

SUN-SENTINEL

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100 NW 1st Ave
Delray Beach, FL 33444-2612

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**Fort Lauderdale, Broward County, Florida
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newspaper's website, if authorized on Aug 25, 2023

Affiant further says that the newspaper complies with all legal requirements for
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Signature of Affiant

Sworn to and subscribed before me this: August 26, 2023.



Signature of Notary Public



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Building

from Page 1

To bring the entire eight-story building up to code will cost millions more, City Manager Greg Chavarria says.

Mayor Dean Trantalis and all four commissioners had the same response after hearing the news: Time to knock her down.

“That’s \$1 million a month (to keep City Hall running),” Trantalis said. “That’s a waste of money. It’s time to move on. We need to demolish that building.”

Knocking down the building will cost around \$700,000, Chavarria says. Hauling away all the debris will cost another \$2.5 million.

“We will look to unplug by August 31,” Chavarria told the South Florida Sun Sentinel. “It’s costing us \$35,000 a day to keep the building running. We’re still moving things out. We had to get a crane and take a huge printer system out of the second floor.”

An official commission vote approving the demolition will come later, Chavarria said.

After the building is demolished, Fort Lauderdale can either build a new City Hall in the same spot or sell the land for an estimated \$27 million and look for another site for City Hall. Commissioners have the final say on which way they want to go.

But first, city leaders want to hear from residents on just what they need in their new City Hall.

‘The people’s City Hall’

On Tuesday morning, commissioners asked the city’s Infrastructure Task Force to hold a series of workshops seeking public input. It was unclear when those meetings might begin, but they are expected to be held over a period of five months.

“It’s clear we need a new City Hall,” the mayor said. “The path of least resistance is to locate the new building



Fort Lauderdale City Hall, shown here on April 19, remains closed after being deluged by floodwaters from an April 12 rainstorm. JOE CAVARETTA/SOUTH FLORIDA SUN SENTINEL



The Planning and Zoning Board meets at City Hall on April 19, one week after a storm dumped 26 inches of rain on Fort Lauderdale. It will likely be the last public meeting ever held in commission chambers. FILE

on the current site. It would be cheaper and more efficient. But we want to engage the public in making that decision. This is the people’s City Hall. We’re trying to build a new City Hall for the next 100 years.”

Soon, commission meetings will move from The Parker to a building at 1 East Broward Blvd., not far from City Hall.

On Tuesday night, the commission approved a \$74 million plan to sublease space for 64 months — just over five years — in the nearby building at 1 East

Broward Blvd. Public meetings will be held in a large room off the lobby.

Meetings will be held there until the new City Hall gets built years from now.

How many years? That’s anyone’s guess.

“I think it will be sooner than five years,” Trantalis said. “I’m hoping three years. We want to do this the right way.”

No one knows how much the building might cost. First they need to figure out how much space and how many floors are needed.

But city officials don’t

intend to saddle taxpayers with the entire bill.

The mayor says the city is on the hunt for other funding sources, including help from FEMA, federal grants and low-interest loans.

Stay or move?

Commissioner Steve Glassman says he prefers to rebuild on the current site.

“It saves money on land,” he said. “We have the parking garage and a centrally-located site. Residents are familiar with going to that site. It makes perfect sense.

We don’t have to purchase another site. It eliminates several steps and we’ll be able to move faster.”

It’s also important to build for the future, with enough space to keep most City Hall departments together in one building, Glassman said.

“I think it’s going to be quite awhile before we’re all replaced by robots and AI,” he said. “I’m not in favor of a lot of people working remotely.”

Glassman, a longtime historic preservationist, says he will be sad to see the building go but understands it’s the only way to move forward with a new City Hall.

“I have mixed feelings about the building,” he said. “It doesn’t make sense to pour millions and millions of dollars into a building that is obsolete. But I will miss the building. Because of the era it was built, I do have sentimental feelings about it. Some people think it’s ugly, but it does represent significant architecture of the day.”

Commissioner John Herbst says the city has one chance to get this right. And if that means taking more time, so be it.

“I certainly don’t want to rush the process,” he said.

