



CITY OF LAUDERDALE LAKES

COMMUNITY REDEVELOPMENT AGENCY

NOTICE OF MEETING TO BE CONDUCTED BOTH IN PERSON AND THROUGH THE USE OF COMMUNICATIONS MEDIA TECHNOLOGY (HYBRID MEETING)

The City Commission of the City of Lauderdale Lakes, Florida will be conducting a Community Redevelopment Agency meeting held in part through the use of Communications Media Technology (CMT) and in-person attendance in accordance with City of Lauderdale Lakes Emergency Ordinance 2021-010. Adopted by the City Commission on December 8, 2020. The City of Lauderdale Lakes City Hall facility is open to the public for this meeting, subject to compliance with applicable City administrative policies, procedures and CDC guidance, which include, without limit, requirements for social distancing and the wearing of facial coverings. The public may also attend this meeting through the following access locations:

- Watch the meeting via Lakes Live TV
- Watch the meeting on Comcast Cable Channel 78
- Join the meeting via Zoom
- Join the meeting via telephone

PUBLIC PARTICIPATION

Any member of the public wishing to submit a petition from the public or make a public comment on an item may do so by submitting a public comment form prior to the meeting. The form can be accessed by visiting the City's Clerks webpage and by selecting City Commission/Workshops/CRA Meetings or by clicking the following link: <https://www.lauderdalelakes.org/FormCenter/City-Clerk-10/Public-Meeting-Comment-Form-58>. Members of the public can also email such to the City Clerk at cityclerk@lauderdalelakes.org prior to 5:30 p.m. on May 17, 2022. You may call 954-535-2709 if you are not able to connect to the zoom meeting via the video link and would like to make a public comment. All submitted public petitions should be no more than two (2) minutes and will be read into the record of the meeting..

****INSTRUCTIONS FOR HYBRID MEETING AND PUBLIC PARTICIPATION****

Watch the meeting via Lakes Live TV:

Go to www.lauderdalelakes.org

Scroll down to Lakes Live TV

Select "Live" to watch it live or "On Demand" to watch it at a later date

Watch the meeting via Comcast/Xfinity Channel 78:

If you are a Comcast/Xfinity customer, please go to Channel 78 to view the meeting

Join the meeting via Zoom:

<https://us06web.zoom.us/j/83866889230>

Join the meeting via Telephone:

US: 1 646 558 8656 or 1 301 715 8592

Meeting ID: 838 6688 9230

If any member of the public require additional information about the Community Redevelopment Agency Meeting or has questions about how to submit a public comment, please contact the City Clerk:

Venice Howard, City Clerk
City of Lauderdale Lakes
4300 NW 36th Street
Lauderdale Lakes, FL 33319
954-535-2707
cityclerk@lauderdalelakes.org



City of Lauderdale Lakes

Office of the City Clerk

4300 Northwest 36 Street - Lauderdale Lakes, Florida 33319-5599

(954) 535-2705 - Fax (954) 535-0573

COMMUNITY REDEVELOPMENT AGENCY MEETING AGENDA

City Commission Chambers

May 17, 2022

5:30 PM

1. CALL TO ORDER

2. ROLL CALL

3. MINUTES FROM PREVIOUS MEETING

A. APRIL 19, 2022 COMMUNITY REDEVELOPMENT AGENCY MEETING MINUTES

4. PUBLIC COMMENT (LIMITED TO 2 MINUTES-MUST SIGN IN WITH CLERK)

5. EXECUTIVE DIRECTOR REPORT

A. REPORT FROM THE CRA EXECUTIVE DIRECTOR

This is a report highlighting the CRA activities and projects during the month of April 2022.

6. FINANCE DIRECTOR REPORT

A. CRA RESOLUTION 2022-009 RATIFYING THE CITY MANAGER'S FILING OF THE AGENCY'S FISCAL YEAR 2022, PERIOD 7 (APRIL) FINANCIAL ACTIVITY REPORT, AS PREPARED BY THE DEPARTMENT OF FINANCIAL SERVICES

This resolution serves to ratify the April 2021-22 (Period 7) Financial Activity Reports provided by the Financial Services Department.

7. CHAIRMAN REPORT

8. COMMITTEE REPORTS : STANDING

9. COMMITTEE REPORTS : AD HOC

10. LEGAL REPORT

11. OLD BUSINESS

12. NEW BUSINESS

A. CRA RESOLUTION 2022-010 AUTHORIZING THE EXECUTION OF A MEMORANDUM OF UNDERSTANDING ATTACHED HERETO AS EXHIBIT A, BY AND BETWEEN THE AGENCY AND HOUSING FOUNDATION OF AMERICA, INC TO FACILITATE HOUSING AND HOMEOWNERSHIP OPPORTUNITIES

This Resolution authorizes the execution of a Memorandum of Understanding between the Lauderdale Lakes Community Redevelopment Agency (CRA) and the Housing Foundation of America to implement housing and homeownership initiatives.

13. ITEMS FOR FUTURE DISCUSSION/ANNOUNCEMENTS

14. ADJOURNMENT

Chairperson Veronica Edwards Phillips - Vice-Chairperson Marilyn Davis
Mayor Hazelle Rogers - Commissioner Karlene Maxwell-Williams - Commissioner Beverly Williams

CITY OF LAUDERDALE LAKES

Agenda Cover Page

Fiscal Impact:

Contract Requirement:

Title

APRIL 19, 2022 COMMUNITY REDEVELOPMENT AGENCY MEETING MINUTES

Summary

Staff Recommendation

Background:

Funding Source:

Fiscal Impact:

Sponsor Name/Department:

Meeting Date: 5/17/2022

ATTACHMENTS:

Description

Type

□ April 19th CRA Meeting Minutes

Minutes



City of Lauderdale Lakes
Office of the City Clerk
4300 Northwest 36 Street - Lauderdale Lakes, Florida 33319-5599
(954) 535-2705 - Fax (954) 535-0573

COMMUNITY REDEVELOPMENT AGENCY MEETING MINUTES
City Commission Chambers
April 19, 2022
5:30 PM

1. CALL TO ORDER

Chairperson Veronica Edwards Phillips called the April 19, 2022 Hybrid Community Redevelopment Agency meeting to order at 5:30 p.m. and read the virtual meeting procedures into the record.

2. ROLL CALL

PRESENT

Chairperson Veronica Edwards Phillips
Vice Chairperson Marilyn Davis
Board Member Karlene Maxwell-Williams (arrived at 5:46 p.m.)
Board Member Hazelle Rogers
Board Member Beverly Williams

ALSO PRESENT

CRA Administrator Phil Alleyne
Assistant City Manager Treasa Brown Stubbs
CRA Executive Director Celeste Dunmore
CRA Attorney J. Michael Haygood
CRA Secretary Venice Howard
City Staff

3. MINUTES FROM PREVIOUS MEETING

A. FEBRUARY 15, 2022 COMMUNITY REDEVELOPMENT AGENCY MEETING MINUTES

Board Member Beverly Williams made a motion to approve the February 15, 2022 CRA Meeting Minutes. There was a unanimous vote of approval.

Chairperson Veronica Edwards Phillips requested a roll call:

FOR: Chairperson Veronica Edwards Phillips, Vice Chairperson Marilyn Davis, Board Member Hazelle Rogers, Board Member Beverly Williams

ABSENT: Board Member Karlene Maxwell-Williams

Motion passed: 4-0

4. PUBLIC COMMENT (LIMITED TO 2 MINUTES-MUST SIGN IN WITH CLERK)

There were no public comments.

