

Riviera Beach Community Redevelopment Agency
Special Meeting

City of Riviera Beach Council Chambers
2nd Floor, Municipal Complex
600 West Blue Heron Boulevard
Riviera Beach, Florida
Wednesday, March 25, 2020
6:07 p.m. to 8:47 p.m.

IN ATTENDANCE:

Chair KaShamba Miller-Anderson

Vice Chair Julia Botel
(Attending via phone)

Commissioner Shirley D. Lanier
(Attending via phone)

Commissioner Douglas Lawson

Commissioner Tradrick McCoy

Mayor Ronnie L. Felder

Interim Executive Director Scott Evans

General Counsel Michael Haygood
(Attending via phone)

Senior Project Assistant/CRA Clerk Tamara Seguin

1 BE IT REMEMBERED that the following Riviera
2 Beach Community Redevelopment Agency special meeting
3 was had at Riviera Beach City Hall Council Chambers,
4 600 West Blue Heron Boulevard, Riviera Beach, Florida,
5 on Wednesday, March 25, 2020, beginning at 6:07 p.m.,
6 with attendees as hereinabove noted, to wit:

7 - - -

8 CHAIR MILLER-ANDERSON: Like to call to order
9 the Riviera Beach Community Redevelopment Agency
10 special meeting, March 25th, 6:07 p.m.

11 Madam, roll call.

12 THE CLERK: Commissioner Lawson.

13 COMMISSIONER LAWSON: Here.

14 THE CLERK: Commissioner Lanier.

15 COMMISSIONER LANIER: Here.

16 THE CLERK: Commissioner McCoy.

17 COMMISSIONER McCOY: Here.

18 THE CLERK: Vice Chair Botel.

19 VICE CHAIR BOTEL: Here.

20 THE CLERK: Chair Miller-Anderson.

21 CHAIR MILLER-ANDERSON: Present.

22 Also present, Mayor Ronnie Felder; Scott
23 Evans, Interim Executive Director; Michael Haygood,
24 General Counsel; and Tamara Seguin, CRA Clerk.

25 CHAIR MILLER-ANDERSON: All right. I do want

1 to say something before we go in -- well, we can go
2 ahead and do a moment of silence, followed by the
3 Pledge of Allegiance, led by Councilman -- I'm sorry --
4 Mayor Felder.

5 (Moment of silence observed. Pledge of
6 Allegiance recited.)

7 CHAIR MILLER-ANDERSON: Before we get started
8 and move forward, we do have two of our Council members
9 that are on the phone, as well as our legal,
10 Mr. Haygood is on the phone.

11 So Mr. Haygood, could you please just put on
12 record the reason, or not really the reason, but how
13 we're able to allow the members to be on the phone and
14 also vote during this time while they're on the phone.

15 MR. HAYGOOD: Yes, ma'am. Governor DeSantis
16 issued Executive Order Number 20-69 as a result of the
17 pandemic, which (inaudible) the requirement of a quorum
18 be present to local governments as far as holding a
19 meeting and allowing participants to vote.

20 Prior to that ruling, you could -- two things
21 could be done. Number one, you couldn't have a quorum
22 made up of individuals who were not there. And number
23 two, you had to have a -- quote -- medical reason for
24 not showing.

25 This is all changed because of the virus

1 pandemic, and so now you are able to have meetings
2 telephonically, and in fact, vote on issues
3 telephonically.

