

City of Delray Beach

COMMUNITY REDEVELOPMENT AGENCY
20 North Swinton Avenue - Delray Beach, FL 33444
Phone: (561) 276-8640 - Fax: (561) 276-8558
www.delraycra.org



CRA Meeting

Tuesday, February 25, 2020

4:00 PM

Regular Meeting

Commission Chambers
Delray Beach City Hall

Community Redevelopment Agency

CRA Board of Commissioners
Chair Shelly Petrolia
Vice Chair Shirley Ervin Johnson
Deputy Vice Chair Angie Gray
Treasurer Bill Bathurst
Commissioner Adam Frankel
Commissioner Ryan Boylston
Commissioner Pamela Brinson

RULES FOR PUBLIC PARTICIPATION

PUBLIC COMMENT: Any citizen is entitled to speak on items under the Old or New Business sections at the time the items are heard by the CRA Board of Commissioners ("CRA Board"). Comments are limited to 3 minutes unless otherwise specified.

ADDRESSING THE CRA BOARD: Members of the public will be requested to complete a form or other document in order to inform the CRA Board of a desire to be heard. At the appropriate time, please step up to the lectern and state your name and address for the record. All comments must be addressed to the CRA Board as a body and not to individuals. Any person making disruptive, impertinent, or slanderous remarks or who becomes boisterous, while addressing the CRA Board and refuses to stop may be requested to leave by the meeting Chair. Any person who, at a Board meeting, willfully interrupts or disturbs the meeting in violation of Section 871.01, Fla. Stat., entitled "Disturbing Schools and Religious and Other Assemblies," is subject to arrest by those law enforcement officers present.

SIGN IN SHEET: Prior to the start of the CRA Board Meeting, individuals attending the meeting should sign in on the sheet located on the right side of the dais. The primary purpose of the sign-in sheet is to assist staff with record keeping.

APPELLATE PROCEDURES

Please be advised that if any person decides to appeal any decision made by the CRA Board with respect to any matter considered at this meeting, that person will need a record of the proceedings, and that, for such purpose, the person may need to ensure that a verbatim record of the proceedings is made, which record includes the testimony and evidence upon which the appeal is to be based.

1. Call to Order**2. Roll Call****3. Approval of Agenda****4. Approval of Minutes****4A. JANUARY 28, 2020 WORKSHOP MEETING MINUTES**

Attachments: [January 28, 2020 Workshop Meeting Minutes](#)

4B. JANUARY 28, 2020 REGULAR MEETING MINUTES

Attachments: [January 28, 2020- Regular Meeting Minutes](#)

5. Public Comments on Agenda & Non-Agenda Agenda Items**6. Presentations****6A. DISCUSSION - CARVER SQUARE WORKFORCE HOUSING**

Attachments: [Agenda Cover Report](#)

7. Consent Agenda**7A. CRA FINANCIAL REPORT - DECEMBER 2019**

Recommendation: Receive and File.

Attachments: [Agenda Cover Report](#)
[FinStmt-Dec 19 Final](#)

7B. CRA MONTHLY PROGRESS REPORTS, FEBRUARY 2020

Recommendation: Receive and File.

Attachments: [Agenda Cover Report](#)
[Exhibit A - Monthly Work Plan Report](#)
[Exhibit B - Arts Warehouse Report](#)
[Exhibit C - Property Management Report](#)
[Exhibit D - Funding Assistance Report](#)

7C. FIRST AMENDMENT TO TRANSPORTATION SERVICES (FIXED ROUTE) AGREEMENT WITH FIRST TRANSIT, INC.

Recommendation: Approve the First Amendment for the Transportation Services (Fixed Route) Agreement with First Transit, Inc.

Attachments: [Agenda Cover Report](#)
[Exhibit A - First Amendment to Contract with First Transit](#)
[Exhibit B Fully Wrapped Vehicle](#)

7D. REVISED INTERLOCAL AGREEMENT BETWEEN THE CITY AND CRA FOR FUNDING THE NE 3RD AVENUE/STREET PROJECT- FY 2019-2020

Attachments: [Agenda Cover Report](#)
[Exhibit A - Revised ILA NE 3rd Avenue Street Project](#)

8. Old Business

8A. UPDATE - BH3 MANAGEMENT, LLC - SW 600-800 BLOCKS OF W. ATLANTIC AVENUE

Attachments: [Agenda Cover Report](#)

9. New Business

9A. BUDGET AMENDMENT NO. 1, FY 2019-2020

Recommendation: Approve CRA Resolution No. 20-01 adopting Budget Amendment No. 1 for FY 2019-2020.

Attachments: [Agenda Cover Report](#)
[Exhibit A- FY 2019-2020 Budget Amendment No. 1](#)
[Exhibit B - FY 2019-2020 Budget Amendment No. 1](#)

9B. LETTERS OF INTENT TO PURCHASE TWO (2) CRA OWNED RESIDENTIAL PROPERTIES - 102 NW 14th AVENUE AND 1311 NW 14th AVENUE

Attachments: [Exhibit A - Location Maps and Photos](#)
[Agenda Cover Report](#)
[Exhibit B - Habitat for Humanity of South Palm Beach County's Letter of Intent](#)
[Exhibit C - Delray Beach Community Land Trust's Letter of Intent](#)
[Exhibit D - Excerpt from August 13,2019, CRA Board Meeting Minutes](#)

9C. SITE DEVELOPMENT ASSISTANCE PROGRAM FUNDING APPLICATION - APEX INSURANCE & INVESTMENT GROUP LLC (702 NE 3RD AVENUE)

Recommendation: Approve the attached Site Development Assistance Program Funding Agreement with APEX Insurance & Investment Group, LLC for the proposed interior and exterior improvement project located at 702 NE 3rd Avenue, for an amount not to exceed \$29,406.60.

Attachments:

[Agenda Cover Report](#)

[Exhibit A - Location Map](#)

[Exhibit B - Photos of Existing Conditions - APEX](#)

[Exhibit C – Renderings & Floor Plans - APEX](#)

[Exhibit D - Funding Assistance Detail Sheet - APEX](#)

[Exhibit E - Application Form - APEX](#)

[Exhibit F - Project Narrative - APEX](#)

[Exhibit G - Business Plan & Financial Projections - APEX](#)

[Exhibit H - Site Development Assistance Program Guidelines 10.04.19](#)

9D. MODIFICATION TO HISTORIC FAÇADE - MASONIC LODGE BUILDING (44 EAST ATLANTIC AVENUE)

Recommendation: Approve the proposed modifications to the façade of the Masonic Lodge Building located at 44 East Atlantic Avenue and authorize the Chair, to execute, on behalf of the CRA, the necessary written permission pursuant to the CRA's Historic Façade Architectural Control and Redevelopment Easement dated March 20, 1998.

Attachments:

[Agenda Cover Report](#)

[Exhibit A - Location Map](#)

[Exhibit B - Approval Letter HPB 12.4.19](#)

[Exhibit C - HPB Staff Report 10.2.19](#)

[Exhibit D - Easement Document](#)

[Exhibit E - Proposed Elevations and Site Photos updated](#)

10. Other Business

- A. Comments by Executive Director
- B. Comments by Board Attorney
- C. Comments by Commissioners

11. Adjournment