5. EXECUTIVE DIRECTOR REPORT

A. REPORT FROM THE CRA EXECUTIVE DIRECTOR

This is a report highlighting the CRA activities and projects during the month of March 2022.

CRA Executive Director, Celeste Dunmore, provided an update on the following CRA projects:

Commerce Park / Somerset Drive - to date, there have been ten closings out of the fifty two homes sold.

Educational and Cultural Center Programming - during the month of March, a virtual session was held in recognition of women owned businesses.

Commercial Facade Improvement Program (CFIP) - a meeting was held to obtain feedback on architectural design standards for the commercial district.

Northwest 31 Avenue - four RPEP home improvements are complete and the final NW 31 Avenue Overlay District regulations compliance review is underway.

Global Groove - the globe is on the road and should be back in the City on April 22, 2022.

Vice Chairperson, Marilyn Davis, stated she had a great time working on the globe one evening with the artist and was glad to be a part of the project.

Chairperson, Veronica Edwards Phillips, stated she also had a great time working with the artist and the kids on the project.

Board Member, Hazelle Rogers, stated she had a great experience working on the project and it was wonderful to engage with the kids.

Trailhead Park Mural and Enhancement Project - the artist will work with the contractor once the project begins.

CRA CIP Master Plan - this project was completed in November 2021.

Somerset Drive Roundabout Project - the design plans will be completed in May 2022 and the construction will be completed by January 2023.

Northwest 31 Avenue Roadway Improvement Project - this project is nearing completion and should be done by June 2022.

6. FINANCE DIRECTOR REPORT

A. CRA RESOLUTION 2022-007 RATIFYING THE CITY MANAGER'S FILING OF THE AGENCY'S FISCAL YEAR 2022, PERIOD 6 (MARCH)

This resolution serves to ratify the March 2021-22 (Period 6) Financial Activity Reports provided by the Financial Services Department.

CRA Attorney, Michael Haygood, read CRA Resolution 2022-007 by title:

CRA RESOLUTION 2022-007

A RESOLUTION OF THE LAUDERDALE LAKES COMMUNITY REDEVELOPMENT AGENCY ('AGENCY') RATIFYING THE CITY MANAGER'S FILING OF THE AGENCY'S FISCAL YEAR 2022, PERIOD 6 (MARCH) FINANCIAL ACTIVITY REPORT, AS PREPARED BY THE DEPARTMENT OF FINANCIAL SERVICES, FOR THE PURPOSE OF CONFORMING TO THE AGENCY'S ADOPTED FINANCIAL INTEGRITY PRINCIPALS AND FISCAL POLICIES; PROVIDING FOR THE ADOPTION OF REPRESENTATIONS; PROVIDING AN EFFECTIVE DATE.

Board Member, Hazelle Rogers, made a motion to move CRA Resolution 2022-007 to the floor for

discussion. Board Member Beverly Williams seconded the motion. There was a unanimous vote of approval.

Chairperson, Veronica Edwards Phillips, requested a roll call:

FOR: Chairperson Veronica Edwards Phillips, Vice Chairperson Marilyn Davis, Board Member Karlene Maxwell-Williams, Board Member Hazelle Rogers, Board Member Beverly Williams.

Director of Financial Services, Asheley Hepburn, informed the Board that the CRA revenue is 32%, expenditures are 5% and that the CRA tax increment financing receipts were received in December from the City, Broward County, North Broward Hospital District and Children's Services Council. The City has collected 97% of the \$3,970,895. The City's forbearance repayment to the CRA is budgeted at \$210,000 and payment was received from the City in January. The CRA Miscellaneous revenues has a balance of \$100,938 as a result of payments from the developer of Cassia Estates, Pulte Homes as of March 31, 2022.

Mr. Hepburn further explained that Personnel Expenditures are less than the budget. Actuals are 38% of the budget through March 31, 2022. Operating Expenditures are under budget. Overall actual Operating Expenses are less than 1% of the budget through March 31, 2022. Capital Expenditures are under budget. Overall actual Capital Expenses are less than 0% of the budget through March 31, 2022. Debt Expenditures are slightly above the budget. Overall actual Debt Expenditures are 50% of the budget through March 31, 2022. The CRA's bank balances remain positive for a total of \$12,190,242 (Bank of America and Truist) and the current bank balances have increased compared to the balances of the same period last year (Prior year's balance: (\$9,850,205.82)).

Chairperson, Edwards Phillips, asked if there was any discussion.

Hearing none, Chairperson Edwards Phillips requested a motion to approve CRA Resolution 2022-007.

Board Member Hazelle Rogers made a motion to approve CRA Resolution 2022-007.

FOR: Chairperson Veronica Edwards Phillips, Vice Chairperson Marilyn Davis, Board Member Karlene Maxwell-Williams, Board Member Hazelle Rogers, Board Member Beverly Williams.

Motion passed: 5-0

7. CHAIRMAN REPORT

Chairperson, Veronica Edwards Phillips, thanked staff for all of the detailed reports.

8. COMMITTEE REPORTS : STANDING

9. COMMITTEE REPORTS : AD HOC

10. LEGAL REPORT

11. OLD BUSINESS

12. NEW BUSINESS

A. CRA RESOLUTION 2022-008 AUTHORIZING THE EXECUTION OF THE FIRST MODIFICATION TO THE AGREEMENT WITH UNITEC, INC., EXTENDING THE CONTRACTUAL PROJECT COMPLETION DATE TO MARCH 15, 2023 RELATING TO THE CONSTRUCTION OF THE TRAILHEAD PARK

This is a Resolution authorizing an amendment to the agreement with Unitec Inc for contractual services associated with the Trailhead Park Project.

CRA Attorney, Michael Haygood, read CRA Resolution 2022-008 by title:

CRA RESOLUTION 2022-008

A RESOLUTION OF THE LAUDERDALE LAKES COMMUNITY REDEVELOPMENT AGENCY AUTHORIZING THE EXECUTION OF THE FIRST MODIFICATION TO THE AGREEMENT WITH UNITEC, INC., EXTENDING THE CONTRACTUAL PROJECT COMPLETION DATE TO MARCH 15, 2023 RELATING TO THE CONSTRUCTION OF THE TRAILHEAD PARK; DIRECTING AND AUTHORIZING THE CHAIRPERSON AND SECRETARY TO TAKE SUCH ACTIONS AS SHALL BE NECESSARY AND CONSISTENT TO CARRY OUT THE INTENT AND DESIRE OF THE AGENCY; ADOPTING REPRESENTATIONS; PROVIDING AN EFFECTIVE DATE.

Board Member, Beverly Williams, made a motion to move CRA Resolution 2022-008 to the floor for discussion. There was a unanimous vote of approval.

Chairperson, Veronica Edwards Phillips, requested a roll call:

FOR: Chairperson Veronica Edwards Phillips, Vice Chairperson Marilyn Davis, Board Member Karlene Maxwell-Williams, Board Member Hazelle Rogers, Board Member Beverly Williams.

CRA Executive Director, Celeste Dunmore, stated that the contractor is moving through the permitting phase of the project and providing plan revisions in response to comments from Building Services. Additionally, the consultant for the project has submitted the application and plans for the Surface Water Management License through Broward County. An extension to March 15, 2023 is requested to allow adequate time to obtain the permits from both entities and complete the project.