4 CHAIR MILLER-ANDERSON: Okay. Any
5 disclosures by Commission and staff?

6 We have a motion to adopt the agenda?

7 COMMISSIONER McCOY: Madam Chair.

8 CHAIR MILLER-ANDERSON: Yes.

9 COMMISSIONER BOTEL: Madam Chair --

10 CHAIR MILLER-ANDERSON: Mr. McCoy --

11 COMMISSIONER BOTEL: -- I would like to pull
12 items from the --

13 CHAIR MILLER-ANDERSON: Hold on, hold on.

14 COMMISSIONER BOTEL: Sorry.

15 THE CLERK: Who is it?

16 CHAIR MILLER-ANDERSON: Botel.

17 COMMISSIONER BOTEL: Botel.

18 CHAIR MILLER-ANDERSON: Hold on a minute.

19 Mr. McCoy, and then you.

20 COMMISSIONER BOTEL: Okay.

21 CHAIR MILLER-ANDERSON: Go ahead.

22 COMMISSIONER McCOY: Madam Chair, I wanted,
23 before we adopt, to do --

24 CHAIR MILLER-ANDERSON: Pull your microphone.

25 COMMISSIONER McCOY: If it pleases the Board,

1 I wanted to do some deletions and also one substitution
2 on the agenda.

3 CHAIR MILLER-ANDERSON: So I don't think you
4 can substitute during a special meeting.

5 COMMISSIONER McCOY: Well, not necessarily --

6 CHAIR MILLER-ANDERSON: You can delete.

7 COMMISSIONER McCOY: -- substitute, but I
8 wanted to kind of change the nature of the presentation
9 by APD-Tezral to have a Commission and staff discussion
10 as opposed to a presentation. I mean nonetheless, it's
11 about the Marina Village Phase II project.

12 CHAIR MILLER-ANDERSON: Mr. Haygood, is that
13 okay?

14 MR. HAYGOOD: Yes, ma'am, I think the subject
15 matter would generally come in the item as published.

16 CHAIR MILLER-ANDERSON: Okay. All right,
17 Mr. McCoy.

18 COMMISSIONER McCOY: Madam Chair, I offer to
19 delete items number three, four, six and seven. And
20 number nine I would instead, as I mentioned, like to
21 have --

22 COMMISSIONER LANIER: I can hardly hear.

23 CHAIR MILLER-ANDERSON: Well, Ms. Lanier,
24 what you will probably have to do is you have to listen
25 on your own television or from your phone.

1 COMMISSIONER LANIER: No, I tried that, but
2 it's lagging about one minute --

3 CHAIR MILLER-ANDERSON: That will be the
4 case.

5 COMMISSIONER LANIER: Sorry?

6 CHAIR MILLER-ANDERSON: That will be the
7 case. But you have to not listen on your phone, you'll
8 just talk through your phone, but listen through the
9 television or your computer.

10 COMMISSIONER LANIER: Right, and I can hear
11 you very well.

12 CHAIR MILLER-ANDERSON: Oh, okay.

13 COMMISSIONER McCOY: Because she's closer to
14 the --

15 COMMISSIONER BOTEL: It's McCoy that we can't
16 hear.

17 CHAIR MILLER-ANDERSON: Because I'm closer to
18 the --

19 COMMISSIONER McCOY: -- phone.

20 CHAIR MILLER-ANDERSON: -- the device that's
21 sitting here with the conference call. So
22 unfortunately, that's what happens on the phone. I
23 mean I've dealt with that many a times, but that's kind
24 of what happens. And that's one of the reasons why we
25 have to get this telephonic situation a little more

1 defined, because it is not the most ideal way in which
2 we do this meeting. I can attest to that. So a lot of
3 times when I'm on the phone -- this is actually more
4 clear than it's been in the past, but a lot of times
5 you can't -- it is a -- there's a little delay
6 sometimes. So we're just going to have to do as best
7 we can here, because we can't do anything different
8 with it. All right --

9 COMMISSIONER LANIER: There's no delay on the
10 phone. The delay is online.

11 COMMISSIONER McCOY: Madam Chair.

12 CHAIR MILLER-ANDERSON: It's going to be that
13 way.

14 COMMISSIONER McCOY: Madam Chair.

15 CHAIR MILLER-ANDERSON: Yes.

16 COMMISSIONER McCOY: I think the problem is
17 she can't hear me because the speakers that we hear now
18 is not projecting into the microphone on that
19 telephone.

20 CHAIR MILLER-ANDERSON: But it didn't last
21 time either.

22 COMMISSIONER McCOY: So I don't think she --

23 MR. HAYGOOD: I hear you; I hear you.

24 COMMISSIONER BOTEL: I hear you now fine; I
25 hear you now.

1 CHAIR MILLER-ANDERSON: Okay, we're going to
2 have to move on.

3 Okay, go ahead.

4 COMMISSIONER McCOY: Okay. So if I can go
5 back, Madam Chair, I wanted to offer that we delete
6 items number three, four, six and seven. And number
7 nine, I wanted to not have a presentation, but a staff
8 and Board of Commissioners discussion regarding number
9 nine on an update.

