within minutes, both Hoag and Strohmenger came to assist. They shaded the victim from the sun and administered oxygen and Weppner stayed with the victim until ambulance transport arrived. Chief Brown applauded his team and expounded on their history together.

## **PUBLIC COMMENT**

**Adam & Morgan Ucena, 1070 NW 45<sup>th</sup> Street, Deerfield Beach**, said they have lived at their residence for over 10 years and enjoy their environment. Recently, the house next door was renovated and became an Airbnb, which has become a nuisance to the neighborhood. There are parties every day, all day and even after contacting the police regarding the hours of the noise ordinance, they were not helpful. Mr. Ucena said he knows a fine can be issued as a violation of the noise ordinance; additionally, they are not following COVID-19 guidelines. The home is listed on Airbnb and allows 10 to 12 people with 1400 square feet. He asked that staff look into this matter and possibly revoke the short term rental permit.

Continuing, Ms. Ucena said she has reached out to Code Enforcement and anyone she felt could assist; however, she has not made any leeway. Also, she and other neighbors have contacted Airbnb without any results. Last Friday, they took pictures showing 16 total cars in front of the home and two (2) to five (5) people in every car totaling almost 50 people in the home. She works remotely from home and all day long, it is ongoing and has impacted how she performs her job. Ms. Ucena asked that someone do something as they have no other recourse except moving. They have tried to work with the owner who did not express any concern toward the matter. Ms. Ucena continued to outline various events that have taken place. Lastly, Ms. Ucena said the owner sent them a threatening letter via certified mail.

Mayor Ganz said staff will see what can be done through City efforts.

## **CONSENT – BOARD APPOINTMENTS**

### **2. Resolution 2020/079 - A Resolution of the City Commission of the City of Deerfield Beach, Florida, appointing Clem "Butch" Santy to the Historic Preservation Board; and providing for an effective date.**

The Resolution was read by title only.

**CONSENT – BOARD APPOINTMENTS – CONTINUED**

Mayor Ganz opened the public hearing; however, there were none to speak and the public hearing was closed.

**MOTION was made by Vice Mayor Parness, seconded by Commissioner Preston, to approve Item 2, adopted Resolution 2020/079. Voice Vote:**

**Yeas:** 5 - Commissioner Drosky, Commissioner Hudak, Commissioner Preston, Vice Mayor Parness and Mayor Ganz

**Nays:** 0

**CONSENT - AGREEMENTS & EXPENDITURE REQUESTS**

- 3. Resolution 2020/ - A Resolution of the City Commission of the City of Deerfield Beach, Florida, approving a Construction Agreement with the Florida Department of Transportation for installation of brick pavers, curbing, landscaping, bollard lighting, and street lighting within a portion of State Road A1A/South Ocean Drive (S-Curve); authorizing execution of the Agreement; and providing an effective date.**

The Resolution was read by title only.

**MOTION was made by Commissioner Hudak, seconded by Vice Mayor Parness, to table Item 3 until August 4, 2020. Voice Vote:**

**Yeas:** 5 - Commissioner Drosky, Commissioner Hudak, Commissioner Preston, Vice Mayor Parness and Mayor Ganz

**Nays:** 0

- 4. Resolution 2020/081 - A Resolution of the City Commission of the City of Deerfield Beach, Florida, accepting the 2018 Edward Byrne Memorial Justice Assistance Grant Award; approving the Subrecipient Agreement for the Grant; approving the Memorandum of Understanding ("MOU") and amendment to the MOU with the participating agencies for administration of the grant funds by the City of Pompano Beach; authorizing execution of the agreements; and providing for an effective date.**
- 5. Resolution 2020/082 - A Resolution of the City Commission of the City of Deerfield Beach, Florida, accepting the 2019 Edward Byrne Memorial Justice Assistance Grant Award; approving the Subrecipient Agreement for the Grant; approving the Memorandum of Understanding ("MOU") with the participating agencies for administration of the grant funds by the City of Pompano Beach; authorizing execution of the agreements; and providing for an effective date.**

Mayor Ganz opened the public hearing; however, there were none to speak and the public hearing was closed.

*There was no discussion amongst the Commission.*

**MOTION was made by Vice Mayor Parness, seconded by Commissioner Preston, to approve Items 4 & 5. Roll Call:**

**Yeas:** 5 - Commissioner Drosky, Commissioner Hudak, Commissioner Preston, Vice Mayor Parness and Mayor Ganz

**Nays:** 0

## **DEPARTMENTAL BUSINESS**

### **6. Presentation of Other Post-Employment Benefits (OPEB) Report by Foster and Foster Actuaries and Consultants.**

David Santucci, City Manager, advised that the Comprehensive Annual Financial Report was recently completed and presented to the Commission, whereby, positive changes to the OPEB were outlined.

Peter McCloud, Foster & Foster, said the other post-employment benefit plan covers retiree medical and life insurance. There were significant changes in the last couple of years that will be addressed during the presentation.

Agenda – Mr. McCloud advised that the full report will not be outlined tonight, only a summary of the results, as well as, an outline of the expenses and demographics.

Executive Summary – Mr. McCloud said the highlights of the evaluation summary include a total liability of approximately \$30 million; however, the expenses resulted in income due to all the changes over the last couple of years. Thereafter, he outlined the number of active participants, 357; retirees and covered spouses, 244.

Summary of Significant Changes – Mr. McCloud outlined the plan changes. The plan was amended to remove post 65 subsidized coverage and dental and vision. The plan change lowered the liability by \$26 million, which is not uncommon as there are not a lot of subsidized post 65 plans in the public sector and the change likely brought the City in line with other plans. The change resulted in a lot of former retirees not continuing coverage since it was no longer subsidized as such, there was another drop of almost \$25 million. Furthermore, there was an additional expense load on the Affordable Care Act, but since it was repealed from the Act, the liability was reduced by an additional \$3.6 million.

Changes in Total OPEB Liability – Mr. McCloud said as of September 30, 2018, the liability was approximately \$77 million which was measured as of 2016; thereafter, he outlined the changes by category. The service cost is the cost accrued over the year for new benefits earned by current active employees; interest on liabilities; decreases between actual and change in benefit terms; changes in assumptions and others. The current liability is approximately \$30 million; whereas, the liabilities have significantly decreased due to plan changes and participants reaction to the plan change.

GASB 75 Expense/(Revenue) – Mr. McCloud advised that the main item of interest is the OPEB Expense column which is included in the City's income statement. There will always be service cost and interest, nevertheless, he reiterated the decrease based on the plan change and other items that are amortized over time. The \$26 million decrease should not be expected every year and in the future, the number would be around \$5 million between service cost and interest.

Participant Demographics – Mr. McCloud advised that this slide breaks out the participants among groups which can be discussed further if necessary. Thereafter, he entertained questions by the Commission.

In response to Mayor Ganz's question, Ms. Taylor Walling, Foster & Foster, replied that there are 62 BSO retirees and 149 are in the general plan.

Mayor Ganz asked how many Deerfield Beach residents were there.

Ms. Walling replied that they may not have access to that information.

Mr. McCloud replied that he would have to look into that; however, they may not have enough data to determine it.

### **7. Presentation regarding the redevelopment of the central area of Deerfield Beach.**

Kris Mory, Director of Economic Development, provided a PowerPoint presentation.

Central City Redevelopment – Feasibility Consideration – Ms. Mory explained what the presentation will consist of; methodology, areas under consideration and demographic information, projected tax increment revenue and comparisons of the areas as well as others. The goal for the presentation is to provide as much information as

## **DEPARTMENTAL BUSINESS - CONTINUED**

possible and determine the Commission's desires.

Background – Ms. Mory said during a recent City Commission meeting, Commissioner Preston asked the administration to have staff review the feasibility of redeveloping the central area in District 2. Since the City Commission also sits as the CRA Board, they are aware of the discussions over the past couple of years to redevelop outside the existing CRA. It has also been discussed that central Deerfield Beach is lagging behind the rest of the City in development and investment, the need to stimulate that local economy and enhance property values; a larger goal would be instilling civic pride.

Methodology – Ms. Mory said staff reviewed socioeconomic and development conditions in different areas to analyze the necessity for redevelopment, look at conditions impairing sound growth, assessing potential tax increment revenue within various areas and redevelopment options that can be considered.

Current CRA Tax Increment Revenue – Ms. Mory outlined the tax increment revenue for the existing community redevelopment agency from inception to today. When it was created in 1999, the tax base was frozen at \$119 million. Since then, there have been investments in infrastructure and business development to spur growth in that area; whereby, the tax base has increased. She explained that any new taxes paid on that additional value were returned to the CRA instead of going to other taxing agencies. In the first year, the CRA collected approximately \$56,000.

Current CRA TIF by Contributing Agency – Ms. Mory explained how the different taxing agencies contribute to the CRA. Since Deerfield Beach has roughly the same tax rate as Broward County, the City and County contribute almost the same amount; however, North Broward Hospital District pays significantly less. It is hard to project where tax values will go due to COVID-19; whereas, when the recession occurred in 2006/2007, it took some time for the value of the tax increment revenue to drop, but it dropped significantly for six (6) years. Unfortunately, there is no predictor as to what will happen in light of the pandemic. She advised that the CRA has been increasing by approximately 6% to 7% annually, but staff prefers not to make that overly ambitious projection. For this analysis, a moderate 2% increase was chosen and could make up for any losses in property value over the next couple years. Furthermore, Ms. Mory projected that from 2022 – 2029, the existing CRA would collect \$16.3 million from Broward County.

Redevelopment by Neighborhoods – Ms. Mory outlined various areas within the central area in need of redevelopment. The first area is the Dixie Business Residential (DBR) Zone which is comprised of only 84 acres of land; however, it is a prime arterial area. Other neighborhoods include Pioneer Grove, Hillsboro Boulevard, Alwood Homes and the existing Opportunity Zone. The existing CRA is 169 acres which is larger than each neighborhood outlined.

Current Conditions – Ms. Mory displayed photos of the current conditions and the neighborhoods' infrastructure. The DBR is characterized by vacant lots and undeveloped land; Alwood Homes is characterized by single family homes, vacant lots and close proximity to a heavy industrial area; Hillsboro Boulevard corridor has some vacancy, but is mostly commercial. Ms. Mory commented on Pioneer Grove and explained that Local Activity Center zoning has already taken place; notwithstanding, Planning staff has completed a preliminary infrastructure study for the area but there is not an overall redevelopment strategy to identify projects or funding mechanisms. Lastly, the Opportunity Zone is between SW 10<sup>th</sup> Street, SW 15<sup>th</sup> Street, I-95 and Dixie Highway.

Dixie Business Residential (DBR) – Ms. Mory provided socioeconomic demographics for the DBR. She advised that the area was challenged and had economic problems before, whereby, the data provided is likely worse due to COVID-19. Thereafter, she outlined the poverty, unemployment rate and lack of owner occupied homes. Any changes in the local economy will cause those who are income sensitive susceptible to displacement. Secondly, over half the area is vacant land which yields to slum and blight conditions, making it prime for redevelopment.