Chairperson, Veronica Edwards Phillips, asked if there was any discussion. Hearing no discussion, Chairperson Edwards Phillips requested a motion to approve CRA Resolution 2022-008.

Board Member, Beverly Williams, made a motion to approve CRA Resolution 2022-008.

FOR: Chairperson Veronica Edwards Phillips, Vice Chairperson Marilyn Davis, Board Member Karlene Maxwell-Williams, Board Member Hazelle Rogers, Board Member Beverly Williams.

Motion passed: 5-0

B. DISCUSSION REGARDING THE USE OF THE NEGOTIATED FUNDS FROM THE SALE OF CASSIA ESTATES HOMES DEVELOPED BY PULTE HOME COMPANY, LLC

This is a discussion regarding the negotiated funds received as part of an agreement with Pulte Home Company LLC for the Cassia Estates residential project.

CRA Executive Director, Celeste Dunmore, stated the agreement was subsequently assigned to Pulte Home Company, LLC to build 84 single-family homes. On January 14, 2020, the Lauderdale Lakes Community Redevelopment Agency transferred ownership of the property to Pulte Home Company, LLC. The proceeds from the sale of land totaled \$1,434,633.20. The CRA Board approved the allocation of the proceeds in redevelopment incentives to achieve the goals of the Community Redevelopment Agency by revitalizing the commercial district, improving the aesthetics of commercial properties and encouraging private investment. As part of the original agreement and agreed upon assignment to Pulte Home Company, LLC, the Lauderdale Lakes CRA receives a Sales Price Participation Amount on the initial sale to a third party of a completed home. When a closing takes place, such funds are placed in the CRA bank account.

Ms. Dunmore stated she would like to know how the Board would like to proceed with usage of these funds. She suggested that the funds be used for housing.

Board Member Hazelle Rogers asked how much money has the CRA collected so far.

Ms. Dunmore stated that the CRA has collected \$105,708.50.

Board Member Rogers stated she thinks the housing option is a good idea and other possibilities would be to use the funds towards maximizing the library or providing additional recreational amenities as the City grows.

Vice Chairperson Marilyn Davis stated she liked the housing idea as well as a possible community center.

Chairperson Veronica Edwards Phillips stated she would like workforce housing and to give those looking for home ownership some assistance.

13. ITEMS FOR FUTURE DISCUSSION/ANNOUNCEMENTS

Board Member, Beverly Williams, stated that Reedeming Word Christian Center donated \$25 in gas to 129 families and that she paid a visit to Cassia Estates recently and it is very beautiful.

14. ADJOURNMENT

There being no further business to come before the CRA Board, the meeting adjourned at 6:23 p.m.

Veronica Edwards Phillips, Chairperson

ATTEST:

Venice Howard, CMC, Secretary

CITY OF LAUDERDALE LAKES

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Fiscal Impact: No

Contract Requirement: No

| Title |
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| REPORT FROM THE CRA EXECUTIVE DIRECTOR |
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| Summary |
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This is a report highlighting the CRA activities and projects during the month of April 2022.

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| Staff Recommendation |
|----------------------|

Background:

(See the attached CRA Executive Director's Report)

Funding Source:

Not applicable

Fiscal Impact:

Sponsor Name/Department: Celeste Dunmore, CRA Executive Director

Meeting Date: 5/17/2022

ATTACHMENTS:

| Description | | Type |
|--------------------------|--|-----------------|
| <input type="checkbox"/> | CRA Executive Director Report - Month of April 2022 1 of 2 | Backup Material |
| <input type="checkbox"/> | CRA Executive Director Report - Month of April 2022 2 of 2 | Backup Material |



COMMUNITY REDEVELOPMENT AGENCY EXECUTIVE DIRECTOR REPORT

THIS REPORT CAPTURES THE COMMUNITY REDEVELOPMENT AGENCY'S PROJECTS AND ACTIVITIES UNDERTAKEN DURING THE MONTH OF APRIL 2022.

Commerce Park / Somerset Drive

HISTORICAL BACKGROUND: On September 5, 2017, the Lauderdale Lakes Community Redevelopment Agency entered into an Agreement of Sale and Purchase with American Land Ventures (ALV), designated site developer, to build single-family homes. The number of homes planned was reduced from 84 to 77 to accommodate on-site drainage. The Agreement of Sale and Purchase was subsequently assigned to Pulte Home Company, LLC with approval to build eighty-four (84) single-family homes. The following developmental activities took place over a three year period:

- At the Broward County Planning Council Meeting held on August 24, 2018, the Planning Council approved the recertification of the Future Land Use Plan Element.
- As part of the pre-development process, the CRA facilitated the request to vacate Broward County's utility easement. This required the abandonment of water/sewer lines, along with the removal of fire hydrants. Hinterland Group was selected as the contractor to complete the project and provide as-built drawings. After three rounds of comments to make corrections on the drawings, Broward County approved the as-built drawings for the Water and Sewer Lines Abandonment Project.
- The City's Development Review Committee (DRC) met with representatives of American Land Ventures to provide comments on the proposed residential development. Additional information was requested to address comments regarding the proposed models, floor plans, elevations and roofing plan. These matters were addressed and approved by the DRC. The application for Rezoning and Site Plan approval was submitted for Planning and Zoning (P&Z) Board review. The request for site plan approval was heard before the P&Z Board on Thursday, June 27, 2019. The item was tabled with a request to obtain additional information on the Cassia Estates project. The agenda item was approved by the P&Z Board with comments on July 11, 2019. On February 26, 2019, the CRA Board approved the execution of the applications for the vacation petitions and Surface Water Management License. A Commission Workshop was held to discuss the Site Plan and Development Agreement. Discussion ensued regarding drainage, a perimeter wall and related matters. As a result, a new set of drawings had to be submitted to incorporate the revisions. The Mayor and Commissioners approved the Site Plan and Development Agreement on September 10, 2019. At the Broward County Commission Meeting held on Tuesday, December 3, 2019, the vacation of easement request pertaining to Somerset Plaza Plat was approved. CRA Board approved execution of the South Florida Water Management District Water Use Permit. At the CRA Board Meeting held on Tuesday, December 17, 2019, the American Land Ventures representative shared information on homes built by the PulteGroup and subsequently assigned the existing contract to the PulteGroup. The vacation of easement request for Tri-City Plat was approved at the County Commission Meeting on January 7, 2020. The Community Redevelopment Agency closed on the property with Pulte Home Company, LLC.
- The Pulte Home Company, LLC representatives presented the Cassia Estates project, to the members of the P&Z Board, for final Site Plan approval. A favorable recommendation was received by the P&Z Board. The City Commission approved the Site Plan and Developer Agreement with Pulte Home Company, LLC to construct 84 single family homes.
- To gather interest, Cassia Estates is now on Pulte Homes' website. The wall is in place. The models are being constructed. Quick Move-In Homes are part of the project.
- Interested individuals can join the VIP Interest List to be the first to hear about upcoming milestones, special events and promotions. Pulte Homes participates in the Hometown Heroes program whereby prospective homeowners can receive a \$2,000 incentive by purchasing a new Pulte home.
- In support of the initial Memorandum of Understanding, an update on the project was sent to the Housing Foundation of America and Neighborhood Housing Services representative. NHS communicated further with Pulte Homes' representatives regarding homeownership opportunities.