10 CHAIR MILLER-ANDERSON: All right. And I did
11 have this item number eight, discussion of construction
12 contract for CRA beautification project. I can put
13 that off to the next meeting in order to save time here
14 tonight.

15 COMMISSIONER LANIER: Madam Chair.

16 CHAIR MILLER-ANDERSON: Botel.

17 COMMISSIONER BOTEL: I would like to delete
18 items nine and ten as well on the basis of the fact
19 that the only imminent things we have to discuss
20 tonight and vote on tonight would be item five and 11
21 regarding the IT contract.

22 CHAIR MILLER-ANDERSON: Well, let's all --

23 COMMISSIONER LANIER: Madam Chair.

24 CHAIR MILLER-ANDERSON: -- remember, this is
25 a special meeting, and so --

1 COMMISSIONER McCOY: It was called for that
2 sole purpose.

3 CHAIR MILLER-ANDERSON: -- it was called for
4 this purpose. Now, we have not adopted the agenda yet.

5 COMMISSIONER BOTEL: Well, then I'm not going
6 to vote on the agenda.

7 CHAIR MILLER-ANDERSON: Okay, we're not there
8 yet. So we'll we get there in a minute.

9 COMMISSIONER BOTEL: Okay.

10 CHAIR MILLER-ANDERSON: So I pulled my number
11 eight off because that was the one that I put on there,
12 so I mean mine, that was the one that I did have on the
13 original agenda. But the special agenda meeting items
14 were put on by Mr. McCoy.

15 And so are you done with what you want to
16 pull off from the meeting that you said?

17 COMMISSIONER LANIER: I want to --

18 CHAIR MILLER-ANDERSON: We have to do the
19 Madam Chair, because we can't have everybody just
20 talking at one time, okay?

21 COMMISSIONER LANIER: Madam Chair.

22 CHAIR MILLER-ANDERSON: Um-hmm.

23 COMMISSIONER LANIER: I would like to pull
24 number 11, delete number 11 from the agenda.

25 CHAIR MILLER-ANDERSON: Is that your item?

1 COMMISSIONER LANIER: No, it's not my item.
2 It's the same item that keeps coming back without the
3 proper information.

4 CHAIR MILLER-ANDERSON: Which is the --

5 MR. HAYGOOD: Madam Chair.

6 CHAIR MILLER-ANDERSON: Yes, Mr. Haygood.

7 MR. HAYGOOD: This is one of the problems
8 created when the agenda was adopted or was published as
9 it was. You do have an item on here for adoption of
10 the agenda, so I think that you, because the agenda was
11 published that way, that you're going to have to follow
12 the agenda and there will have to be adoption of the
13 agenda.

14 CHAIR MILLER-ANDERSON: Well, because he --

15 COMMISSIONER BOTEL: Madam Chair.

16 CHAIR MILLER-ANDERSON: Hold on, Ms. Botel.

17 Mr. Haygood, because he put the agenda forth,
18 I think we just need to either adopt it or don't adopt
19 it. He's already said which ones he wanted to take
20 off, being that this is what he put on. So once we do
21 disclosure by Commission and staff, we can then move
22 into whether or not to adopt or -- to adopt or not
23 adopt.

24 MR. HAYGOOD: Okay.

25 CHAIR MILLER-ANDERSON: Okay?

1 MR. HAYGOOD: Okay, no problem.

2 CHAIR MILLER-ANDERSON: So that's the end of
3 what you --

4 MR. HAYGOOD: Or do as you would at a normal
5 meeting where I guess you're going to have to -- it's
6 going to be multiple proposals for a change of the
7 agenda, I guess, procedurally to make this make any
8 sense. Here we go again. I guess we can get a
9 motion -- don't you usually ask what items you -- I'm
10 sorry.

11 COMMISSIONER LANIER: Madam Chair.

12 CHAIR MILLER-ANDERSON: Mr. Haygood has the
13 floor.

14 MR. HAYGOOD: Yes, so I'm just trying to find
15 procedurally some way that we can go through this, get
16 an agenda and move forward.