Alwood Homes Neighborhood – Ms. Mory said this neighborhood is mostly residential, north of Hillsboro Boulevard, but is the highest poverty neighborhood in the City, almost 33% pre COVID-19. One area of concern is the extremely low level of owner occupied housing at 24%; making renters susceptible to changes in market value since the homes are not homesteaded. Lastly, about 25% of the area is vacant parcel.

Hillsboro Boulevard Corridor – Ms. Mory said this area was considered because it is the front door to the City which needs improvement and could be included in a redevelopment plan.

## **DEPARTMENTAL BUSINESS - CONTINUED**

Pioneer Grove – Ms. Mory said this area does have vacant parcels, high poverty, renter centric neighborhood and is being considered for redevelopment due to the local activity center and many projects that have occurred are starting to spur interest.

Opportunity Zone – Ms. Mory said the area data reveals high poverty which makes it prime for redevelopment and though it appears to be a single family neighborhood, only half the homes are owner occupied. There are 22 acres of vacant parcels, but of those, one (1) parcel is 11 acres and controlled by one (1) person.

Dixie Business Residential – Ms. Mory said staff reviewed the areas to determine the potential revenue for all the areas. If a CRA were implemented by 2022, by year 5, the tax increment revenue is projected at approximately \$13,000. After many years, to 2047, without outside intervention, it may only generate \$245,000 per year which is sparse for a meaningful redevelopment project.

DBR and Pioneer Grove – Ms. Mory said to generate more tax increment revenue, staff decided to expand the area to include Pioneer Grove. The bar graph shows the revenue that could be generated by combining those zones. After five (5) years, the revenue would only be \$52,000 a year.

DBR, Pioneer Grove, Hillsboro Boulevard – Ms. Mory said because Hillsboro Boulevard is largely a commercial district, it will generate more tax increment revenue. Nevertheless, she explained that each area has slightly different characteristics and as the area is expanded, though more revenue will be generated, a larger list of projects maybe expected which could be more challenging to fund.

DBR, Pioneer Grove, Hillsboro, Alwood Homes – Ms. Mory said when Alwood Homes is included, the revenue increases slightly because Alwood Homes has low values and significant vacant land.

DBR + Catalytic Projects – Ms. Mory said this scenario was provided based on catalytic projects in 2022. In the first year, if a \$6 million grocery store were landed and a \$5 million medium density workforce housing development, it would spur redevelopment that the \$12,000 figure without intervention turns to approximately \$70,000 in year 2. By year 10, \$168,000 is being generated. Though it is not enough to fund a redevelopment project, it is more than not having an intervention.

DBR, Pioneer Grove + Catalytic Projects – Ms. Mory displayed projected revenues with combining different zones and catalytic projects.

DBR, Pioneer Grove, Hillsboro + Catalytic Projects – Ms. Mory displayed projected revenues for the aforementioned combinations.

DBR, Pioneer Grove, Hillsboro, Alwood + Catalytic Projects - Ms. Mory displayed projected revenues for the aforementioned combinations. Only one (1) catalytic project was considered, but if there were others in subsequent years, the bars would go up more. The projections here are very conservative.

DBR, Pioneer Grove, Hillsboro, Alwood + Catalytic Projects + Vista Clara – Ms. Mory said the Vista Clara project is coming and freezing the tax base before this project is important as it impacts the tax base on a potential redevelopment area.

Redevelopment Process – Ms. Mory said the existing CRA is successful because of the existing plan, projects and a funding source. She explained that it works well, but mostly because of capacity through staff, the CRA Board and knowledgeable investors and property owners. She said capacity building is the third key to redevelopment success which should be included in the redevelopment project.

Capacity Building – Ms. Mory said she has experienced that property owners do not have a wide knowledge of redevelopment in terms of what can be built on the property, zoning, density, etc. These are things the community stakeholders should be able to answer, participate in and be knowledgeable to create a plan. Thereafter, Ms. Mory expounded on how neighborhood and business collaboration is essential in redevelopment. Due to the susceptibility of residents being forced out through improvements, redevelopment may be best if it comes from within.

## **DEPARTMENTAL BUSINESS - CONTINUED**

The Redevelopment Plan – Ms. Mory said none of the zones have a fully developed plan. There is not a roadmap to practical solutions to community problems or a plan to seek funding and the plan must outline specific projects. Moreover, there must be communication with Broward County. The redevelopment plan model followed in the existing CRA was extremely successful; whereas, the Urban Land Institute was used to work through various obstacles. They created a roadmap that helped move projects forward. She said using them is an idea to help the community; staff would also assist in creating a plan based on the community's desires.

Community Redevelopment Agency – Ms. Mory said the creation of a city sponsored CRA is beneficial, but she hopes the presentation reveals that a CRA may not be enough on its own.

Current CRA TIF by Contributing Agency – Ms. Mory said this slide was reviewed earlier in the presentation and is being brought back to discuss the early sunset of the existing CRA. Currently, Broward County is easily indebted to the CRA between 2022 and sunset (2029) for approximately \$16 million. A negotiated early sunset was floated and a portion of the \$16 million would be paid forward to the City as seed money to start a new redevelopment agency. If the CRA sunsets in 2022, the City would have to assume the existing debt service that the CRA has. A \$1 million debt service payment is paid every year for old bonds. If the CRA is no longer there, the City would have to take over the payment. Since the City is already contributing approximately \$2 million annually, the City is already able to make the payment, but the silver lining is that the City would realize an additional \$1 million per year that would not have to be paid to the CRA.

New CRA Timeline – Ms. Mory provided a timeline to create a new CRA. If direction were given in August 2020, negotiations would start with the County on an early sunset with a portion of future funding paid forward. A slum and blight study would have to be done to create the CRA and the results would be presented to the Commission. The earliest possible time to have the CRA in place would be December so the base year would become 2022. This coincides with what is committed to CRA funding and projects which she would manage both.

Community Development Corporation (CDC) – Ms. Mory said if the CRA does not work alone to generate enough money, the CDC could be layered with a CRA. A CDC is a community based model, not for profit organization, that focuses on revitalizing low income, underserved neighborhoods. The Northwood Village area in West Palm Beach is an example of a successful CDC. She explained how the structure of a CDC helps with local buy-in. Also, as a not for profit, the CDC can apply for grants that the City may not.

Business Improvement District (BID) – Ms. Mory said this was considered for the Cove after the parking lot was remodeled to fund group marketing; whereby, a successful BID can be found in Coconut Grove. A BID is an organization formed by private property owners, requires 51% buy-in from the owners and generates funding for them. They pay a special tax above their existing millage to be used for marketing, streetscaping, community policing and special events; lastly, the BID could be independent of the CRA or partnered. Ms. Mory said this group tends to be more successful in retail areas and homogenous type businesses.

Arts/Cultural District – Ms. Mory said this model on top of a CRA can bring a lot of energy to the area. Staff discussed it more for the Pioneer Grove area, but there is no reason it cannot be implemented in some of the larger redevelopment areas. This model looks at bringing in the creative class of people, younger, those with disposable income and redeveloping the area through arts and culture.

Layering of Project Funding – Ms. Mory said CRA funding will not result in enough funding for catalytic projects; thus, she provided other opportunities which will be detailed.

Economic Development Area – Ms. Mory said Deerfield Beach is already in an economic development area, but this program is a federal designation administered through the South Florida Regional Planning Council. As such, if a redevelopment plan is created, proposals for direct grants could be written from the Economic Development Administration and assist businesses with tapping into low interest loans available through the revolving loan program.

CDBG: Community Development Block Grant Program – Ms. Mory commented on the Community Development Department's budget and how funds were reprogrammed through the mega program. CDBG does play a role in redevelopment and when funds are spent on housing, economic development activities, they result in community assets and is a resource available to layer on top of a CRA.

**DEPARTMENTAL BUSINESS - CONTINUED**

Housing First Focus? – Ms. Mory said because of the County's lack of decent, affordable workforce housing and large swaths of vacant land in many of the neighborhoods outlined tonight, and COVID-19's probable devastation of local retail, the Commission may want to consider a different type of redevelopment effort that puts housing first. There have been many models where redevelopment areas invest in housing and once investors see new roots and incomes increasing, they may start to look at their own investments in the area. It could be very successful in the DBR and all the other areas highlighted. She explained the importance of addressing housing and steps that could be taken to enhance housing programs. Habitat for Humanity has been successful, making a housing focus very successful in the areas.

Deerfield Beach Opportunity Zone – Ms. Mory said this zone is already in place and while there is not a lot of commercial land in the area, it should be considered. A fund has not been created because there is only 22 acres of vacant land in the area with 11 being owned by one (1) person. Nevertheless, it can be created and used as a resource to fund commercial development between SW 10<sup>th</sup> Street and SW 15<sup>th</sup> Street on Dixie Highway. A fund and marketing would be necessary to pursue investments.

City Resources – Ms. Mory said the City has a good amount of land and with the recent approval of property disposition, staff could start marketing the property to developers to encourage private redevelopment. There has also been a lot of discussion on the large amount of unused and underused public right-of-way in the areas and working with developers to leverage and increase envelope size for projects. Now, there is a significant expertise in negotiating lease and construction agreements with FDOT. This is very important especially on the Dixie Business Residential corridor where many people believed they owned the sidewalk, but do not as there would be potential to work with FDOT and bring those right-of-way areas into private sector development projects. She advised that the City's Planning Director planned to look at the Dixie Business Residential corridor this next year to try and make it more development friendly in ways to reflect community needs.

Commissioner Preston said the presentation reveals a high level of poverty that must be considered in the various areas highlighted. The blighted areas must be dealt with; wherein, the area has remained as is for many years without any push to revitalize the area in comparison with Districts 1, 3 and 4. Considering it is lagging behind the rest of the City economically, a plan must be developed to address it. Furthermore, Commissioner Preston said when he originally talked about this, he asked that the County be contacted about an early sunset. Should the County reject the offer, it would be over; however, he believes they will be amenable to having a conversation because from 2022 to 2029, they would owe \$16 million. Additionally, the presentation also revealed that should a new CRA start, it would not have a funding mechanism; tax increment revenue would be very low. Thus, he recommended a negotiation clause with the County presenting an early sunset for \$10 million, along with a plan to show how the funds would be used.

Continuing, Commissioner Preston said due to the pandemic, the City is in an economic crisis with a shortfall in its budget. If a new CRA were approved, it results in \$1 million being saved in the General Fund and helping reduce the shortfall. Also, if the County approved the funding, the CRA starts with a base of \$10 million for projects until the time to work with various agencies to secure buy-in on the federal level and keep it solvent.

Mayor Ganz asked if the current CRA has to be sunset in order to start the new CRA.

Ms. Mory replied no, whereas, the City is able to create another CRA district within the City at any time, and the funding would only be the City's portion.