Update:

- **To date, there have been twelve (12) closings out of the 53 homes sold.**

Educational and Cultural Center Programming

- The Community Redevelopment Agency through the Business First! Initiative is designed to provide resources, training and networking opportunities at the Educational and Cultural Center (ECC) in partnership with the City of Lauderdale Lakes. Under the Business First! Initiative, the Business Assistance Program offers a two track path that provides technical and financial services. The Lauderdale Lakes Educational and Cultural Center is utilized as an entrepreneurial hub to provide those services and host activities in the Computer Center, Business Resource Center and Auditorium. At the onset of the COVID-19 outbreak, the ECC was closed. Until further notice, in-person business sessions at the ECC will not be held. However, business owners can receive free virtual consultation through the Business Consultation Program. Also, staff is facilitating virtual business sessions and events throughout the year. The 2021 survey was sent to businesses via the business tax renewal notices and online platform to gather input on needed services. Information regarding the ARPA Business Programs were shared with the business community. In March, women owned businesses were recognized and celebrated at a virtual forum.

Update:

- **In April, small business owners were honored in recognition of National Small Business Week which is the first week in May 2022. Future sessions and programs will be scheduled and announced by the Economic Development Manager.**

Commercial Facade Improvement Program (CFIP)

The Commercial Facade Improvement Program is designed specifically to improve commercial properties in the CRA target area. Such improvements must contribute to the revitalization of the CRA District in a manner that encourages investment, increases occupancy and positively impacts property values. A modified Commercial Facade Improvement Program Design was approved and mailed to commercial property owners. The Commercial Facade Improvement Program Agreement between the Lauderdale Lakes CRA and the Lauderdale Lakes Industrial Park (LLIP) was authorized and executed on November 29, 2018. The Lauderdale Lakes Industrial Park Project started the permitting process in February 2019. A letter was sent by the LLIP representative requesting an extension to November, January, and March 2021. This project is now complete. Three (3) property owners have continued to express interest in submitting a CFIP application.

The CRA Board approved the firm that will be developing architectural design standards for the commercial corridor. A meeting was held with a group of property owners to discuss the services.

Update:

- **A one-on-one meeting was held with property owners to get feedback on architectural design standards. The consultant requested an extension.**

Northwest 31 Avenue (including adjacent roads)

The NW 31 Avenue Corridor has been the focus of numerous community planning initiatives over the past decade.

- NW 31 Avenue Overlay District (*Tanya Davis Hernandez, Fernando Leiva and Stephen Smith*)
On January 17, 2019, a Commission Workshop was held to discuss the NW 31 Avenue Neighborhood Enhancement Project designed to adopt standards related to property maintenance, storage, vehicular parking and landscaping. The City developed provisions that are unique to the targeted area. Subsequently, the Planning and Zoning Board approved the NW 31 Avenue Overlay District regulations on September 24, 2020. The NW 31 Avenue Overlay District regulations were approved at the Commission Meeting on October 13, 2020 (First Reading) and October 27, 2020 (Second Reading).
- CRA Residential Preservation and Enhancement Program (RPEP) (*Celeste Dunmore*)
The Program Design, including home improvement options, was presented to the CRA Board for review in October 2019. The City's NW 31 Avenue Overlay District was approved on October 27, 2020. The Program Design was approved in January 2021. The contractual documents were approved in February 2021 and subsequently amended in May 2021. The program was launched in March 2021. Staff sent out communication to property owners and a sign was installed in the area. RPEP applications were due on April 22. The CRA Board approved the allocation of funds for nine properties. The RPEP Notice to Proceed was issued for 7 out of 9 properties. Two owners did not want to adhere

to the adopted NW 31 Avenue Zoning District regulations within the program cycle. There was a delay due to unexpected circumstances (*i.e. material shortages*).

Update:

- **Four RPEP home improvements are complete. Final NW 31 Avenue Overlay District regulations compliance review is underway to close out those files. Two of the four improvement projects are closed out.**

Town Center Master Plan Development

One of the redevelopment objectives is to create a vibrant transit oriented mixed-use district designed as a compact and walkable town center that provides the social, cultural and commercial focus for existing and future residents. The facilitation of new development could result from adding new retail in underutilized commercial spaces and vacant land. Staff coordinated introductory meetings with property owners to share the redevelopment goals of the Lauderdale Lakes Community Redevelopment Agency. The Commercial Facade Improvement Program and Development Assistance Program was presented to developers, property owners and related corporate representatives. Staff continued to identify and promote funding opportunities to achieve the CRA's redevelopment goals. The Retail Strategies LLC representatives, hired by the City of Lauderdale Lakes to support real estate transactions for retail and other establishments, created a marketing plan that can be used for business recruitment efforts. The CRA Board approved the amended Development Assistance Program which is now available for review and consideration on the website.

Update:

- **Viable projects will be presented through the regulatory process.**

Lauderdale Lakes Community Redevelopment Agency CIP Master Plan

The Redevelopment Plan focuses on six plan elements (Corridors, Gateways, Community Amenities, Redevelopment Opportunities, Industrial Park and Residential Preservation/Enhancement). The CRA has invested in capital improvement projects that are in alignment with those elements. From a budgetary perspective, staff has conducted an ongoing review of capital improvement strategies, project costs, anticipated tax increment revenue and related factors. A work program was needed to ensure efficient allocation of resources for projects and successful completion of the projects.

The CRA staff worked with a consultant to prepare a Capital Improvement Program (CIP) Master Plan by evaluating the existing projects, identifying costs associated with new projects and developing a strategic funding strategy over a three year period. The proposed projects that were accepted by the CRA Board to incorporate in the plan are NW 31 Avenue Buffer Wall, Westgate (South) Streetscape, NW 30 Terrace Roadway Improvement, Comprehensive Signage, Trailhead Park (existing) and Somerset Drive Roundabout (existing). Once adopted in the Redevelopment Plan, staff will facilitate the projects. Preliminary concepts were accepted by the CRA Board. The CIP Master Plan was presented for discussion in November 2021. A request to modify the CRA Plan will be conducted in accordance with Florida Statute 163.361. Information will be developed for the solicitation needed to update the Redevelopment Plan.

Update:

- **The scope of services are being developed with consideration to potential changes.**

COVID-19 Update

With the onset of the COVID-19 pandemic, staff expanded outreach efforts to communicate directly with business owners, provide information on available business resources (*i.e. grants and loans*), and promote virtual sessions focused on economic recovery. There was a major economic impact on the commercial district. The CRA Administration acted quickly to get information to businesses, particularly those businesses that were ordered to be closed. Staff continues to assess the economic state of the business community and identify solutions. American Rescue Plan Act funding is available for eligible business owners. CRA provides technical support.