17 CHAIR MILLER-ANDERSON: I think the way to do
18 that, Mr. Haygood, is either adopt it or not adopt it.

19 COMMISSIONER BOTEL: Yes.

20 CHAIR MILLER-ANDERSON: And that's just the
21 end. I mean we either adopt it or you don't. And then
22 if it comes to, if it gets passed, then you just vote
23 to not vote for it or -- and just move through it that
24 way.

25 MR. HAYGOOD: Okay.

1 CHAIR MILLER-ANDERSON: All right, any
2 disclosure by Commission and staff? Can we have a
3 motion to adopt the agenda? Mr. McCoy did pull off
4 items number three, four, six, seven, and I pulled off
5 eight because that was an item that I put on there and
6 it can be held off until the next time.

7 COMMISSIONER LANIER: And I can't pull off
8 number 11?

9 CHAIR MILLER-ANDERSON: Did you put it on
10 there? Is that one that you put on?

11 COMMISSIONER LANIER: It's been on there for
12 the last four meetings. But Madam Chair, the one
13 wording in the top of the agenda says there will be no
14 separate discussions of any items unless a
15 Councilperson so requests, in which event, the item
16 would be removed.

17 CHAIR MILLER-ANDERSON: That's only for
18 consent; that's only for consent. The only items on
19 consent is one and two, which is the meetings and the
20 vendor invoices. That only applies to one and two,
21 which is consent.

22 COMMISSIONER McCOY: Madam Chair.

23 CHAIR MILLER-ANDERSON: Hold on.
24 Mr. Evans -- hold on, Ms. Lanier. Mr. Evans wanted to
25 say something regarding that item 11.

1 INTERIM EXECUTIVE DIRECTOR EVANS: Oh, I was
2 just saying that's related to item five, and it was
3 placed on the agenda by the special meeting request by
4 Mr. McCoy.

5 CHAIR MILLER-ANDERSON: You're talking about
6 the five and 11?

7 INTERIM EXECUTIVE DIRECTOR EVANS: Yes.

8 COMMISSIONER McCOY: Madam Chair.

9 CHAIR MILLER-ANDERSON: Yes.

10 COMMISSIONER McCOY: And I was hoping that
11 even if after Mr. Evans gives us an update on the IT
12 agreement, you know, we can decide to delete it from
13 the agenda then. But certainly he's in a position
14 where they have to take some sort of action to continue
15 IT services because we haven't gotten to the point of
16 fully adopting item 11 that's been on the agenda, that
17 Commissioner Lanier has noted, at least for two or
18 three meetings now.

19 So I wanted to have Mr. Scott Evans give us
20 an update on where we are on the contract so that, you
21 know, whether it be item number five or item number 11
22 that we choose to take action on or no action at all,
23 he still has to have something done because they're in
24 a situation where they're in a holdover with the
25 current contract.

1 CHAIR MILLER-ANDERSON: Okay.

2 MR. HAYGOOD: Madam Chair.

3 CHAIR MILLER-ANDERSON: Mr. Haygood and then
4 Ms. Lanier.

5 MR. HAYGOOD: I hate to confuse this even
6 more. The proposed agenda by Commissioner McCoy had it
7 on. I think it was taken off the table, it was a
8 tabled item that was previously considered and was not
9 voted to be taken off the table. It's my understanding
10 of the parliamentary rules that item now has to come
11 back on a -- as a new agenda item. Now, I don't know
12 how specific you want to be, but on the proposed agenda
13 from Mr. McCoy, it was listed as a tabled item, so --

14 CHAIR MILLER-ANDERSON: And which item is
15 this?

16 MR. HAYGOOD: I would suggest -- this is
17 number 11, I'm sorry.

18 CHAIR MILLER-ANDERSON: So you're saying
19 number 11 was tabled.

20 MR. HAYGOOD: Was tabled back on, I think,
21 December or January.

22 THE CLERK: November 30th.

23 MR. HAYGOOD: It was moved to be brought off
24 the table to the next meeting, I guess which was
25 February, and the motion failed. It is my position

1 that you now have to bring it back as a new item, which
2 would have been fine, except that's not the agenda that
3 Commissioner McCoy actually had approved for the
4 special meeting. So what I would suggest is you just
5 bring this item back on the next agenda we're having in
6 April.