Mayor Ganz said sunsetting the current CRA is in hopes of gaining \$1 million a year to the General Fund or entice Broward County to kick in funds toward the new CRA.

Commissioner Preston said if a sunset clause were negotiated, it gives the City the ability to have a funding engine to deal with projects. Further, the current CRA is trying to find projects in order to spend money, therefore, he believes the present CRA has done its job. With the County being on the hook for \$16 million, splitting the difference would give the City \$8 to \$10 million to start projects and eliminating poverty. He explained that having commercial projects would have an overall effect in the area of rehabilitating and lifting the residents by providing opportunities that do not presently exist.

**DEPARTMENTAL BUSINESS - CONTINUED**

Mayor Ganz clarified that Commissioner Preston is willing to sacrifice \$16 million to get \$8 million for the area.

Commissioner Preston said he is willing to negotiate a sunset clause and believes the County may be amenable to giving more. Additionally, the CRA Board is struggling to find projects in the current CRA as there are limited options for opportunities.

Mayor Ganz said an injection to the community is needed to kick start things; however, the (Alwood) community residents presented concerns when the Deerfield Beach Country Club was being removed. He advised that their concerns was an increase in property value. Although they are homesteaded, the potential increase is minimal. Nevertheless, as property values increase it may become difficult for people to keep their home and brings concerns to him on gentrification and removing the impoverished. He asked how the changes would affect District 2

Commissioner Preston replied that gentrification is a challenge and is something that has to be considered. The greater problems lie in the high poverty level, a lack of opportunity, and other areas in the City thriving at a higher level with District 2 lagging behind. While there is a risk for gentrification, the overall picture must be considered and gentrification should not be the criteria to not do anything as it will worsen conditions. This is an opportunity to bring it to a standard where other districts are and it has to change as the current conditions have been ongoing for a long time. This is an opportunity and if the funding is available, in two (2) to three (3) years, District 2 can look like all the other districts. He further commented on the changes in Delray Beach after redevelopment. Lastly, if no decisions are made to change it, it will remain the same.

Mayor Ganz said in Delray Beach, residents were displaced. Pineapple Grove has gone into the neighborhood and those people have been moved out. A CRA is not going to grow with the money it brings in unless there is an increase with property tax wherein, residents are concerned about being removed from their home. Mayor Ganz commented on funding from the County, \$10 million, and asked for consideration on project costs of current CRA projects; whereby, he does not know how putting those funds in the district will make the necessary changes to bring people out of poverty. The risk is that changes can be made to the look and feel of District 2, but having a job on Dixie Highway will mean getting out of poverty, as people can work in other areas to do so.

Continuing, Mayor Ganz said District 2 is very unique and there are people with insidious intentions who will criticize District 2 because of the overall property values in the City and a median household income range is nowhere near other cities. Lower values throughout the City bring the overall value down; bringing them up risks displacing people. Mayor Ganz said he wonders how to help without eliminating people who have been here for generations.

Commissioner Hudak said some of the challenges he has seen in District 2 have been there for years. First, 70% of the residents do not own, but rent. Since the homeowners are bringing in rental income, they are not interested in bringing the area up, whereas, if the area is brought up, it will adversely affect the renters. Second, there is vacant land, but it is owned by many who and cannot agree on what they want to do with their lots; there is also an unrealistic idea of the property value, which are things holding back District 2. He commented on the impoverished areas in District 1, i.e. Tallman Pines who are in the same situation as many areas in District 2, but there is no conversation about it.

Additionally, Commissioner Hudak agreed with workforce housing and advised that the hospital district is looking for affordable housing and reminded everyone of the vacant parcels near Riva. Although there has been great progress in the current CRA, it has taken years. Further, there has been a unified game plan and that is also needed for District 2 as well as buy-in from the owners to make anything succeed which is his concern. While he understands using the funds from the County to fund a new CRA, without buy-in from stakeholders, nothing will happen. Pioneer Grove is a tremendous example as zoning was changed but there were no incentives for development. He advised that incentives are needed and believes that would be through workforce housing. He said throwing money at the situation is not the answer.

Vice Mayor Parness said the problem has to get better or it will get worse. Their job is to find a solution, to uplift the community and make it better. He said he has seen entire cities disappear when the atmosphere changed and does not want that to happen with District 2. He said they must find the solution, whether it is bringing more business in the area, better housing or jobs; therefore, people who are impoverished can get out of poverty with help from the City Commission as no one can get ahead alone. Moreover, he said he does not think cancelling one CRA for \$8 to

**DEPARTMENTAL BUSINESS - CONTINUED**

\$10 million is the answer, but it has to be decided together; notwithstanding, the Commission must find ways to improve the community as it will not stay the same.

Commissioner Drosky said he drove the central portion of the City from the south to north and agreed that something has to be done for the area as it is a representation for people traveling to the City. The discussion tonight is about making improvements which is needed. While there has been a clear intention of bringing businesses and housing to the City, it has not happened, so there must be a different approach. He also believes a workforce housing solution should be considered to restimulate the area; whereby, bringing in housing prompts people to spend in the City, where they are living.

Continuing, Commissioner Drosky said he believes the analysis between a CRA in District 1 and 2 is not comparable and believes the County giving the City \$8 million to sunset is generous; however, he does not want to give \$8 million away for free. The City is entitled to \$16.3 million and the portion from the North Broward Hospital District, so giving it away is not practical. Thereafter, he referenced the PowerPoint and geographical area and commented on how to stimulate either Pioneer Grove or the Opportunity Zone with workforce housing as people would be willing to work, shop, and stay. He also commented on trying to bring businesses in for decades which means there must be new considerations. Commissioner Drosky said if housing were in place, the catalytic project would come. He said he would like to see an emphasis on that going forward as it is a new path and opportunity. Moreover, he said this area is what everyone sees coming into the City and it is too important to lose, but thought must be given to the best way to revitalize and find new ideas going forward.

Commissioner Preston thanked everyone for their input and explained the two (2) criteria for a CRA, blight and slum. He said imagine all that money that could have been gained if the CRA started in District 2. Further, without funding in District 1, there would not be a Sullivan Park; thus, funding is necessary to bring about change. If just tax increment from certain areas were only considered there would not be a lot of money and it would be a long time before projects could start. The Commission can look at ways to safeguard against gentrification, by including the community and becoming a part of it; if a CRA is created today without any funding, there wouldn't be any changes. To get those funds, the present CRA should be sunset which could effectuate change. Although no one wants to lose \$8 million, that amount was taken away from District 2 in 1999 as there was more slum and blight in District 2. Had District 2 been chosen then, there would be more changes than there are now.

Continuing, Commissioner Preston recommended developing a plan to go to the County and providing a comprehensive plan on housing, a commercial corridor and other elements that interest them. While there is a challenge to leaving money behind, one area has suffered and it would be very different if the right things had been done in the past.

Mayor Ganz said regardless of the time frame, help has always been needed. He said from a financial aspect, there is no comparison as the values of the properties near the beach will always be higher than other areas. The decision made in the past was based on getting the most money possible as the values will increase and lock in monies for the City that will not be achieved in any other district. Therefore, the monies would not be close to what is coming in now. Additionally, Mayor Ganz commented on the backlash received as the Commission has tried to make changes in the City; i.e. Freedom Marine being redeveloped.

Continuing, Mayor Ganz said even if the City received \$10 million from the County, \$6 million is being sacrificed; nevertheless, if that money is reinvested into that area, the money needed to carry on in that district is based on the tax increment increases that will be locked in. This means the \$10 million has to yield property value increases which have to be enough to sustain future endeavors. Anything that goes above what the value is now goes above that district into the CRA, but the values of the properties must increase and will the residents agree. Thereafter, he commented on changes in the past to boost the central area; i.e. two (2) community centers, but it still was not enough and more needs to be done. He said he would like to see it move forward, but is concerned with the tradeoff, placing people out of their homes, increasing values that will help spur projects and grow the revenue. Lastly, Mayor Ganz asked what the \$10 million would be used for if the County agreed.

Commissioner Preston replied that he is unsure right now. Further, he said he understands Mayor Ganz's concerns, but residents in District 2 are ready for change and want to grow and realize that they are in a community left behind. When words like poverty and lack of jobs are used, there is another factor, there are not an influx of young people

**DEPARTMENTAL BUSINESS - CONTINUED**

that want to move and settle into District 2 because they don't see anything. Until people see change, there will always be challenges and with any change, there will be disagreement; nevertheless, he wondered what the current conditions would be if Deerfield followed Delray Beach's plan. There is a probability that some people were hurt in the change, but the people he has spoken with are happy and the transformation has given hope. Without a funding engine, nothing will be done, but money from the present CRA can be infused into the community. Commissioner Preston opined that the change in the central area will spread to other areas throughout the City and make things equal. Currently, coming off I-95 and driving east to the beach, a business person will not want to invest as nothing motivates a business to start there. Thereafter, he provided various options to incentivize businesses. Without changing the aesthetics, businesses will not be prompted to come and creating a funding mechanism things will stay the same.

Commissioner Hudak said everyone agrees that something must be done and after working with Habitat for Humanity, he has seen amazing changes with the properties as well as the influx of families and the pride they take in their homes. This is the sort of option to consider; he reiterated using the land near Riva Motors and commented on the push to develop last year. These type projects would not cost the City a lot of money and can improve the area and set the table to attract businesses as there must be incentives. Commissioner Hudak said he is sure that the private companies are willing to partner with the City to develop a Habitat for Humanity area in District 2 and attract people District 2 needs as 70% of District 2 are renters. He said these people will be displaced if they have been renting for 20 years whereas, no one wants to adversely affect those people. Commissioner Hudak continued to outline opportunities for advancement, development of property near Riva Motors, private partnerships and purchasing land for a Habitat development and later, businesses will want to come to the areas.

David Santucci, City Manager, said the first thing that must occur is a study and plan; without those things, it is not advisable to approach the County. When the time comes, there would be conversation about the County's desires. He said the plan would have to go to the County Administrator before anything is considered by the County Commission.

Mayor Ganz said that's where he believes the Urban Land Institute (ULI) would be useful.

Commissioner Preston agreed with Mayor Ganz as he believes the ULI would bring an unbiased plan.

Mayor Ganz commented on his pleasant experiences with ULI; moreover, he provided a brief history of developers who wanted to make changes which were not favorable as well as his opposition to eminent domain. Thereafter, he opened the public hearing.

Samantha Gillyard, City Clerk, read various e-mailed comments into the record.

**Cynthia Hicks, no address provided**, spoke in favor of a CRA for District 2.

**Wayne Adams, no address provided**, spoke in favor of a CRA for District 2. He also provided a historic timeline that he and his family have spent in the City.