Business and Other CRA Related Activities

- 4/1-30/2022 Communicated with corporate representatives regarding CRA programs
- 4/1-30/2022 Communicated with staff, consultants and contractors regarding current projects
- 4/05/2022 Coordinated Global Groove logistics with the Artist
- 4/05/2022 Attended City's Town Hall Meeting re: FY23 Budget and ARPA Programs
- 4/06/2022 Participated in the FY23 Budget Workshop
- 4/08/2022 Met to discuss current CRA projects
- 4/11-22/2022 Coordinated Global Groove logistics with city staff and school representatives
- 4/19/2022 CRA Meeting
- 4/20/2022 Participated in CIP Status Meeting
- 4/25-26/2022 Attended virtual Commission Workshop; Commission Meeting
- 4/26/2022 Met to discuss proposed activities for the FY23 Budget
- 4/20-30/2022 Spoke with representatives regarding housing initiatives

[See the attached Project Update – Page 2 of 2]

ADOPTED RESOLUTIONS / CONSENSUS ITEMS:

CRA RESOLUTION 2022-007 RATIFYING THE CITY MANAGER'S FILING OF THE AGENCY'S FISCAL YEAR 2022, PERIOD 6 (MARCH)

CRA RESOLUTION 2022-008 AUTHORIZING THE EXECUTION OF THE FIRST MODIFICATION TO THE AGREEMENT WITH UNITEC, INC., EXTENDING THE CONTRACTUAL PROJECT COMPLETION DATE TO MARCH 15, 2023 RELATING TO THE CONSTRUCTION OF THE TRAILHEAD PARK

CRA EXECUTIVE DIRECTOR MONTHLY REPORT – (Project Update – As of May 1, 2022)

| Item # | Project Manager | Project Name | Project Description | Project Phase | Approx. Total Allocation | Estimated Completion Date | Status Update |
|--|-----------------------|--|--|------------------------------|--|---|---|
| Community Redevelopment Agency Projects | | | | | | | |
| 1 | Ronald Desbrunes (PW) | Trailhead Park Project | Development of the Trailhead Park | Construction | \$4,950 (3-D Model) + \$25,000 (Construction Plan) | <u>COMPLETE</u> 3D Model December 2020 <u>Construction</u> March 2023 | <u>Kimley Horn and Associates (KHA)/Unitec, Inc</u> CRA Board approved general scope on 12/18/18. A design build solicitation was approved. Professional services for design followed by a separate solicitation for construction was recommended, in lieu of design-build solicitation. Kimley-Horn and Associates was approved. 100% of the construction plans were complete. A 3-D image was approved and developed. The Site Plan Application was approved by the City Commission. The solicitation was released and bids were received on April 30, 2021. The CRA Board approved Unitec, Inc as the contractor. The project is in the permitting phase (Broward County/City). |
| 2 | N/A | Trailhead Park Mural and Enhancement Project | Installation of Mural and Pedestal | Design | \$93,925 (Outreach /Artwork) | <u>Installation</u> December 2022 | <u>George Gadson Studios</u> CRA Board approved George Gadson, Artist, to design art mural at the Trailhead Park with input from the community. Community input was sought thru public outreach meetings. Concepts were presented. The artist will work with the contractor once the project begins. |
| 3 | Ronald Desbrunes (PW) | CRA CIP Master Plan | Development of CIP Master Plan | Development | \$58,200 (CIP Master Plan) | <u>COMPLETE</u> November 2021 | <u>Kimley Horn and Associates (KHA)</u> CRA Board approved professional services. The CRA Board reviewed the proposed CIP Plan. Solicitation for plan update will be developed. |
| 4 | Ronald Desbrunes (PW) | Somerset Drive Roundabout Project | Installation of the roundabout and associated improvements on Somerset Drive | Design/ Engineering Services | \$82,820 (design) + \$5,310 (First Modification) | <u>COMPLETE</u> <u>Design/Plans</u> May 2022 <u>Construction</u> January 2023 | <u>Craven Thompson & Associates</u> The CRA Board approved the service agreement. The Board selected ledgestone with pavers and two tiered landscaping. The Agreement was modified to include landscaping. Broward County UAZ project is complete. The solicitation is being developed, in the meantime. Plans were resubmitted to Broward County. |

Community Redevelopment Agency Partially Funded Project

| | | | | | | | |
|---|---------------------|---|---|--------------|---|-----------------------|--|
| 1 | Maqsood Nasir (ECM) | Northwest 31 Avenue Roadway Improvement Project | Installation of sidewalk, landscaping, pedestrian crosswalk and pedestrian lighting | Construction | <p>\$257,000/Up to approx. \$50,890 for post design services;</p> <p>\$200,000 for project improvement (lighting)</p> <p>\$41,000 (Construction)</p> <p>\$9,890 (First Modification)</p> <p>\$8,570 (Second Modification)</p> | June 2022 + Close Out | <p><u>McMahon Associates, Inc/ Continental Construction USA</u></p> <p>Received Complete Streets Committee approval; Coordinated design and construction conflicts with FDOT; FDOT approved plans; CRA Board approved engineering services during construction. A pre-construction meeting was held onsite with Continental Construction USA, McMahon Associates, Broward County and FDOT. Additional funds were requested to resolve an unexpected issue. The project completion date has been extended to June 2022. The lighting features have been installed. It was discovered that the electrical conduits have to be extended further along NW 39 Street. This project is nearing completion. Staff is moving toward closing out the project.</p> |
|---|---------------------|---|---|--------------|---|-----------------------|--|

PW – Public Works

ECM – Engineering and Construction Management

FDOT – Florida Department of Transportation

ITB – Invitation to Bid

NTP – Notice to Proceed

CITY OF LAUDERDALE LAKES

Agenda Cover Page

Fiscal Impact: No

Contract Requirement: No

| Title |
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| CRA RESOLUTION 2022-009 RATIFYING THE CITY MANAGER'S FILING OF THE AGENCY'S FISCAL YEAR 2022, PERIOD 7 (APRIL) FINANCIAL ACTIVITY REPORT, AS PREPARED BY THE DEPARTMENT OF FINANCIAL SERVICES |
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| Summary |
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| This resolution serves to ratify the April 2021-22 (Period 7) Financial Activity Reports provided by the Financial Services Department. |
|---|

| Staff Recommendation |
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Background:

The intended purpose of this agenda item is to provide for the Financial Reporting as required under Ordinance No. 2011-22;

Section 82-304 – Financial Reporting

The city shall provide for the ongoing generation and utilization of financial reports on all funds comparing budgeted revenue and expenditure information to actual on a monthly and year-to-date basis. The Financial Services Department shall be responsible for issuing the monthly reports to departments, the Mayor and City Commission, and provide any information regarding any potentially adverse trends or conditions.

Staff recommends the CRA Board of Directors accept the filing of the City's Fiscal Year 2021-22 Financial Activity Reports for the month of April 2021-22 (Period 7).

Funding Source:

Not Applicable

Fiscal Impact:

Sponsor Name/Department: Asheley A. Hepburn, MPA –Director, Financial Services Department

Meeting Date: 5/17/2022

ATTACHMENTS:

| Description | Type |
|---|------------|
| ❑ Resolution 2022-009 - CRA Financial Report | Resolution |
| ❑ Exhibit A - Financial Report Period 7 (April) | Exhibit |

CRA RESOLUTION 2022-009

A RESOLUTION OF THE LAUDERDALE LAKES COMMUNITY REDEVELOPMENT AGENCY ("AGENCY") RATIFYING THE CITY MANAGER'S FILING OF THE AGENCY'S FISCAL YEAR 2022, PERIOD 7 (APRIL) FINANCIAL ACTIVITY REPORT, AS PREPARED BY THE DEPARTMENT OF FINANCIAL SERVICES, FOR THE PURPOSE OF CONFORMING TO THE AGENCY'S ADOPTED FINANCIAL INTEGRITY PRINCIPALS AND FISCAL POLICIES; A COPY IS ATTACHED HERETO AS EXHIBIT A, A COPY OF WHICH CAN BE INSPECTED IN THE OFFICE OF THE CITY CLERK; PROVIDING FOR THE ADOPTION OF REPRESENTATIONS; PROVIDING AN EFFECTIVE DATE.

