

MINUTES OF MEETING  
CITY OF DANIA BEACH  
COMMUNITY REDEVELOPMENT AGENCY  
TUESDAY, APRIL 26, 2016 – 6:00 P.M.

1. Call to Order/Roll Call

Vice-Chairman Jones called the meeting to order at 6:00 p.m.

Present:

Chairman:	Marco A. Salvino, Sr. <i>arrived at 6:12 p.m.</i>
Vice-Chairman:	Albert C. Jones
Board Members:	Chickie Brandimarte Paul Fetscher Bobbie H. Grace
Executive Director:	Rachel Bach
City Attorney:	Thomas Ansbro
CRA Secretary:	Louise Stilson

**Board Member Brandimarte motioned to excuse the absence of Chairman Salvino; seconded by Board Member Grace. The motion passed unanimously.**

2. Citizen Comments

There were no comments at this meeting.

3. Administrative Reports

3.1 CRA Board Administrative Updates

Executive Director Bach reviewed the memo that was included in the agenda packet. She noted she would report on the Arts & Seafood Celebration at the May 10<sup>th</sup> meeting.

Chairman Salvino arrived at 6:12 p.m.

4. Presentations

There were no presentations on this agenda.

5. Consent Agenda

***Items Added to Consent Agenda: Item #5.6***

5.1 Minutes:  
Approve Minutes of March 8, 2016 CRA Board Meeting

5.2 Travel Requests:

Request from Kathleen Weekes, CRA Manager, to attend the Florida Redevelopment Academy Redevelopment Housing training, in Orlando, Florida on May 12-13, 2016 (Estimated cost \$914.50)

5.3 Authorization to create and hire two part-time temporary Farm Coordinator positions, and one part-time temporary Market Manager position for the PATCH

5.4 Approve RMA representation at the International Council of Shopping Centers (ICSC) Conference in August 2016, for a flat rate cost of \$1,200.00

5.5 RESOLUTION #2016-CRA-001

A RESOLUTION OF THE BOARD OF DIRECTORS OF THE COMMUNITY REDEVELOPMENT AGENCY ("CRA") OF THE CITY OF DANIA BEACH, FLORIDA, AUTHORIZING THE PROPER CRA OFFICIALS TO EXECUTE AN AGREEMENT (WITHOUT COMPETITIVE BIDDING) WITH GABOTON GROUP, LLC TO PROVIDE FEDERAL PUBLIC AFFAIRS AND LEGISLATIVE SERVICES FOR FY 2016, AND CANCELLING A CONTRACT WITH ALCALDE & FAYE, LTD FOR SUCH SERVICES; PROVIDING FOR CONFLICTS; FURTHER, PROVIDING FOR AN EFFECTIVE DATE.

**Addendum**

5.6 RESOLUTION #2016-CRA-003

A RESOLUTION OF THE BOARD OF DIRECTORS OF THE COMMUNITY REDEVELOPMENT AGENCY OF THE CITY OF DANIA BEACH, FLORIDA, AUTHORIZING THE PROPER CRA OFFICIALS TO EXECUTE AN AMENDMENT TO AN AGREEMENT WITH ENO CONSULTING GROUP, LLC, TO PROVIDE STAFFING MANAGEMENT AND OVERSIGHT OF THE "PATCH" URBAN FARM AND MARKET; PROVIDING FOR CONFLICTS; FURTHER, PROVIDING FOR AN EFFECTIVE DATE.

**Board Member Grace motioned to approve the Consent Agenda, with the addition of Item #5.6; seconded by Board Member Fetscher. The motion carried unanimously.**

6. Proposals and Bids

6.1 RESOLUTION #2016-CRA-002

A RESOLUTION OF THE BOARD OF DIRECTORS OF THE COMMUNITY REDEVELOPMENT AGENCY ("CRA") OF THE CITY OF DANIA BEACH, FLORIDA, AUTHORIZING THE PROPER CRA OFFICIALS TO EXECUTE AN AMENDMENT TO AN AGREEMENT WITH REDEVELOPMENT MANAGEMENT ASSOCIATES, LLC (RMA) WITHOUT COMPETITIVE BIDDING THAT EXCEEDS AN ANNUAL VENDOR TOTAL OF TWENTY-FIVE THOUSAND DOLLARS (\$25,000.00), TO PROVIDE PUBLIC-PRIVATE

CONSULTING SERVICES FOR THE CITY CENTER PROJECT; PROVIDING FOR CONFLICTS; FURTHER, PROVIDING FOR AN EFFECTIVE DATE.