7 And to answer Mr. McCoy's question or
8 concern, I think item number five is to cover -- and
9 Scott, you can correct me -- is to cover this period of
10 time now that we don't have a contract.

11 INTERIM EXECUTIVE DIRECTOR EVANS: Yes,
12 that's correct.

13 CHAIR MILLER-ANDERSON: All right, Mr. McCoy.
14 What do you want to do, the 11?

15 COMMISSIONER LANIER: Madam Chair.

16 CHAIR MILLER-ANDERSON: I'm sorry, go ahead,
17 Ms. Lanier.

18 COMMISSIONER LANIER: Okay, thank you, Madam
19 Chair.

20 That was the reason that I had an issue with
21 deleting number 11. I wanted it to come off the
22 agenda, number one. It was supposed -- it was not
23 supposed to be put back on until we vote to untable it,
24 basically. And number two, there was direction given
25 to Mr. Evans in regards to our getting with City

1 administration about this contract, about what the City
2 can do for IT services. None of that is a part of the
3 backup. So yes, pull number 11.

4 Now, I understand that they do need a
5 contract to be able to continue to operate, so I will
6 look at number five to be discussed. But number 11 has
7 to go, because none of the information that has been
8 requested for the last three meetings is attached to
9 this backup.

10 INTERIM EXECUTIVE DIRECTOR EVANS: Madam
11 Chair.

12 CHAIR MILLER-ANDERSON: Yes.

13 INTERIM EXECUTIVE DIRECTOR EVANS: Yes, I
14 didn't place number 11 on the agenda because we are
15 working with the City IT, we're waiting for them to
16 give us the pricing on the switch. But this agenda was
17 approved by the Board directly, not by me. So item 11,
18 we are working on the requested backup from the
19 previous meeting.

20 CHAIR MILLER-ANDERSON: What do you mean it
21 was approved by the Board?

22 INTERIM EXECUTIVE DIRECTOR EVANS: This
23 agenda was a special meeting agenda developed by
24 Mr. McCoy and approved by the Board's vote to proceed
25 with the special meeting. So to Commissioner

1 Lanier's --

2 CHAIR MILLER-ANDERSON: But what vote did we
3 take to move forward with the meeting, a special
4 meeting?

5 MR. HAYGOOD: It wasn't a vote.

6 CHAIR MILLER-ANDERSON: We didn't vote.

7 MR. HAYGOOD: Madam Chair, this is Haygood.

8 CHAIR MILLER-ANDERSON: Um-hmm.

9 MR. HAYGOOD: This is Haygood.

10 CHAIR MILLER-ANDERSON: Go ahead.

11 MR. HAYGOOD: The agenda -- the procedure
12 under your bylaws for a special meeting is that a
13 member can request that the Board, that a majority of
14 the Board approve both a meeting date and an agenda.
15 The agenda that was proposed and approved by a majority
16 of the Commission had this item listed as an item that
17 was -- that had been tabled. And again, it was
18 incorrect, because it already was not removed off the
19 table. So it's going to have to be brought back as a
20 new item, that's all. So in your next meeting in
21 April, it will be coming on as a new agenda item.

22 COMMISSIONER McCOY: That's not true.

23 COMMISSIONER BOTEL: Madam Chair, Botel.

24 CHAIR MILLER-ANDERSON: Hold on.

25 Commissioner Lanier, are you done?

1 COMMISSIONER LANIER: Madam Chair.

2 CHAIR MILLER-ANDERSON: Um-hmm.

3 COMMISSIONER LANIER: No, I'm not finished
4 yet, Madam Chair.

5 CHAIR MILLER-ANDERSON: Go ahead.

6 COMMISSIONER LANIER: What I wanted to add
7 was the fact that, you know, I think we're getting all
8 caught up in all these items because I assume that the
9 special meeting was supposed to be for the
10 presentation, that that was the reason for calling a
11 special meeting. So when I saw this agenda with 11
12 items on it, this is a regular meeting.

13 And so when I saw two items on the agenda,
14 one is -- both of them are for IT services, one for 60
15 days for a certain amount of money, another one is for
16 an entire year, so all of this is very confusing.