WHEREAS, the City Manager's Office, through an Interlocal Agreement is responsible for monitoring the financial affairs of the Agency; and

WHEREAS, the City Manager's Office has recommended, and the Commissioners of the Agency have accepted such recommendation that the fiscal affairs of the Agency should be conducted in a manner which is open and transparent; and

WHEREAS, in furtherance of the principal of such openness and transparency, the Financial Services Department will make monthly reports of the financial affairs of the Agency to the Commissioners of the Agency.

NOW, THEREFORE, BE IT RESOLVED BY THE BOARD OF COMMISSIONERS OF THE LAUDERDALE LAKES COMMUNITY REDEVELOPMENT AGENCY, as follows:

Section 1. ADOPTION OF REPRESENTATIONS: The foregoing Whereas paragraphs are hereby ratified and confirmed as being true, and the same are hereby made a specific part of this Resolution.

Section 2. RATIFICATION: The Commissioners of the Agency hereby ratify the City Manager's filing of the Agency Fiscal Year 2022, Period 7 (April) Financial Activity Report, as prepared by the Department of Financial Services.

Section 3. EFFECTIVE DATE: This Resolution shall take effect immediately upon its final passage.

ADOPTED BY THE BOARD OF COMMISSIONERS OF THE LAUDERDALE LAKES COMMUNITY REDEVELOPMENT AGENCY AT ITS REGULAR MEETING HELD MAY 17, 2022.

VERONICA EDWARDS PHILLIPS, CHAIRPERSON

ATTEST:

VENICE HOWARD, MPA, CMC, SECRETARY

VOTE:

| | | | |
|---------------------------------------|-------------|-----------------|---------------|
| Chairperson Veronica Edwards Phillips | _____ (For) | _____ (Against) | _____ (Other) |
| Vice Chairperson Marilyn Davis | _____ (For) | _____ (Against) | _____ (Other) |
| Commissioner Karlene Maxwell-Williams | _____ (For) | _____ (Against) | _____ (Other) |
| Commissioner Hazelle Rogers | _____ (For) | _____ (Against) | _____ (Other) |
| Commissioner Beverly Williams | _____ (For) | _____ (Against) | _____ (Other) |

CITY OF LAUDERDALE LAKES
FY 2022 Financial Report as of 4/30/2022
(58% of year elapsed)

Exhibit A

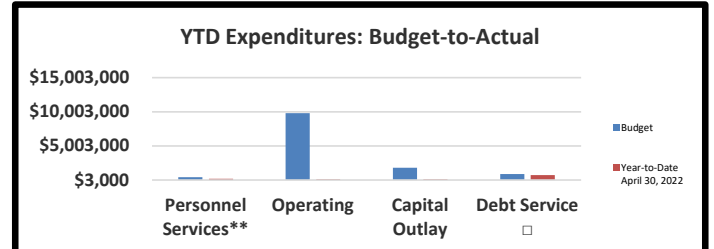
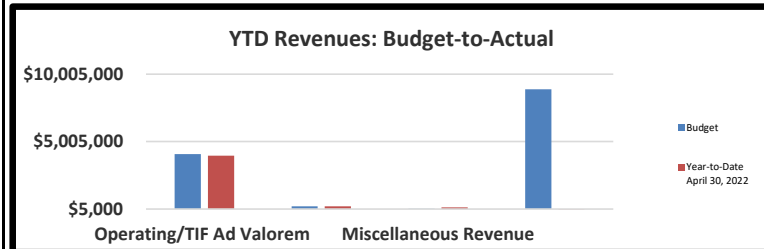
Community Redevelopment Agency (CRA)

| 109 CRA Trust Fund Revenues | Budget | Year-to-Date April 30, 2022 | % Credited |
|-----------------------------------|---------------------|--------------------------------|------------|
| Operating/TIF Ad Valorem | \$4,086,576 | \$3,970,895 | 97% |
| Forbearance Agreement | \$210,000 | \$210,000 | 100% |
| Miscellaneous Revenue | \$10,500 | \$127,700 | 1216% |
| Reappropriated Trust Fund Balance | \$8,882,166 | \$0 | 0% |
| Total | \$13,189,242 | \$4,308,595 | 33% |

| 109 CRA Trust Fund Expenses | Budget | Year-to-Date April 30, 2022 | % Spent |
|-----------------------------|---------------------|--------------------------------|-----------|
| Personnel Services** | \$422,327 | \$198,738 | 47% |
| Operating | \$9,787,087 | \$107,268 | 1% |
| Capital Outlay | \$1,802,500 | \$110,211 | 6% |
| Debt Service □ | \$877,328 | \$740,270 | 84% |
| Total | \$13,189,242 | \$1,156,487 | 9% |

**Includes cell & auto allowances

□ There are 2 debt obligations, each requires 2 payments annually



Note(s):

- The TIF Ad valorem revenue budgeted from the City (\$2.153 mill.), Broward County (\$1.379 mill.), Children's Svcs Council (\$117K), and N. Broward Hosp District (\$320K).

- Forbearance payment paid by the City - \$210,000

- Debt Service payments for FY 2022:

Note 91: due in October & April (maturity in April 2025)

Note 117: due December & June (maturity in June 2024)

- Personnel: There are four positions: Executive Director, Economic Development Manager, Administrative Coordinator, and Staff Assistant (vacant & unfunded)

| Next Debt Service Payment: | Principal Bal. as of April 30, 2022 |
|----------------------------|-------------------------------------|
| October 2022 | \$1,384,052 |
| June 2022 | \$425,910 |

| Additional Revenue Due to CRA Trust Fund | | Cash Management | |
|--|------------------------------|-----------------|----------------------------|
| \$2,568,031 | Forbearance Agreement | \$11,974,842 | Accounts - Bank of America |
| (\$2,080,000) | Payments to date | \$245,071 | Accounts - SunTrust |
| \$488,031 | Balance as of April 30, 2022 | \$12,219,912 | CRA Trust Fund |
| | •final payment: January 2026 | | |

*Data as of 05/12/2022

Budget Amendment(s) as of April 30, 2022

None

Askeley Hepburn, MPA

Director, Financial Services

5/12/2022

Date

I/We certify the information provided to be true and accurate to the best of my/our knowledge.

Amounts subject to adjustments according to GAAP/GASB guidelines. Data does not include encumbrances.

CRA Monthly Financial Summary

As of April 30, 2022

58% of year elapsed
Data as of: 5/12/2022

Exhibit A

CRA Revenue 33%; Expenditure 9%

- CRA receipts were received in December from the City, Broward County, North Broward Hospital District and Children's Services Council. The city has collected 97% at \$3,970,895, which represents payment prior to the due date and results in the tax payer receiving a discount.
- City's forbearance repayment to the CRA is budgeted at \$210,000. Payment was received from the City in January and the agreement expires in January 2026.
- The CRA Miscellaneous revenues balance of \$127,700 as a result of payments from the developer of Cassia Estates, Pulte Homes realized year to date as of April 30, 2022.
- Expenditures year-to-date include salaries, operating costs, capital and debt and interest payments for the CRA's Obligation Loans #91, and #117. The first payment on Loan #91 was made in October 2021 and the second payment was paid in April 2022. Loan #117 was paid in December 2021 and has one payment remaining in June 2022.
- Summary of Budget VS Actual:
 - **Personnel Expenditures** are less than the budget. Actuals are 47% of the budget through April 30, 2022. There are four (4) positions: Executive Director, Economic Development Manager, Administrative Coordinator, and Staff Assistant (vacant).
 - **Operating Expenditures** are under budget. Overall actual Operating Expenses are less than 1% of the budget through April 30, 2022.
 - **Capital Expenditures** are under budget. Overall actual Capital Expenses are 6% of the budget through April 30, 2022.
 - **Debt Expenditures** are equal to the budget. Overall actual Debt Expenditures are 84% of the budget through April 30, 2022. The actuals include 1st payment of Note 91 and 117 for the fiscal year.