City Attorney Ansbro read the title of Resolution #2016-CRA-002.

Executive Director Bach noted we are hoping to redevelop the City Hall site, and spoke about the previous RFQs issued. We are looking to reinstate the RFQ, as this is a perfect time to do so. Approval of this item would hire RMA, who has much experience in public/private partnerships and real estate development.

Kim Briesemeister, Principal with RMA, spoke of the important decisions the Board needs to make, and noted Executive Director Bach is not surrounded with the same level of expertise that Jeremy Earle had. The 5-year strategic finance plan needs to be revisited. She emphasized the importance competitively for the CRA to keep the momentum going to make sure it has the necessary business attraction and the ability to negotiate these kinds of deals.

Chairman Salvino questioned if the public/private contract is to negotiate with a developer to build a new City Hall and give the developer the current property that City Hall sits on.

Ms. Briesemeister responded the deal structure is for the Board to decide and she would come back to discuss different options.

Vice-Chairman Jones noted RMA has done a fantastic job for us. He does not have a problem with this agreement, but questions whether we have looked at previous proposals. Additionally, he would like to see us hire a CRA director first.

Board Member Grace said she wants to go beyond the scope of the city center; she wants a big project that will attract a major developer for the Pirates Inn property. She recommends that we hire Executive Director Bach to be the CRA director.

Board Member Brandimarte commented she likes things the way they are; the City and CRA are working together as a good team. Months ago we agreed to keep the CRA as it is; she likes Executive Director Bach and does not support paying for a CRA director at this time.

**Board Member Grace motioned to adopt Resolution #2016-CRA-002; seconded by Board Member Brandimarte.**

Vice-Chairman Jones noted we agreed we would not move forward with hiring a director because we had a 4-member Board; we now have 5 members. He feels we should go with a director first, then move forward with public/private partnerships. Bringing more staff on board should not be our direction at this point in time.

**The motion carried on the following 4-1 Roll Call vote:**

<b>Board Member Brandimarte</b>	<b>Yes</b>	<b>Vice-Chairman Jones</b>	<b>No</b>
<b>Board Member Paul Fetscher</b>	<b>Yes</b>	<b>Chairman Salvino</b>	<b>Yes</b>
<b>Board Member Grace</b>	<b>Yes</b>		

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## 7. Discussion and Possible Action

### 7.1 CRA Executive Director Position

Kim Briesemeister, Principal of RMA, noted RMA wants to make sure we get the highest skill set possible from an individual and that they are surrounded by the team that makes redevelopment work. They want to do whatever suits the Board to ensure Dania Beach keeps growing economically and is very successful. She also noted RMA has agreements that state their employees cannot go to work for cities; however, they would be happy to discuss the situation.

Vice-Chairman Jones asked if there has been any outreach to agencies for a director. He thought maybe we need to look at the backup and make the comparisons and come back later for a discussion.

Executive Director Bach responded that a job description was prepared last June, and a joint workshop was discussed by a commissioner who is no longer here. In the meantime, her contract was approved until a decision is made. She noted she has not reached out to any agency; this item is before the Board so they can give her direction.

Vice-Chairman Jones said he believes there is someone out there to fill this position and we should do a search; we should pursue this as soon as possible.

Chairman Salvino suggested we schedule a workshop to discuss this. It may be more expensive to hire a person than to stay with RMA.

Ms. Briesemeister noted she will be happy to assist with a salary survey. It is most important that the Board hires the right person who will lead them where they want to go, and RMA will help the Board through that process.

A workshop will be scheduled.

Board Member Brandimarte asked if we could get a comparison of figures between hiring a CRA director and the way it is now.

Vice-Chairman Jones requested they also provide opportunities to where we send the advertisement for finding applicants.

Executive Director Bach noted the information requested by Board Member Brandimarte is included in the backup material.

## 8. Board Member Comments

There were no comments at this meeting.

9. Adjournment

Chairman Salvino adjourned the meeting at 6:56 p.m.

ATTEST:



LOUISE STILSON, CMC  
CRA SECRETARY

COMMUNITY REDEVELOPMENT  
AGENCY



MARCO A. SALVINO, SR.  
CHAIRMAN – CRA

Approved: June 14, 2016



**DANIA BEACH**  
COMMUNITY REDEVELOPMENT AGENCY