17 But I do know that number 11 does not have
18 the backup that was requested by the Board.

19 CHAIR MILLER-ANDERSON: Right. And yes, we
20 heard you on that.

21 COMMISSIONER LANIER: So that's why I'm
22 requesting that to be deleted.

23 CHAIR MILLER-ANDERSON: Okay, Dr. Botel.

24 COMMISSIONER BOTEL: Thank you. I have a
25 question. I guess it's for Mr. Evans. If we did not

1 vote on this, if we voted not to accept this agenda,
2 and therefore, item number five were not voted on this
3 evening, how detrimental would it be to the operations
4 of your agency?

5 INTERIM EXECUTIVE DIRECTOR EVANS: Well, I'll
6 let Mr. Haygood answer that. But right now the IT
7 services has continued to provide us services, since
8 its vital and critical, especially under light of
9 COVID-19. So if that was the case, I'd have to let
10 Mr. Haygood answer if we could continue to utilize
11 their services until we can have a new meeting.

12 MR. HAYGOOD: Yes, this gets real
13 complicated, because you're running into two issues
14 here. Mr. Evans has continued to use the IT services
15 under his authority, I think up to \$25,000, I think.
16 And you'll have to correct me, Mr. Evans, that that
17 amount has, in fact, been exceeded or is about to
18 exceed. That's why he had to come back to you for any
19 additional moneys.

20 CHAIR MILLER-ANDERSON: All right.

21 COMMISSIONER BOTEL: Follow-up, please; a
22 follow-up.

23 CHAIR MILLER-ANDERSON: I'm sorry, go ahead.

24 COMMISSIONER BOTEL: If we did not vote to
25 approve this agenda, could we have a special meeting

1 several days from now with that one item on it, item
2 number five on it?

3 MR. HAYGOOD: You have a right. In fact,
4 either the Board can tonight schedule a special meeting
5 or to use the bylaw procedures that were used to set
6 this meeting.

7 COMMISSIONER BOTEL: Okay, so it would not be
8 terribly detrimental to -- if, for example, I voted no
9 on approving the agenda and other people joined me in
10 that, then it would be not detrimental to the operation
11 of the CRA to have a meeting on that one item only,
12 item number five, several days hence? That's a
13 question.

14 MR. HAYGOOD: Yes, I understand. I don't
15 know -- I'm sorry. I don't know where Mr. Evans stands
16 as far as payments to this vendor. I don't know if
17 he's already exceeded or --

18 COMMISSIONER BOTEL: So it has to be a thing
19 several days hence to approve monthly vendor invoices
20 and also to approve item number five?

21 MR. HAYGOOD: Are you -- yes, whatever you
22 want, whatever you all decide that you want on your
23 agenda for a special meeting.

24 VICE CHAIR BOTEL: Okay, thank you.

25 COMMISSIONER LANIER: Madam Chair.

1 CHAIR MILLER-ANDERSON: Are you finished,
2 Ms. Botel?

3 VICE CHAIR BOTEL: I'm finished, thank you.

4 CHAIR MILLER-ANDERSON: All right.
5 Ms. Lanier.

6 COMMISSIONER LANIER: Yes, Madam Chair. We
7 approved three months ago for a month to month with
8 this firm anyway, so why are we having a discussion
9 about this, approving the month to month for this
10 contract? It really could go into -- because we
11 approved a month to month for this entity. But we did
12 not approve for a three year contract -- I'm sorry --
13 at all. We didn't even get to that point. But we did
14 say three months ago that we would go month to month
15 until we get the contract figured out. So why this is
16 a resolution, I'm not sure.

17 COMMISSIONER McCOY: Madam Chair.

18 MR. HAYGOOD: Again, as I just explained, the
19 contract that was entered into, when it was not
20 approved by the Board back in the fall --

21 COMMISSIONER McCOY: Madam Chair --

22 MR. HAYGOOD: -- was under Mr. --

23 COMMISSIONER McCOY: -- control because he's
24 getting too --

25 MR. HAYGOOD: -- Evans' authority up to

1 \$25,000. And I don't recall you all agreeing to a
2 month to month.