**DD Wilson, no address provided**, spoke in favor of a CRA for District 2.

**Stacey Daise, no address provided**, spoke in favor of a CRA for District 2; she also commented on her family's lineage dating back to the 1900s. Also, Ms. Daise said people coming off I-95 heading east see District 2 first and there is a marked difference between the communities. She also advised that Black owned businesses are needed as well as a consistent approach to economic development. Ms. Daise recommended no dumping signs or monitoring with live cameras which may also deter crime. She also advised that when people dump illegally on her property, she is fined, but no additional action is taken to circumvent those actions.

*No other e-mails were received.*

**Gwyndolen Clarke-Reed, 1430 SW 6<sup>th</sup> Court, Deerfield Beach**, said District 2 had an opportunity years ago to become a CRA, but there were so many different opinions about what would happen in District 2 if a CRA were implemented, so the option went away. She said she is not sure the County will consider this option; however, the

**DEPARTMENTAL BUSINESS - CONTINUED**

residents must understand that uplifting the community could come with a raise in taxes and they will have to accept that to move forward. Further, Ms. Clarke-Reed said projects for the DBR were planned to come forward with the City's input, but have not taken place. There is blame all around with this issue; nonetheless, something needs to happen in District 2. Lastly, she welcomed the Urban Land Institute and hopes there will be an educational component that outlines the pros and cons.

Mayor Ganz closed the public hearing. Thereafter, he commented on how property values increasing in order for the CRA to be successful which in turn increases property taxes. He thanked former Commissioner Clarke-Reed on the history of the 1999 CRA and advised that when the residents heard about what could happen to their neighborhoods, they were not onboard which has always been a problem. Mayor Ganz said this is not about one section being shafted in the last 15 years, nor is it a black and white thing. Further, this could be an opportunity to move forward, but in doing so, could disrupt the change. This should be considered a chance to uplift the central portion of the City and allowing the ULI to provide feedback and public meetings to share the outcome with the residents is necessary to decide what is best for the City.

Commissioner Preston thanked the Commission for having this difficult conversation. He said he believes Mayor Ganz that it is not black and white, but from Miami north, all Black neighborhoods look the same. It is a matter of Black people adjusting in the community, but if nothing is done, nothing changes. He agreed with having the ULI come in, but reiterated the need for funding to make changes. Commissioner Preston said as the study goes forward, decisions can be made.

**MOTION was made by Commissioner Hudak, seconded by Commissioner Preston, to move forward with a study by the Urban Land Institute. Roll Call:**

**Yeas:** 5 - Commissioner Drosky, Commissioner Hudak, Commissioner Preston, Vice Mayor Parness and Mayor Ganz

**Nays:** 0

**8. Resolution 2020/083 - A Resolution of the City Commission of the City of Deerfield Beach, Florida, amending the 2019/2020 schedule of City Commission Meetings; providing for an effective date.**

The Resolution was read by title only.

Mayor Ganz opened the public hearing; however, there were none to speak and the public hearing was closed.

Vice Mayor Parness said elections are scheduled for both August 18, 2020 and November 3, 2020, whereas, the City Commission has meetings scheduled. Therefore, he suggested amending the Commission's meeting calendar so people are allowed to exercise their constitutional right and allow others to help with the elections.

Commissioner Drosky said he has no objection changing the August date and recommended Monday, August 17, 2020 instead of August 18<sup>th</sup>.

Vice Mayor Parness motioned approval.

Anthony Soroka, City Attorney, clarified the motion; amending the current schedule to reflect the following meeting dates: August 17, September 3 and September 14, 2020.

In response to Commissioner Hudak's comment, Mayor Ganz advised that conflicts with election dates will be addressed at a future meeting.

**DEPARTMENTAL BUSINESS - CONTINUED**

**MOTION was made by Vice Mayor Parness, seconded by Commissioner Preston, to approve Item 8 as amended, to include August 17, September 3, and September 14, 2020. Voice Vote:**

**Yeas:** 5 - Commissioner Drosky, Commissioner Hudak, Commissioner Preston, Vice Mayor Parness and Mayor Ganz

**Nays:** 0

**9. Resolution 2020/084 - A Resolution of the City Commission of the City of Deerfield, Florida, approving the design for an Arboretum Wall Mural; providing for an effective date.**

The Resolution was read by title only.

Preston Pooser, Director of Parks & Recreation, said staff was approached by Friends of the Arboretum to have a paint by numbers mural. The wall at Constitution Park is facing Hillsboro east to the Mattress Barn and would be funded by Friends of the Arboretum. The installation would have children volunteers and City staff assisting with the actual painting. Thereafter, he provided renderings of the location and explained the proposed changes; lastly, the rendering were shown.

In response to Commissioner Hudak's question, Mr. Pooser replied that the City owns the lot.

Commissioner Drosky said the sign gets a little lost if the intent is to read from Hillsboro Boulevard. If standing in the park, it is great, but if the object is to see it and know what it is from the street, it is not practical. He then asked who the mural is intended for.

Mr. Pooser said it is meant to draw attention to the Arboretum for people who are going west, leading to the entrance to Constitution Park. He said staff is willing to work with the artist on possibly making it more visible with larger lettering.

Commissioner Drosky said he does not want to take away the artistic design, but if the objective is to see it from far away, he is not sure the rendering is accomplishing that.

Mr. Pooser said it is meant to dress up the area as well.

Mayor Ganz agreed with Commissioner Drosky and while it is an improvement, he does not support the design due to having the white lettering on the background as people will not be capable of seeing it especially to recognize that the Arboretum is there. If the purpose is to beautify the area, then it is serving its purpose.

Commissioner Hudak said he does not know if it will be highly visible to people driving down the road and recommended placing something on the crossroads. If the idea is for beautification, it is a good idea, especially with the children doing paint by number; however, if only to identify the Arboretum's location, it will get lost.

Vice Mayor Parness said a sign is needed on Hillsboro, directing people to the Arboretum; without that, he could not support it. Further, he said the sign may not be read by many people.

Commissioner Drosky commended the artist for the amount of work she has done for the City and suggested that the item be tabled; staff can outline their concerns. The artist can evaluate whether the sign is intended to be seen from Hillsboro; and the outcome can be discussed at the next meeting.

Mayor Ganz concurred that the artist is extremely talented and he is sure she will convey the intent of the sign. Thereafter, Mayor Ganz opened the public hearing; however, there were none to speak and the public hearing was closed.

**DEPARTMENTAL BUSINESS - CONTINUED**

**MOTION was made by Commissioner Drosky, seconded by Vice Mayor Parness, to table Item 9 until August 4, 2020. Voice Vote:**

**Yeas:** 5 - Commissioner Drosky, Commissioner Hudak, Commissioner Preston, Vice Mayor Parness and Mayor Ganz

**Nays:** 0

**10. Resolution 2020/085 - A Resolution of the City Commission of the City of Deerfield Beach, Florida, approving the ranking and recommendation of the Evaluation Committee to qualify and allow the top four ranked firms responsive to Request for Qualifications #20-18-IG for design build services, JWR Construction Services, Inc., Kaufman Lynn Construction, Inc., MBR Construction, Inc. and Di Pompeo Construction Corporation to participate in the Request for Proposals Phase of the Design Build Contractor Selection Process for the City Hall Remodel and Upgrade Project; and providing for an effective date.**

The Resolution was read by title only.

Priscilla Cygielnik, Assistant Director of Engineering, said she is presenting the ranking for design build services for City Hall; thereafter, she provided a PowerPoint presentation.

Purpose – Ms. Cygielnik advised that the Resolution seeks approval of the ranking. The evaluation committee is recommending the top four (4) ranked firms, JWR Construction Services, Kaufman Lynn Construction, MBR Construction and Di Pompeo Construction. This allows participation in step two (2), request for proposals.

Project Scope – Ms. Cygielnik outlined the scope of the project, structural upgrades, replacement of existing building windows to hurricane rated glazing, roofing updates, remodel of the City Commission Chambers and other upgrades.

Background – Ms. Cygielnik outlined the process for the RFQ; whereas, eight (8) proposals were received in March and the public evaluation meeting was held on Tuesday, June 9, 2020 via Zoom.

Current Activity – Ms. Cygielnik said two of the proposers were tied for first ranking, JWR and Kaufman Lynn, followed by MBR Construction, Di Pompeo, Gulf Building, West Construction, Hernandez Consulting and Critical Path. The evaluation committee decided to move forward with the top four (4) proposers to go into step 2, the procurement process for the RFP.

Renderings – Ms. Cygielnik provided proposed renderings of the new City Hall.

Recommendation – Ms. Cygielnik recommended approval in order to move forward with the next step.

David Santucci, City Manager, asked that the correlation of the HMGP Grant to this project be provided. Also, the renderings provided have been shown before and the material being used should fit in the budget. Once the design is underway, there should be opportunities to make adjustments.

Ms. Cygielnik said the Hazard Mitigation Grant is for wind and drainage retrofits; whereas, wind retrofits will address some of the hardening items and drainage improvements would be used for the surface streets in front of City Hall to the west and north.

Mr. Santucci said the Hazard Mitigation Grant is through FEMA and came through a previous hurricane from funding that came down. This project was in the design phase, so it was right to seek grant funding at the time; it was awarded and previously approved by the City Commission.

Mayor Ganz opened the public hearing.

**Gwyndolen Clarke-Reed, 1430 SW 6<sup>th</sup> Way, Deerfield Beach**, asked if the number of commissioners were possibly extended through the Census, could there be room in expanding the Chambers during this renovation.

**DEPARTMENTAL BUSINESS – CONTINUED**

Mayor Ganz said that is not something that could be considered.

Mr. Santucci advised that the renovation would be done to increase seating for the public.

Thereafter, there was a brief discussion regarding Ms. Clarke-Reed's question; wherein, the City Attorney advised that the Census would not prompt an increase in commissioners.

Mayor Ganz closed the public hearing.

**MOTION was made by Commissioner Hudak, seconded by Vice Mayor Parness, to approve Item 10, adopted Resolution 2020/085. Roll Call:**

**Yeas:** 5 - Commissioner Drosky, Commissioner Hudak, Commissioner Preston, Vice Mayor Parness and Mayor Ganz

**Nays:** 0

**11. Resolution 2020/086 - A Resolution of the City Commission of the City of Deerfield Beach, Florida, approving the Neighbors Helping Neighbors Program to provide assistance to qualified residents with utility bill payments; providing for implementation and an effective date.**

The Resolution was read by title only.

David Santucci, City Manager, advised that the proposed resolution is a result of COVID-19. Utility billing is still suspended for shut offs and late fees, which coincides with the Governor's no eviction order extended through August 1<sup>st</sup>. It is recognized that programs are needed to assist the residents; thus, this item provides the framework for voluntary donations to assist residents who are in need.

Commissioner Preston volunteered \$100 to assist and motioned approval.

Mayor Ganz opened the public hearing; however, there were none to speak and the public hearing was closed.

Commissioner Drosky volunteered \$100 as well.

During the roll call, Vice Mayor Parness also pledged assistance.