CRA Cash Management

- CRA's bank balances remain positive for a total of \$12,219,912 (Bank of America, and Trust (formerly SunTrust). Please note funds included in the SBA-Local Gov't Investment Pool were deposited into the Bank of America account and the SBA-Local Gov't Investment Pool account was closed.
- Current bank balances have increased compared to the balances of the same period last year (Prior year balance: \$9,746,191.99).

CRA Projects/Initiatives

- Executive Director will discuss the projects and initiatives.

CRA Budget Transfers/Amendments

None at this time.

CITY OF LAUDERDALE LAKES

Agenda Cover Page

Fiscal Impact: No

Contract Requirement: Yes

| Title |
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| CRA RESOLUTION 2022-010 AUTHORIZING THE EXECUTION OF A MEMORANDUM OF UNDERSTANDING ATTACHED HERETO AS EXHIBIT A, BY AND BETWEEN THE AGENCY AND HOUSING FOUNDATION OF AMERICA, INC TO FACILITATE HOUSING AND HOMEOWNERSHIP OPPORTUNITIES |
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| Summary |
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| This Resolution authorizes the execution of a Memorandum of Understanding between the Lauderdale Lakes Community Redevelopment Agency (CRA) and the Housing Foundation of America to implement housing and homeownership initiatives. |
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| Staff Recommendation |
|----------------------|
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Background:

The Lauderdale Lakes Community Redevelopment Agency adopted a Redevelopment Plan that supports housing initiatives in the CRA area. Such initiatives include the introduction of new housing. The Lauderdale Lakes CRA has played an intricate role in pursuing housing opportunities by acquiring land for the construction of diverse housing products. The first development was Bella Vista of Lauderdale Lakes consisting of townhomes, villas and apartments. The next project was Cassia Estates consisting of 84 single family homes. Recently, approval was granted to develop 44 townhomes called Cassia Commons which is adjacent to Cassia Estates.

It is recognized that housing can serve as a catalyst for community and economic renewal. There is an opportunity to increase the supply of housing units as envisioned in the Redevelopment Plan. This results in having an adequate supply of quality homes for first time homebuyers. Diverse housing options for individuals at all income levels is also an important factor in achieving the economic development goals of the City of Lauderdale Lakes. As new housing projects are introduced, the Lauderdale Lakes Community Redevelopment Agency continues to access resources that remove barriers to homeownership.

Established in 2005, the Housing Foundation of America, Inc. has been a leading HUD-approved 501(c)(3) non-profit organization. HFA provides services for first-time homebuyers, distressed homeowners and any other needs as it pertains to workforce housing. The mission of the Housing Foundation of America, Inc. is to address the needs of individuals and families as it pertains to attainable housing. As such, the HFA provides a full spectrum of homeownership services to assist potential homebuyers in reaching their homeownership goals. This organization has worked with the City of Lauderdale Lakes to conduct educational sessions.

Upon approval from the CRA Board, the Lauderdale Lakes Community Redevelopment Agency and the representatives from the Housing Foundation of America, Inc. will work collaboratively with the following responsibilities:

- The Housing Foundation of America, Inc. agrees to provide an opportunity for prospective homeowners to participate in a HFA introductory orientation and counseling session for Lauderdale Lakes residents, at no cost.
- The Housing Foundation of America, Inc. agrees to allow residential developers for Lauderdale Lakes CRA projects to participate in the HFA workshops and events, at no cost to the developer. Any available incentives and/or down payment assistance will be highlighted by the developer.
- The Housing Foundation of America, Inc. agrees to disseminate and/or share information on the Lauderdale Lakes Community Redevelopment Agency.
- The Housing Foundation of America, Inc. and Lauderdale Lakes Community Redevelopment Agency agree to conduct an orientation and counseling sessions, at no cost to the Lauderdale Lakes Community Redevelopment Agency.

- The Lauderdale Lakes Community Redevelopment Agency agrees to disseminate and/or share information on the Housing Foundation of America, Inc.
- The Lauderdale Lakes Community Redevelopment Agency and Housing Foundation of America, Inc. agree to explore collaborative efforts and implement projects that will enhance homeownership opportunities.
- The Lauderdale Lakes Community Redevelopment Agency and Housing Foundation of America, Inc. agree to participate in marketing activities to identify prospective homeowners. The housing related activities will be promoted through various social media outlets, promotional material and public service announcements, at no cost to either party. All of the promotional and related material must be approved by the appropriate City of Lauderdale Lakes representative prior to distribution.

As mentioned, there is no cost associated with the services and activities noted above. Upon approval, additional information regarding the specific activities will be presented to the CRA Board.

Funding Source:

Not applicable

Fiscal Impact:

Sponsor Name/Department: Celeste Dunmore, CRA Executive Director

Meeting Date: 5/17/2022

ATTACHMENTS:

| | Description | Type |
|---|--|------------|
| □ | CRA Resolution 2022-010 - Authorizing Memorandum of Understanding with the Housing Foundation of America Inc . | Resolution |
| □ | Exhibit A - Housing Foundation of America - Memorandum of Understanding | Exhibit |

CRA RESOLUTION 2022-010

A RESOLUTION OF THE LAUDERDALE LAKES COMMUNITY REDEVELOPMENT AGENCY AUTHORIZING THE EXECUTION OF A MEMORANDUM OF UNDERSTANDING ATTACHED HERETO AS EXHIBIT A, BY AND BETWEEN THE AGENCY AND HOUSING FOUNDATION OF AMERICA, INC TO FACILITATE HOUSING AND HOMEOWNERSHIP OPPORTUNITIES; DIRECTING AND AUTHORIZING THE CHAIRPERSON AND SECRETARY TO TAKE SUCH ACTIONS AS SHALL BE NECESSARY AND CONSISTENT TO CARRY OUT THE INTENT AND DESIRE OF THE AGENCY; ADOPTING REPRESENTATIONS; PROVIDING AN EFFECTIVE DATE.