“This is going to be a defining decision we will live with for the next 50 to 100 years. I want us to take our time and figure out what the future City Hall of Fort Lauderdale looks like. I need us to have a much more open mind and try to predict the future, not predict the past.”

Prepping for the future

The way Herbst sees things, it’s far too early to say whether the building should stay onsite or be built elsewhere.

“I think it’s premature,” Herbst said. “The goal of the task force is for them to explore what our future needs are going to be. I don’t want to make a decision until we know what kind of City Hall we need in the future. Question zero is what is City Hall going to look like and where does it need to be?”

Commissioner Warren Sturman says he’d like everyone to think outside the box.

Who knows, maybe there’s a developer out there willing to swap land with the city, he said. The developer could build in the heart of downtown and the could end up with a bigger parcel to build on.

When the commission was asked on Tuesday whether they wanted to rehab the current City Hall, Sturman said it was easy to say no.

“I’m guessing it’s would cost over \$50 million to bring the building up to code and in the end, you still have an old building from the 1960s,” Sturman said.

Sturman does not harbor any sentimental feelings for the old building, shuttered since the flood.

“Oh my God, I hated that building,” he said. “Forty years ago I loved it. It’s like Wheel of Fortune when you go in the elevators. They get stuck sometimes. The building space was all dated. I’m not going to miss that building at all.”

Susannah Bryan can be reached at sbryan@sunsentinel.com or on Twitter @Susannah_Bryan

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CITY OF DELRAY BEACH, FLORIDA

NOTICE OF PUBLIC HEARING

To be Held

September 5, 2023, at 4:00 PM

AT DELRAY BEACH CITY HALL

The City Commission of the City of Delray Beach will hold a public hearing to adopt a non-ad valorem assessment roll for annual stormwater management assessments. This public hearing will be held on September 5, 2023 at 4:00 p.m. in the City Commission Chambers at City Hall, located at 100 N.W. 1st Avenue, Delray Beach.

On May 16, 2023, Ordinance No. 18-23 was approved to amend Title 5 “Public Works”, Chapter 56 “Stormwater” of the City’s Code of Ordinances which allowed City staff to proceed with an alternative rate structure for the annual stormwater tax roll. The new structure was developed to recover costs more accurately and more equitably, based on a property’s contribution to stormwater runoff.

The new Stormwater Billing Unit (SWU) rate structure for FY 23-24 will assign residential properties with less than 10,000 square feet of impervious coverage area to one of four tiers based upon their impervious coverage area. Residential properties with more than 10,000 square feet of impervious coverage area will be charged based upon their actual impervious area. Non-residential properties will continue to be billed based upon their actual impervious area utilizing the SWU.

Tier No.	Impervious Area Threshold	Assigned SWUs	Monthly Charge	Annual Charge
1	0 to 2,000 square feet	2.7	\$3.02	\$36.29
2	> 2,000 to 5,000 square feet	6.4	\$7.17	\$86.02
3	> 5,000 to 7,000 square feet	11.9	\$13.33	\$159.94
4	> 7,000 to 10,000 square feet	16.1	\$18.03	\$216.38
N/A	> 10,000 square feet	(Actual S.F.) ÷ 500	(\$1.12) x SWU	(\$13.44) x SWU
N/A	Non-Residential	(Actual S.F.) ÷ 500	(\$13.44) x SWU	(\$13.44) x SWU

All funds from the assessments will be used to operate, maintain, make additions, improvements, and extensions to the City’s Stormwater Management System. Additionally, these funds will be used to finance the administration of the program. The stormwater management assessments will be included on the 2024 property tax bills issued to property owners in November and will be collected by the Palm Beach County Tax Collector. All affected property owners have the right to appear at the public hearing and the right to file written objections within twenty (20) days of this notice.



Please be advised that if a person decides to appeal any decision made by the City Commission with respect to any matter considered at this hearing, such person will need a record of the proceedings and for this purpose such person may need to ensure that a verbatim record includes the testimony and evidence upon which the appeal is to be based. The City does not provide nor prepare such record. Pursuant to F.S. 286.0105.

Publish: August 25, 2023

CITY OF DELRAY BEACH

Katerri Johnson, CMC

City Clerk