**MOTION was made by Commissioner Preston, seconded by Commissioner Drosky, to approve Item 11, adopted Resolution 2020/086. Roll Call:**

**Yeas:** 5 - Commissioner Drosky, Commissioner Hudak, Commissioner Preston, Vice Mayor Parness and Mayor Ganz

**Nays:** 0

**12. Resolution 2020/087 - A Resolution of the City of Deerfield Beach, Florida, relating to the provision of fire rescue services, facilities and programs in the City of Deerfield Beach, Florida; establishing the estimated rates for fire rescue assessments for the fiscal year beginning October 1, 2020; directing the preparation of an assessment roll; providing for a vacancy adjustment procedure; authorizing a public hearing and directing the provision of notice thereof; and providing an effective date.**

The Resolution was read by title only.

David Santucci, City Manager, outlined Item 12, setting the fire assessment rate for Fiscal Year 2021; whereby, the recommendation is to keep the rate status quo at \$235.

Mayor Ganz opened the public hearing.

**DEPARTMENTAL BUSINESS - CONTINUED**

Samantha Gillyard, City Clerk, read the one (1) email provided.

**Glenn Sullivan, 2377 Deer Creek Trail, Deerfield Beach**, said based on the GSG study, the fee should be \$301 per residential dwelling. Last year the fee was increased and should be increased again to cover all costs. He advised that by not imposing the full fee, the Commission shifts the costs to those with higher valuations which is unfair as all residents receive the same level of service. Lastly, he asked for a breakdown of what activities are covered by the fee, the capital items included and a budget breakdown, if applicable.

**Gwyndolen Clarke-Reed, 1430 SW 6<sup>th</sup> Way, Deerfield Beach**, said she believed the fee was raised last year to a significant rate, whereby, it would not have to be raised this year.

Mayor Ganz advised that rates can change from year to year, but the proposed rate is the same as last year. Also, there is no way to determine what the costs will be from year to year. Thereafter, he closed the public hearing.

Commissioner Drosky said according to the GSG study, the fee should be \$301, but the proposed fee is \$235 and asked who subsidizes the difference as the resident implicated that the higher property values do which he does not believe to be accurate and it is everyone evenly.

Mr. Santucci replied that Fire Rescue services are funded through various sources with one being the fire assessment fee. Additionally, fire inspection revenue supports the operation along with smaller revenue sources; what remains is made up by ad valorem taxes. He said he believes the resident suggestion was to maximize the rate to reduce the strain on ad valorem taxes which are based off the property value.

There was a brief discussion between Commissioner Drosky and Mr. Santucci regarding the assessment of the fee to residents as being a flat rate.

Mayor Ganz said the \$235 rate is residentially only, whereby, the commercial rate is charged differently. Further, he clarified that the non-profit agencies are still not being charged.

Mr. Santucci said that is correct; non-profit agencies are categorized as industrial.

Commissioner Preston asked if there was room for a reduction to the fee due to COVID-19.

Mr. Santucci replied that it was not considered due to the revenue shortfalls the City is facing this fiscal year and the next. Not only are residents and businesses being impacted, but so are localities; therefore, no fee change was recommended.

Vice Mayor Parness agreed that the rate should not be raised this year due to the virus and people hurting economically and has no objections making up the difference from the General Fund this year. Therefore, he disagreed with decreasing the fee as he believes doing so would affect services which is extremely important. Lastly, he spoke in support of the proposed rate.

Commissioner Hudak asked if it is possible to charge the non-profit agencies 25% at a 25% rate of what other businesses are charged as it may help make up the difference considering the budget deficit.

Mr. Santucci said what is proposed here today was not considered.

Mayor Ganz advised that it was discovered that non-profit agencies would have to be treated like businesses; thus, the valuation would be based on square footage. Because the number was exorbitant for the churches, the backlash was significant and the Commission reneged. He said other options may have to be considered in the future.

Commissioner Hudak suggested looking into the possibility next year.

There was a brief discussion regarding the classification of churches/non-profits as a business.

Mayor Ganz asked that the City Attorney investigate the possibility of charging non-profit agencies at a reduced rate as suggested by Commissioner Hudak.

**DEPARTMENTAL BUSINESS - CONTINUED**

**MOTION was made by Vice Mayor Parness, seconded by Commissioner Preston, to approve Item 12, adopted Resolution 2020/087. Roll Call:**

**Yeas:** 5 - Commissioner Drosky, Commissioner Hudak, Commissioner Preston, Vice Mayor Parness and Mayor Ganz

**Nays:** 0

**13. Resolution 2020/088 - A Resolution of the City of Deerfield Beach, Florida, relating to the collection of Nuisance Abatement Services Assessments; adopting findings of fact; directing the preparation of an assessment roll; providing for notice; and providing an effective date.**

The Resolution was read by title only.

Mayor Ganz opened the public hearing; however, there were none to speak and the public hearing was closed. Thereafter, he said it is good that the number is going down as it shows people are caring for their properties better and the City is able to recoup fees that have been spent.

*There were no additional comments by the Commission.*

**MOTION was made by Vice Mayor Parness, seconded by Commissioner Hudak, to approve Item 13, adopted Resolution 2020/088. Roll Call:**

**Yeas:** 5 - Commissioner Drosky, Commissioner Hudak, Commissioner Preston, Vice Mayor Parness and Mayor Ganz

**Nays:** 0

**14. ORDINANCE 2020/ - AN ORDINANCE OF THE CITY OF COMMISSION OF THE CITY OF DEERFIELD BEACH, AMENDING DIVISION 2 "PARKING CITATIONS AND PENALTIES" OF ARTICLE II "STOPPING, STANDING, PARKING" OF CHAPTER 66 "TRAFFIC AND VEHICLES" OF THE CODE BY CREATING SECTION 66-44 "TOWING" TO PROVIDE FOR THE TOWING OF VEHICLES IN VIOLATION OF PARKING REGULATIONS; PROVIDING FOR CONFLICTS, SEVERABILITY, CODIFICATION, AND AN EFFECTIVE DATE.**

The Ordinance was read by title only.

David Santucci, City Manager, said many localities are implementing this type ordinance to recoup parking revenue for tickets that are still outstanding. He then introduced Harvey Figueroa, Parking Supervisor, who presented the proposed ordinance to him which he deemed necessary to present to the Commission.

Mr. Figueroa said there is a need to amend the current towing ordinance that allows the towing of vehicles that have a minimum of two (2) parking citations to secure monies due to the City and residents. He advised that other enforcement tools will be outlined during the presentation.

Late Notice Letters – Mr. Figueroa said this slide represents enforcement tool #1. When parking citations are issued, the City grants a 10-day grace period for people to pay without late fees. If the grace period is ignored, a notice is sent out on day 11; if also ignored, a second notice is sent out 30 days thereafter. He outlined the number of citations issued under notice #1, #2 and final late notice. He also outlined the total citations of those with state of Florida tags and the fees not being collected.

Collection Agency – Mr. Figueroa said Penn Credit is being used to collect unpaid parking citations. The figures provided are pre and post 2017 collections; whereby, the collection rate is 11.36%. Mr. Figueroa advised that the collection rate is not the best because when the City first introduced Penn Credit, they were given 8,000 parking citations to collect. On the far right, unpaid parking citations with Penn Credit represents \$845,000 for Florida tag holders. This is not the best way to entice payment.

## **DEPARTMENTAL BUSINESS - CONTINUED**

Enforcement Tool – 3 – Mr. Figueroa said this is another enforcement tool, vehicle registration holds. The column on the left show that 231 license plates have been forwarded to the Department of Motor Vehicles and accumulated 961 parking citations. So far, the City has collected from five (5) of those license plates that have accumulated 26 parking citations resulting in \$1,900 in revenue; however, \$62,000 is still outstanding. This is an effective tool because it compels people to pay and anyone who has owned a vehicle knows that when the registration is renewed, the owner will have to go back to the city owed.

One Vehicle – 13 Parking Citations – Mr. Figueroa said one (1) vehicle owed 13 parking citations and was rejected for registration and ended up paying the City \$845.

Towing (Proposed) – Mr. Figueroa said this is enforcement tool #4. Currently, towing is outsourced to Emerald Towing who pays the City an annual franchise fee of \$100,000 yearly over 12 months. The column on the left shows the number of citations currently owed to the City, and the far right column shows the amount due for collection. He explained that the vehicles can only be pursued in Deerfield Beach city limits and they must be captured during patrols with the license plate reader technology. Unless those two (2) things occur, the money will remain uncollected.

Other Municipalities – Mr. Figueroa advised that other cities along the coast have introduced a towing ordinance. There is also an immobilization method for collecting which is being charged to remove the boot. Registration holds are also being used and lastly, the collection agency being used is outlined.

State of Florida – Mr. Figueroa outlined the components of the pie chart which provide a clear picture of what is owed; most of the citations are in collections, \$845,000. From an enforcement tool standpoint, the registration holds will be collected, but it will take some time. Towing revenue has the potential for collection, but those two (2) things mentioned earlier must occur.

Enforcement Tool – 5 – Mr. Figueroa said the P.A.I.D is an amnesty program designed to stimulate action. There are 13,000 license plates with a minimum of one (1) parking citation. If it is possible to stimulate an action from those who owe, this could be another avenue to collect and compel payments.

P.A.I.D. – Mr. Figueroa advised that the acronym stands for parking assistance in Deerfield Beach and will be established by the City Commission.

Summary – Mr. Figueroa outlined the current enforcement tools as well as those proposed, towing (minimum of 2 unpaid citations), immobilization which is booting, and amnesty program for those with a minimum of 1 unpaid citation.

Mr. Santucci referenced the P.A.I.D slide and advised that the Commission only needs to take action on towing. Immobilization was shown as an additional method of enforcement which is prevalent with other coastal cities as it is not currently an enforcement method in the City nor is the amnesty program. He said it is important to note that the registration holds just started and did not require Commission action as it is allowed by State Statute, but the information must be provided to the Department of Motor Vehicles. Since it has been implemented, revenue is anticipated.

Commissioner Preston spoke in opposition to the proposed ordinance as it will effect various people, i.e. the elderly population which he explained. He also provided other scenarios where the towing ordinance would take away people's ability to make money.

Commissioner Hudak spoke in support of the proposed ordinance as the individuals have more than three (3) parking tickets, it is not one (1) parking ticket that was forgotten. Also, multiple notices are sent and people have chosen to ignore them. Thereafter, he asked if license plate readers are located throughout the City or will the program target one specific area. Also, when the parking meters are used, license plate numbers are typed in and since the parking meter company has that data, is there a way to tap into that data to see if they have a number of outstanding citations.

Mr. Santucci said the license plate reader (LPR) camera system is predominantly located where the metered parking is and attached to the enforcement vehicle. As the enforcement vehicle goes around to various places where there is metered parking, they are reading every license plate as they go by. This would apply to any vehicle that has already received two (2) parking tickets and has not paid within the time frame. If fined a third time, within the parking

**DEPARTMENTAL BUSINESS - CONTINUED**

system, the LPR system would have that information, therefore, as the license plate is installed at the meter, it is communicating to the enforcement and reports on the back end.