WHEREAS, the Lauderdale Lakes Community Redevelopment Agency (the "Agency") was established pursuant to Part III, Chapter 163, Florida Statutes, and the powers there under delegated by Broward County; and

WHEREAS, by Resolution No.02-205, the City Commission of the City of Lauderdale Lakes adopted a community redevelopment plan (the "Plan") for the community redevelopment area as fully described in that Resolution (the "Community Redevelopment Area"); and

WHEREAS, the Plan provides for the support of housing initiatives within the Community Redevelopment Area ("Plan's Housing Initiative"); and

WHEREAS, the Housing Foundation of America, Inc. ("HFA"), established in 2005, has been a leading HUD-approved 501(c)(3) non profit organization that provides services for first-time homebuyers, distressed homeowners and any other needs as it pertains to workforce housing. The mission of the HFA is to address the needs of individuals and families focused on attainable housing. HFA achieves its goal through its H2H Homebuyer Club, a program that includes homeownership sessions focused on budgeting, credit, loan process, home inspections and the closing process; and

WHEREAS, HFA has the capacity to assist potential homebuyers in reaching their homeownership goals in furtherance of the Plan at no cost to the Agency; and

WHEREAS, Staff recommends that the non-exclusive Memorandum of Understanding attached hereto as Exhibit "A" be executed with Housing Foundation of America, Inc. to memorialize HFA and the Agency's cooperation in the implementation of

the Plan's Housing Initiative.

NOW, THEREFORE, BE IT RESOLVED BY THE BOARD OF COMMISSIONERS OF THE LAUDERDALE LAKES COMMUNITY REDEVELOPMENT AGENCY, as follows:

Section 1. ADOPTION OF REPRESENTATIONS: The foregoing Whereas paragraphs are hereby ratified and confirmed as being true, and the same are hereby made a specific part of this Resolution.

Section 2. AUTHORIZATION TO EXECUTE AGREEMENT: The Chairperson and Secretary are hereby authorized to execute the Memorandum of Understanding in substantially the form attached hereto as Exhibit "A" (the "Agreement").

Section 3. AUTHORIZATION AND DIRECTION: The Chairperson, Secretary and the Executive Director of the Agency, on behalf of the Agency, are each hereby authorized to take such steps as shall be necessary and proper to carry out the purposes hereof. The Secretary is hereby authorized to obtain two (2) fully executed copies of the subject Agreement, with one (1) to be maintained by the Secretary, and with one (1) to be delivered to Housing Foundation of America, Inc.

Section 4. EFFECTIVE DATE: This Resolution shall take effect immediately upon its final passage.

ADOPTED BY THE BOARD OF COMMISSIONERS OF THE LAUDERDALE LAKES COMMUNITY REDEVELOPMENT AGENCY AT ITS REGULAR MEETING HELD MAY 17, 2022.

[Signatures on following page]

VERONICA EDWARDS PHILLIPS, CHAIRPERSON

ATTEST:

VENICE HOWARD, CMC, SECRETARY

VOTE:

| | | | |
|---------------------------------------|-----------|---------------|-------------|
| Chairperson Veronica Edwards Phillips | ____(For) | ____(Against) | ____(Other) |
| Vice-Chairperson Marilyn Davis | ____(For) | ____(Against) | ____(Other) |
| Commissioner Karlene Maxwell-Williams | ____(For) | ____(Against) | ____(Other) |
| Commissioner Hazelle Rogers | ____(For) | ____(Against) | ____(Other) |
| Commissioner Beverly Williams | ____(For) | ____(Against) | ____(Other) |

MEMORANDUM OF UNDERSTANDING
between the
Housing Foundation of America, Inc.
and
Lauderdale Lakes Community Redevelopment Agency

This Memorandum of Understanding ("MOU") establishes an alliance between the Housing Foundation of America, Inc. (HFA) located at 2400 N. University Drive, Suite 200, Pembroke Pines, Florida 33024 and Lauderdale Lakes Community Redevelopment Agency (CRA) located at 4300 NW 36 Street, Lauderdale Lakes, Florida 33319.

The primary purpose of this memorandum is to facilitate housing and homeownership opportunities in the Community Redevelopment Agency area for Lauderdale Lakes residents.

I. RECITALS

- The Lauderdale Lakes Community Redevelopment Agency was established in 2000 pursuant to Part III, Chapter 163, Florida Statutes, and the powers there under delegated to Broward County. The City Commission of the City of Lauderdale Lakes adopted a Redevelopment Plan ("Redevelopment Plan") that provides support of housing initiatives within the CRA area.
- Established in 2005, the Housing Foundation of America, Inc. (HFA) has been a leading HUD-approved 501(c)(3) non-profit organization. HFA provides services for first-time homebuyers, distressed homeowners and any other needs as it pertains to workforce housing. The mission of the Housing Foundation of America, Inc. is to address the needs of individuals and families as it pertains to attainable housing. As such, the HFA provides a full spectrum of homeownership services to assist potential homebuyers in reaching their homeownership goals.
- It is recognized that new housing can serve as a catalyst for community and economic renewal.
- There is an opportunity to increase the supply of housing units as envisioned in the Redevelopment Plan.
- There is a need to provide an adequate supply of quality homes for first time homeowners.
- The creation of diverse housing options for individuals at all income levels is also an important factor in achieving the economic development goals of the City of Lauderdale Lakes.

II. AGREEMENT

Now, therefore, be it resolved that the Lauderdale Lakes Community Redevelopment Agency and the Housing Foundation of America, Inc. agree to work cooperatively to support housing and homeownership initiatives within the CRA area for Lauderdale Lakes residents.

ELEMENTS OF THE HOUSING AND HOMEOWNERSHIP INITIATIVE

- The Housing Foundation of America, Inc. agrees to provide an opportunity for homeowners to participate in a HFA introductory orientation and one-on-one counseling, at no cost to the Lauderdale Lakes residents.
- The Housing Foundation of America, Inc. agrees to allow residential developers for Lauderdale Lakes CRA projects to participate in the HFA workshops and events, at no cost to the developer. Any available incentives and/or down payment assistance will be highlighted by the developer.
- The Housing Foundation of America, Inc. agrees to disseminate and/or share information on the Lauderdale Lakes Community Redevelopment Agency.
- The Lauderdale Lakes Community Redevelopment Agency agrees to disseminate and/or share information on the Housing Foundation of America, Inc.
- The Lauderdale Lakes Community Redevelopment Agency and Housing Foundation of America, Inc. agree to explore collaborative efforts and implement projects that will enhance homeownership opportunities.
- The Lauderdale Lakes Community Redevelopment Agency and Housing Foundation of America, Inc. agree to promote events through various social media outlets and public service announcements, at no cost to either party.

III. PAYMENT

No payments will be required by or between either parties. Each party will be financially responsible for any expenses associated with their individual programs and activities.

IV. PROGRAM CONTACT INFORMATION:

Jeremy Montanti
Executive Director
Housing Foundation of America, Inc.
2400 North University Drive, Suite 200
(954) 923-5001

Celeste Dunmore
CRA Executive Director
Lauderdale Lakes Community Redevelopment Agency
4300 NW 36 Street, Lauderdale Lakes, Florida 33319
(954) 535-2491

The term of this MOU shall begin on the date it is fully executed by both parties and shall continue for a period of two (2) years from that date unless either party requests in writing a change of the termination date of this Agreement. Either party may terminate this MOU at any time, with or without cause, upon thirty (30) days prior written notice.

AGREED and signed this _____ day of _____, 2022

IN WITNESS WHEREOF, the parties have executed this Agreement as of the date set forth above.

ATTEST:

By: _____
Name: Venice Howard, CMC, Secretary
Title: CRA Secretary

**Lauderdale Lakes
Community Redevelopment Agency**

By: _____
Name: Veronica Edwards Phillips
Title: Chairperson

Approved as to form:

By: _____
J. Michael Haygood
Title: Agency Attorney

**Service Provider:
Housing Foundation of America, Inc.**

By: _____
Name: Jeremy Montanti
Title: Executive Director