Commissioner Drosky said he thinks once can be perceived as a mistake, but twice is not. He opined that these individuals are stiffing the City on parking. Commissioner Drosky provided various enforcement options he considered; first time – no penalty; second – boot; third – towing. Thus, he has no objection to the proposed ordinance. He further outlined the appeals process that allows for those accidentally tickets as an option for help.

Vice Mayor Parness said in New York, if you don't pay at a meter, the vehicle is towed; thus, the proposed ordinance is lenient. Nevertheless, he agreed with starting leniently and then upping enforcement. Vice Mayor Parness continued to comment on how things work in New York. He further commented on the steps in the proposed ordinance as three (3) tickets before towing is lenient but sends a message. Additionally, he advised that in Fort Lauderdale, even people with handicapped placards are required to pay or receive a ticket. Lastly, he said he supports the item.

Commissioner Preston expressed the importance of awareness of the economic environment and this is not a full proof measure. Thereafter, he provided an example of how the system has failed when his wife received a parking ticket even though their tag was registered in the database.

Mayor Ganz opened the public hearing; however, there were none to speak and the public hearing was closed. He advised that while people make mistakes, after the third ticket, there has to be stronger enforcement. One (1) or two (2) tickets could be a mistake, but beyond that, it is problematic. He asked for clarification as to whether the system advises staff on someone who has received tickets back to back within the same week resulting in towing.

Mr. Figueroa replied that the system is state of the art and everything inside the vehicle will denote the number of tickets. He noted that a first late notice is issued on day 11; the second late notice is day 30 and now there is a 60 day notice with the final 90 day notice going to the collection agency.

In response to Mayor Ganz's question, Anthony Soroka, City Attorney, replied that if someone were ticketed multiple times in one week, the notice must be provided and they would still have the opportunity to pay within the given timeline. Thus, the time to pay wouldn't have come up nor would the notices.

**MOTION was made by Vice Mayor Parness, seconded by Commissioner Hudak, to approve Item 14 on first reading and hold second reading on August 4, 2020. Roll Call:**

**Yeas:** 4 - Commissioner Drosky, Commissioner Hudak, Vice Mayor Parness and Mayor Ganz

**Nays:** 1 - Commissioner Preston

**15. ORDINANCE 2020/ - AN ORDINANCE OF THE CITY COMMISSION OF THE CITY OF DEERFIELD BEACH, AMENDING ARTICLE VII "USE OF CITY RIGHTS-OF-WAY" OF CHAPTER 2 "ADMINISTRATION" TO CONFORM WITH STATE LAW; AMENDING SECTION 2-454 TO PROVIDE FOR ADMINISTRATIVE APPROVAL OF CERTAIN APPLICATIONS FOR USE OF CITY RIGHTS-OF-WAY BY PERSONS OTHER THAN A COMMUNICATIONS SERVICE PROVIDER; PROVIDING FOR CONFLICTS, SEVERABILITY, CODIFICATION, AND AN EFFECTIVE DATE.**

The Ordinance was read by title only.

Anthony Soroka, City Attorney, advised that regulation of telecommunication service providers is heavily regulated at the state level and significantly limits what the City can do in terms of limiting use of their rights of way for their communications facilities. There have been a number of state law changes over the year, but there was one last year that limited municipalities' ability to request registration renewals. Albeit, registration is required to use the rights of way. Previously renewals could be done every two (2) years, now it is five (5) years. This ordinance amends to add recent state law. This ordinance also provides that colocation requests, on an existing city pole, can take place through administrative approval.

Mayor Ganz opened the public hearing; however, there were none to speak and the public hearing was closed.

**DEPARTMENTAL BUSINESS - CONTINUED**

Commissioner Drosky spoke in opposition of the proposed ordinance as it an attack on home rule, whereby, it takes away the City's ability to regulate.

Mr. Soroka agreed.

Commissioner Hudak asked what the Commission's options are.

Mr. Soroka replied that there are little options, but the Commission could try to speak with the state legislature to reverse course and confront a substantial lobby from the telecommunications industry.

In response to Vice Mayor Parness' question, Mr. Soroka replied that the Commission can vote no, if desired. He advised that the aspect on telecom providers is to conform to state law, the other aspect regarding administrative approval for colocation of non-communication equipment is not tied to state law. With respect to the implementation provisions, regardless of how the Commission votes, the state law should be applied when dealing with telecommunication applicants to avoid potential litigation. Additionally, a resolution could be done urging them to rollback regulations.

Mr. Soroka outlined the process that has been undertaken, such as advertising and should the Commission decide to deny it, he recommended a hearing of the item.

*Mayor Ganz "passed" the gavel.*

**MOTION was made by Mayor Ganz, seconded by Commissioner Preston, to approve Item 15 on first reading and hold second reading on August 4, 2020. Roll Call:**

**Yeas:** 3 - Commissioner Hudak, Commissioner Preston, and Mayor Ganz

**Nays:** 2 - Commissioner Drosky and Vice Mayor Parness

**ADDENDUM**

**16. Resolution 2020/089 - A Resolution of the City Commission of the City of Deerfield Beach, Florida, extending the State of Local Emergency regarding COVID-19 until August 17, 2020; authorizing the City Manager to take appropriate actions; providing an effective date.**

The Resolution was read by title only.

Anthony Soroka, City Attorney, said if not approved, the current state of local emergency would end on July 17, 2020. He advised that the Governor has extended the statewide local emergency for another 60 days.

Mayor Ganz opened the public hearing; however, there were none to speak and the public hearing was closed.

*There was no discussion amongst the Commission.*

**MOTION was made by Vice Mayor Parness, seconded by Commissioner Preston, to approve Item 16, adopted Resolution 2020/089. Voice Vote:**

**Yeas:** 5 - Commissioner Drosky, Commissioner Hudak, Commissioner Preston, Vice Mayor Parness and Mayor Ganz

**Nays:** 0

## **COMMENTS BY ADMINISTRATION AND LEGAL**

### **CITY ATTORNEY**

Vacation Rentals – Anthony Soroka, City Attorney, advised that the Governor has allowed vacation rentals to open in the County, but are subject to strict State guidelines. The Attorney's Office will work with Code Enforcement staff to assure awareness and make sure they are following up.

Mayor Ganz said this may help with the problem regarding the previously mentioned rental home.

David Santucci, City Manager, said there are existing code cases on that exact issue. As soon as it can go before the magistrate, it will and he will make sure enforcement is on top of it also.

### **CITY MANAGER**

#### **17. COVID-19 Fiscal and Economic Impact Update.**

David Santucci, City Manager, provided a PowerPoint presentation on the fiscal impact for the current fiscal year budget.

FY20 Financial Update – Mr. Santucci outlined the content of the presentation: economic indicators, state revenues, CARES Act Funding, revenue analysis, expenditure analysis and budget status overview.

Historic Unemployment – Mr. Santucci said this graph shows the decline in unemployment since COVID hit. Though there has been some improvement, as the cases are currently rising, this trend downward may go in the other direction.

Stock Markets – Mr. Santucci provided a graph that shows the decline in the stock market due to COVID.

Airline Travel – Mr. Santucci provided a graph depicting a decline in airline travel due to COVID.

Oil Prices – Mr. Santucci provided a graph showing changes in oil prices due to COVID.

State Revenue Disbursement Data – Mr. Santucci said revenues cannot be provided in real-time because many of the revenues are outside the ad valorem and come from third parties. Thereafter, he outlined when revenue information will come in based on various categories. Hopefully, by mid-August, there will be good end of year figures from the State, so staff can provide an additional update which will be given monthly to the Commission.

State Revenue Shortfalls – Mr. Santucci said the year to date overage in terms of the State's revenue projection in January was in surplus, but in April/May, and shows a shortfall of over \$1 billion. Though there are \$7 billion in reserves, there is confidence that the State will make it through.

CARES Act Funding Eligible Expenses – Mr. Santucci outlined the eligible expenses for funding that are provide by the City: adult day care, PPE expenses, cleaning and disinfecting; health screenings for customers and employees and others.

CARES Act Funding Eligible Expenses (May) – Mr. Santucci outlined the estimated expenses to be submitted under CARES funding: personal protective equipment, public safety payroll expenses, administrative costs and others.

Revenue Analysis – Mr. Santucci provided a revenue analysis that shows the impact of COVID from FY 2018, FY 2019 and FY 2020. He advised that after May, no revenue information is available; nevertheless, in May, the revenue received was \$3.5 million.

Revenue Shortfall – Mr. Santucci said he is sure these figures will be refined as more information is received from the State; however, the direction is unknown. He reiterated that the figures for both expenses and revenues will change as more information is received; notwithstanding, the expected revenue shortfall is \$6.2 million.

**COMMENTS BY ADMINISTRATION AND LEGAL - CONTINUED**

Expenditure Analysis – Mr. Santucci advised that the June report will be provided by July 15<sup>th</sup> and it is shown that expenditures have been reduced. Although there is not a lot of consistency from year to year as it depends on when payments are made on large purchases like capital improvement and debt services.

FY20 General Fund Expenditures – Mr. Santucci said the budget as amended was approximately \$110 million; whereby, there are anticipated expenditures being held on purchase orders for contractual services, reoccurring supplies, etc. He advised that any encumbered funds on a purchase order, remaining unused, will go back to the account. The current unencumbered amount is \$35 million with 32% being unencumbered.

Expenditure Reductions – Mr. Santucci outlined the changes made to reduce the gap expected at the end of the year. There were vacancies from October to March, then from March to October, vacant positions were frozen, and salaries were reduced through natural attrition. There were expenditure reductions through the CIE pay policy, reduced staffing levels, some employees are in a no pay status, reduced work schedules and the recent implementation of furloughs requiring each employee to take six (6) days by September 25, 2020.

Additionally, Mr. Santucci advised that from an operating and capital savings standpoint, programs and events were cancelled due to social distancing and stay at home orders. Contractual service reductions were implemented, as well as deferred capital and service level reductions due to closures.

Budget Gap Analysis – Mr. Santucci said these figures were previously provided; whereby, there is an estimated \$2.7 million personnel savings; operating expenditures have been recognized by the departments and will be captured into a contingency, so it is not used for the remainder of the fiscal year. Capital projects was easily identified and will not change. Lastly, at the \$6.2 million revenue shortfall and the proposed expenditure shortfall, where revenues are showing today, there would be a \$1.2 million best case scenario. If there were a shortfall of \$9.2 million, the estimated general fund cap is about \$4.2 million.

FY20 Budget Status Overview – Mr. Santucci outlined the General Fund with the original budget on expenditures and revenues, what has been spent and/or received in revenues to this date. Realizing that the \$75.6 million includes both the actuals and encumbrances; the difference is \$7.7 million. That is closing since the last presentation as it was \$13.5 million which includes the hardest period through COVID; thus, no decrease is expected unless the same restrictions are put in place through emergency orders.

Mr. Santucci outlined the current changes that have been implemented by various municipalities. He advised that although the numbers are rising, there is no official status update from the County. Further, the Governor has remained steadfast that there will not be any additional closures; however, localities have the ability to implement further restrictions than the State. Thereafter, he entertained questions of the Commission.

Commissioner Drosky said the best case scenario during the last update was a \$3 million gap, average \$6 million and worst case scenario \$9 million; however, this presentation shows a best case scenario of \$1.2 million and worst case \$4.2 million, and asked if this is the correct range.

Mr. Santucci advised that worst case and best case last month was based on revenue shortfalls which were a bit different. Staff is now realizing further reductions in the expenditures; thus, using the mid-range revenue shortfall of \$6.2 million, and worst case \$9.2 million shortfall has decreased. Therefore, the shortfall of \$9.2 million is now \$4.2 million. Staff will continue to analyze the shortfall as State revenues are continually monitored. Additionally, revenue from September will not be realized until mid-November which is why it takes so long to close the books.

**ADDENDUM – CONTINUED****18. Discussion and potential action regarding recycling and solid waste holiday pickup schedule.**

David Santucci, City Manager, presented a PowerPoint presentation regarding recycling.

Holiday Collections – Mr. Santucci said because recycling impacts next year's budget, direction is needed on how to proceed. Currently, the City provides collection on all holidays except Christmas; 11 paid holidays. The estimated savings by removing 10 holidays from the schedule would be approximately \$17,000 per holiday. Thereafter, he

**ADDENDUM – CONTINUED**

provided a list of the holiday suspension schedule for fiscal year 2021. He advised that the only way to realize the savings is to collect on the next regularly scheduled day instead of the day after the holiday. Thereafter, Mr. Santucci entertained questions by the Commission.

In response to Commissioner Hudak's question, Mr. Santucci replied that one (1) holiday was removed from the list, the day after Thanksgiving.

Mayor Ganz opened the public hearing; however, there were none to speak and the public hearing was closed.

**MOTION was made by Commissioner Hudak, seconded by Vice Mayor Parness, to suspend holiday collections.  
Roll Call:**

**Yeas:** 2 - Commissioner Hudak and Vice Mayor Parness

**Nays:** 3 - Commissioner Drosky, Commissioner Preston and Mayor Ganz

*Motion failed by 2-3 vote.*

**CITY COMMISSION BUSINESS****19. Discussion regarding the selection of a voting delegate to the Florida League of Cities 2020 Annual Conference on August 14th in Orlando.**

Mayor Ganz opened the public hearing; however, there were none to speak and the public hearing was closed.

There was a brief discussion regarding the voting delegate; whereby, Commissioner Hudak was selected to serve again for the upcoming conference.

**MOTION was made by Vice Mayor Parness, seconded by Commissioner Preston, to appoint Commissioner Hudak as the voting delegate. Voice Vote:**

**Yeas:** 5 - Commissioner Drosky, Commissioner Hudak, Commissioner Preston, Vice Mayor Parness and Mayor Ganz

**Nays:** 0

**20. Resolution 2020/092 - A Resolution of the City Commission of the City of Deerfield Beach, Florida, designating Juneteenth as an official city holiday; providing for an effective date.**

The Resolution was read by title only.

Commissioner Preston said a Juneteenth would be the right decision for the City as it is not only the day that slavery officially ended in America, but also the day that Blacks in America became free and truly became Americans. If the Resolution were passed, recognizing Juneteenth as a citywide holiday, it would make Deerfield Beach a better city. Also, adopting the Resolution would begin the arduous task of bringing the City together and encourage an inspirational wave that would settle into every corner of our disjointed communities. Being on the right side of what is right to do and permeate beyond our city borders into the moral conscious of our neighbors. There are a number of positives for the City: 1) increased morale; 2) increased work productivity; 3) no fiscal cost for fireworks; and 4) no extra cost for police presence. He said 49% of the City's workforce is African American and this would boost their morale and lift the entire City. Commissioner Preston provided a personal outlook on celebrating Independence Day when he knew that not all Black people were free. Lastly, he asked that Juneteenth be made a citywide holiday.

Mayor Ganz opened the public hearing.

**Cynthia Hicks, no address given**, spoke in support of Juneteenth being recognized as a citywide holiday. She also provided a brief history of her residency in the City.

**CITY COMMISSION BUSINESS – CONTINUED**

**Wayne Adams, Deerfield Beach**, spoke in support of Juneteenth as a citywide holiday and what it means to him. He also advised that in 1979, Texas became the first state to make Juneteenth an official holiday; today, 47 states recognize Juneteenth as a state holiday.

**Glenn Sullivan, 2377 Deer Creek Trail, Deerfield Beach**, said designating Juneteenth as an official city holiday is not advisable due to fiscal concerns. He suggested adding Juneteenth as a city holiday, instead of the one (1) day designated by the City Manager. This would be cost neutral and also provide an opportunity for the people of the United States to learn more about the past experiences that shaped the United States. If not possible, he does not support it due to the cost and the benefits provided to employees.

Mayor Ganz closed the public hearing.

Vice Mayor Parness spoke in support of Juneteenth as a city holiday. There has been an awakening in the Country and it is important to consider their plight. He said Juneteenth is as much of a holiday as Independence Day.

Thereafter, Vice Mayor Parness motioned approval and Commissioner Preston seconded.

Commissioner Drosky asked for clarification on whether the holiday will be a paid holiday as the backup indicates a financial impact of \$110,000; whereas, the City Manager just outlined a revenue shortfall of \$1.2 to \$4.2 million. If it is a paid holiday, how will it be paid?

Commissioner Preston said when he presented it, it was his intention that it be paid. The City has the ability to pay from the General Fund balance; nevertheless, the dollar amount is not the issue as the City will recover from the shortfall. For the residents and the City, it sends the right message as it is the right thing to do. Thereafter, he commented on his conversations with colleagues regarding Juneteenth; whereas, they were unaware of the date. He asked that the Commission understand that it is right as it makes a statement of bringing the City together.

Mayor Ganz said he was unaware of what Juneteenth meant to the African-American community and it is a day that is relatively new to him which is a shame; thus, an educational component is needed. He advised that instead of giving employees a paid day off, that employees have a day to float and celebrate that day at their choosing. From a financial aspect, Mayor Ganz said he would like to do something to acknowledge Juneteenth as was done with Haitian Flag Day. Further, adding Juneteenth may not accomplish bringing the City together, but helping people understand what the holiday means may be possible. Mayor Ganz reiterated the opportunity to educate instead of simply giving employees a day off.

Commissioner Preston said bringing this forward would include education and reiterated how all Americans were not truly free when Independence Day was being celebrated. Thereafter, he provided a historic overview of the Black community and advised that approving Juneteenth as a city holiday will be recognized by generations to come to know that those in charge tried to bring the community together. He advised that money will always be a factor, but some things outweigh the cost. Commissioner Preston commented on how the peaceful protest included many races as well as police officers and how the past shapes the future.

There was a lengthy discussion regarding bringing Juneteenth up in the past as well as changes to celebrate Martin Luther King Jr Day as a national holiday.

Commissioner Drosky expressed concern over the fiscal impact. Further, he recommended a unanimous vote on the Resolution. He also agreed with Mayor Ganz to use a personal day or making Juneteenth in lieu of the personal day.

Commissioner Hudak said using the personal day waters down the holiday. Further, he said he does not have knowledge on Juneteenth, but that does not mean it is not important to the vast majority. He agreed on having a unanimous vote. Though there is a cost to things, these are unprecedented times for the budget; however, he understands a large minority of the City's population that have been abused and neglected for years. Commissioner Hudak also commented on how things were in the 60s and how he thought normalcy for all was a reality, but there is still a lot of hate and bigotry going on in the United States. Additionally, the decision should be made moralistically and not monetarily.

**CITY COMMISSION BUSINESS – CONTINUED**

Vice Mayor Parness said the City loses money on camps every summer, but if the price is increased some are cut out. Essentially, he does not like to exclude anyone from summer camp. Whereby, he outlined the importance of approving the holiday to recognize the freedom of African-Americans and not doing so until 1865 is an embarrassment that has to be lived with. Therefore, allowing the holiday in the City shows respect to brothers who were slaves and now emancipated; thus, celebrating them as equals in the County.

Mayor Ganz reopened the public hearing.

**Richard Rosenzweig, 97 Farnham E, Deerfield Beach**, spoke in support of Juneteenth as a City holiday, but that it be included with July 4<sup>th</sup> as that holiday recognizes various people as being free.

**Gwyndolen Clarke-Reed, 1430 SW 6<sup>th</sup> Way, Deerfield Beach**, spoke in support of Juneteenth as a City holiday in June. The holiday has been acknowledged in Pompano Beach for a number of years and Deerfield Beach has an opportunity to bring communities together and acknowledging what the African-American community means to the City.

Mayor Ganz closed the public hearing.

Mr. Santucci said the employees' personal day is for use at their discretion; notwithstanding, an employee can use a vacation day to celebrate Juneteenth. Further, he cautioned swamping the personal day for Juneteenth as some use it for religious reasons. Also, in the past, city managers have given an additional day off during the holiday season,

although City Hall is not closed. Furthermore, the fiscal impact of \$110,000 is the all in cost and includes non-productivity costs and holiday pay within various departments that would still need to operate on any holiday, Ocean Rescue, Solid Waste and the Water Plant; those costs are around \$10,000 or less for holiday pay.

Commissioner Preston thanked the Commission for having this discussion as it is difficult. Additionally, he agreed with Vice Mayor Parness and Commissioner Hudak; while both Mayor Ganz and Commissioner Drosky made valid points. He further commented on how he has been on the receiving end of racism and bigotry. He then asked that the Commission support the Juneteenth holiday in the City as it shows understanding to 49% of the workforce who are African-American and tells other races in the City that it is time to come together. Commissioner Preston continued to outline the history in America from slavery to the writing of the Constitution.

Commissioner Drosky applauded Commissioner Preston for bringing this forward and the passion he has presented; however, as a financial steward, he cannot overlook the associated costs. He suggested making Juneteenth the holiday in lieu of the city manager's discretionary holiday as it would be a financial wash.

Mayor Ganz said considering the ugliness recently seen, he believes the public is blindsided on this and it will have an opposite effect of bringing people together because many residents will still be working and may not understand the holiday. Though it is the right thing to do, the approach is wrong. Additionally, if approved, he would like money to go toward celebrating the holiday and not just giving people a day off. People will see this as a free holiday to employees as not many residents have provided feedback. Also, people may feel that Juneteenth costs more than 4<sup>th</sup> of July; whereby, not allowing an opportunity for education as the focus will be myopic.

Commissioner Preston said the great American experiment is about freedom; Americans were denied freedom and acknowledging others place in the Country stifles it. While he understands the challenges, he motioned approval of Juneteenth as a City holiday.

There was a lengthy discussion regarding using the City Manager's optional day to commemorate Juneteenth and those who may or may not celebrate.

Vice Mayor Parness seconded Commissioner Preston's motion.

In response to Vice Mayor Parness' question, Mayor Ganz replied that a unanimous vote is not required, but it is in the best interest of the City to do so.

**CITY COMMISSION BUSINESS – CONTINUED**

Vice Mayor Parness withdrew his second to address the possibility of tabling the item.

Commissioner Preston expressed disappointment with tabling the item; thereafter, he commented on freeing slaves and how many people did not embrace it, but fought it. He did agree that education is needed, but delaying it will not change that and believing that many people will not support it is not correct since many protests were supported by the White race.

Commissioner Drosky said he did not hear any objection about using the city manager's holiday. He suggested an amended motion to use the floating holiday as it is not a personal day. Thus, the item can be approved and move forward.

Commissioner Preston said if it is done that way, it would not be a citywide holiday.

Mayor Ganz said of course it is, the employees will receive exactly what Commissioner Preston desires; however, it is not a citywide holiday because most people still work. Notwithstanding, it is making that day a holiday and being acknowledged by the City.

Mr. Santucci clarified that traditionally, the City Manager has given a tribe day during the holiday season, around Christmas time, in addition to Christmas as a way to thank the employees with a day off. That day was not taken all at once and employees were allowed to take it within a 2 to 3 week period at different times. He suggested removing that day and using that day cumulatively for everyone on this June holiday.

In response to Commissioner Preston's question, Mr. Santucci replied that the city manager's discretionary day would go away, if approved.

Mayor Ganz asked that an educational component be added and include celebratory items like banners to recognize the holiday.

**MOTION was made by Commissioner Preston, seconded by Vice Mayor Parness, to approve Item 20, removing the city manager discretionary day and including an educational component, adopted Resolution 2020/092. Roll Call:**

**Yeas:** 5 - Commissioner Drosky, Commissioner Hudak, Commissioner Preston, Vice Mayor Parness and Mayor Ganz

**Nays:** 0

**21. Resolution 2020/090 - A Resolution of the City Commission of the City of Deerfield Beach, Florida, condemning bias and discrimination against individuals on the basis of their race, color, ethnicity, religion, or natural origin; providing for severability and an effective date.**

The Resolution was read by title only.

Mayor Ganz opened the public hearing; however, there were none to speak and the public hearing was closed.

**MOTION was made by Commissioner Hudak, seconded by Vice Mayor Parness, to approve Item 21, adopted Resolution 2020/090. Voice Vote:**

**Yeas:** 5 - Commissioner Drosky, Commissioner Hudak, Commissioner Preston, Vice Mayor Parness and Mayor Ganz

**Nays:** 0

**22. Resolution 2020/091 - A Resolution of City Commission of the City of Deerfield Beach, Florida, designating the Least Tern as the Official City Bird; providing for an effective date.**

The Resolution was read by title only.

**CITY COMMISSION BUSINESS – CONTINUED**

Mayor Ganz opened the public hearing; however, there were none to speak and the public hearing was closed.

Commissioner Hudak said the Least Tern is a bird not natural to the City and the only reason it came to Deerfield Beach is because the beach was closed. The Least Tern is an endangered species whose population has declined by approximately 88% between 2015 and 2016. A colony has shown up at the beach and is the only colony in southeast Florida, south of Brevard County. The birds will only be here for the rest of the month and will likely never return because during mating season, the beach will probably be open. Commissioner Hudak advised that this may be the only time to see the bird and encouraged people to go out and see them. Therefore, since Deerfield Beach does not have a city bird, he would like the Least Tern to become the City's bird.

Commissioner Drosky expressed concerns with memorializing the bird since it will probably never return. He also commented on the process as it does not allow for much public comment nor have any of the city's advisory boards vetted it.

Mayor Ganz said there was an attempt by a group to do a city tree and bird before, but did not have buy-in; therefore, in respecting those efforts, he may not be able to support it.

**MOTION was made by Commissioner Hudak, seconded by Commissioner Preston, to approve Item 22, adopted Resolution 2020/091: Voice Vote:**

**Yeas:** 3 - Commissioner Hudak, Commissioner Preston and Vice Mayor Parness

**Nays:** 2 - Commissioner Drosky and Mayor Ganz

**COMMENTS BY MAYOR AND CITY COMMISSIONERS****COMMISSIONER HUDAK****DISTRICT 1**

Office Hours – Commissioner Hudak said he will be open for Saturday office hours on July 11<sup>th</sup> from 10 a.m. till 12 p.m. and to contact the City Manager's Office to schedule an appointment.

Food Drive – Commissioner Hudak advised that a food drive will be held on Friday, July 10<sup>th</sup> at Quiet Waters Park at 9 a.m. and encouraged anyone in need to attend.

**COMMISSIONER PRESTON****DISTRICT 2**

Agenda Topics – Commissioner Preston thanked the Commission for their support as the items were challenging.

COVID-19 – Commissioner Preston said the testing center at Oveta McKeithen Recreational Complex is up and running. Testing is the only way to get a handle on the virus and thanked staff for their assistance with the testing center; furthermore, there has been a lot of positive feedback.

**VICE MAYOR PARNESS****DISTRICT 3**

August Election – Vice Mayor Parness said residents will have an opportunity to meet all candidates running in the August 18<sup>th</sup> election on Monday, Tuesday and Wednesday next week. He will provide a Zoom meeting link to anyone wanting to attend starting at 7:00 p.m. He advised that this is non-political and paid by him personally.

**COMMISSIONER DROSKY****DISTRICT 4**

Office Hours – Commissioner Drosky said his Saturday office hours will be held on Saturday, July 11<sup>th</sup> from 10 a.m. till 12 p.m. at City Hall, since last Saturday was a holiday.

Recycling – Commissioner Drosky said the blue recycling bins are being put out as garbage, but have not been picked up. He explained that many calls have been received because residents feel the communication was not clear; therefore, he suggested an update be sent informing residents when bins will be picked up. Whereas, people in his area are leaving the bins out on trash days.

**COMMENTS BY MAYOR AND CITY COMMISSIONERS – CONTINUED****COMMISSIONER DROSKY****DISTRICT 4 – CONTINUED**

Green Road – Commissioner Drosky said he discussed with the City Manager an issue regarding many trucks traveling through neighborhoods from Military Trail to Powerline Road on Green Road, despite having signs reading “no thru trucks” shown by photos; whereby, the challenges affect both Districts 3 and 4. On Saturday, July 4<sup>th</sup>, he met a resident and they both watched the traffic go by on Green Road in the morning and even on the holiday, there were still trucks traveling back and forth. His concern is that new pavement and sidewalks are being installed and will ruin FDOT’s project by the trucks. Commissioner Drosky asked that staff find out what is happening on 10<sup>th</sup> Street to eliminate as much truck traffic as possible since it has become a shortcut to and from the dump or other areas. He provided the photographs to the City Manager for further handling.

Car Thefts – Commissioner Drosky said car thefts are rampant in The Lakes, Lakeside Villas and Crystal Key Point; residents are concerned and feel unprotected. On July 16<sup>th</sup> at 6:30 p.m., the Crystal Key community will be holding a homeowner’s association meeting and asked that BSO police attend with him.

Homeless Population – Commissioner Drosky said the vacant gas station at Powerline Road and SW 4<sup>th</sup> Street, which is the entrance to the Deer Run community is being used by homeless again. He said a yellow car is being used by homeless people as well as others using the building and bushes out back and asked police to address the issue.

City Manager Memorandum – Commissioner Drosky advised that City Manager Santucci sent a memorandum to the City Commission advising that he will be taking a 10% salary reduction. He said this fits into the budgetary shortfall and recommended memorializing this action by motion to have it on record.

**MOTION was made by Commissioner Hudak, seconded by Vice Mayor Parness, to accept a voluntary pay reduction for David Santucci, City Manager, by 10% until the end of Fiscal Year 2020 and allow staff to take necessary action to enforce it. Roll Call:**

**Yeas:** 5 - Commissioner Drosky, Commissioner Hudak, Commissioner Preston, Vice Mayor Parness and Mayor Ganz

**Nays:** 0

City Commission Pay – Commissioner Drosky said he suggested a salary reduction of 10% for the Commission to show solidarity; however, the City Attorney provided him the Charter provision that does not allow the Commission to increase or decrease their pay until the next term.

**MAYOR BILL GANZ**

Census – Mayor Ganz encouraged completion of the census and explained its importance for the City as the response rate is extremely low. Further, he commented on how certain communities distrust the government especially with the type of questions posed in the Census. He asked that communication be extend to people even through language barriers to promote the Census. If not, the City will miss out on a lot of opportunities.

Mayoral Conference Call – Mayor Ganz said during the mayoral conference call, there was a discussion concerning the spike in COVID cases; whereas, Deerfield Beach is up to 646 as of this morning. He thanked Commissioner Preston and Vice Mayor Parness for their help in opening testing sites. Furthermore, he advised that many of the mayors asked that there not be a knee jerk reaction by government to shut things down. Mayor Ganz commented on the spread of the virus because of people who do not follow the rules and why people decided to no longer wear masks as they felt they were not protecting themselves, but others.

Additionally, Mayor Ganz said it is possible that government has already decided and believes businesses will start to close, which will hurt them; nevertheless, Mayor Ganz said there needs to be strict enforcement and for those who do not want to wear a mask, to fine them. He said hospitals have capacity, but are running out of staffing well enough to deal with the sickness; without staffing to treat sick people, there will be a problem. There was a compelling case being plead from hospital staff. He encouraged people to wear their masks.

**COMMENTS BY MAYOR AND CITY COMMISSIONERS – CONTINUED****MAYOR BILL GANZ - CONTINUED**

Juneteenth – Mayor Ganz thanked Commissioner Preston for bringing Juneteenth forward as well as the opportunity to communicate their opinions. He also commented on not coming together and losing the message of what the protests are about. This is an opportunity to educate each other and show compassion.

COVID-19 - Mayor Ganz asked that everyone contact their County Commissioners to address a new way of handling the virus [sic] as things are becoming contentious. Lastly, Mayor Ganz asked that everyone follow the CDC guidelines as not doing so will have a devastating impact.

City Manager Leadership – Mayor Ganz thanked the City Manager for his leadership and taking a voluntary pay cut.

**ADJOURNMENT**

There was no further business to discuss.

**MOTION was made by Vice Mayor Parness, seconded by Commissioner Preston, to adjourn the meeting at 12:25 a.m. Voice Vote:**

**Yeas:** 5 - Commissioner Drosky, Commissioner Hudak, Commissioner Preston, Vice Mayor Parness and Mayor Ganz

**Nays:** 0

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BILL GANZ, MAYOR

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Samantha Gillyard, CMC, City Clerk