3 CHAIR MILLER-ANDERSON: Okay, Mr. Haygood,
4 Mr. Haygood.

5 MR. HAYGOOD: Yes, ma'am.

6 COMMISSIONER LANIER: Don't recall?

7 CHAIR MILLER-ANDERSON: Hold on, Ms. Lanier.
8 Now, if we're going to start having all these
9 conversations about it, we have to go ahead and -- we
10 haven't even adopted the agenda yet --

11 COMMISSIONER McCOY: But --

12 CHAIR MILLER-ANDERSON: -- and we're having a
13 lot of discussion. So I'm thinking at this point we
14 either need to move forward or not move forward,
15 because we're having a lot of discussion and this is
16 something that we can do during the meeting.

17 COMMISSIONER McCOY: Madam Chair, can I offer
18 a couple things?

19 COMMISSIONER LANIER: Let's call the
20 question, Madam Chair.

21 CHAIR MILLER-ANDERSON: What are we offering?

22 COMMISSIONER McCOY: So Madam Chair, so I was
23 looking for our Executive Director, Mr. Scott Evans, to
24 offer some insight.

25 INTERIM EXECUTIVE DIRECTOR EVANS: Certainly.

1 COMMISSIONER McCOY: This is what the problem
2 that we have. In fact, I actually met with Mr. Scott
3 Evans when I developed the items to place on the
4 agenda. And in talking to Mr. Evans as to what the
5 items that's a priority, when I got to number five and
6 I inquired about number five, Mr. Evans indicated --
7 and in fact, when I came to Mr. Evans, he was actually
8 meeting with Tony Parziale, the IT Director from the
9 City of Riviera Beach. And what he was able to
10 preliminarily gather from Mr. Parziale that there was
11 not going to be any cost savings whatsoever to the
12 City -- I'm sorry -- to the CRA to go forward with
13 migrating over to the City's platform.

14 He also indicated that there was going to be
15 a large capital cost for getting the CRA with the
16 amount of equipment that it needs to migrate over to
17 that system. So I put both items on the agenda so that
18 we can continue to have the same discussion and that
19 Mr. Evans can offer some insight to the Commission to
20 say right now we've already determined that it's not
21 going to be any sort of cost savings.

22 CHAIR MILLER-ANDERSON: Okay.

23 COMMISSIONER McCOY: And that's why I wanted
24 to have both options on the agenda.

25 CHAIR MILLER-ANDERSON: Okay. So --

1 COMMISSIONER McCOY: And Mr. Evans can --
2 Mr. Scott Evans can give you some insight as to what
3 the preliminary findings were between him and
4 Mr. Parziale. And I don't think we can get to that
5 point until we adopt the agenda.

6 CHAIR MILLER-ANDERSON: And that's what I was
7 going to say. You just explained why you put it on the
8 agenda. We are now going -- if we don't have any
9 disclosures by Commission and staff, we need a motion
10 to adopt the agenda.

11 COMMISSIONER LAWSON: Madam Chair.

12 CHAIR MILLER-ANDERSON: Yes.

13 COMMISSIONER LAWSON: Before we go forward
14 with that, and I understand the concern with putting it
15 on the agenda to have this discussion, but it was not
16 put in the backup. And I think that's Councilwoman
17 Lanier's issue, that the discussion that happened with
18 Councilman McCoy and Mr. Evans was just a discussion
19 between the two of them, and not having that
20 information in the backup has every right for her not
21 to have any interest in wanting to have this discussion
22 tonight.

23 So that would be my concern with having those
24 agenda items discussed, because this is something that
25 we have addressed and tried to get an answer for. And

1 I did speak with Mr. Scott Evans as well about getting
2 an update from IT, and he gave me those same answers,
3 that there'd be a large capital amount. But because of
4 everything that's going on with the City, because of
5 the delays, whatever the reason or excuse, if there's
6 nothing in the backup, there's still nothing there for
7 us to look at.

8 COMMISSIONER McCOY: But 11 is still the same
9 backup.

10 COMMISSIONER LAWSON: It's the same --

11 COMMISSIONER McCOY: It's nothing new.

12 COMMISSIONER LAWSON: But that's the thing.
13 We need something new. We're looking for the
14 information from the City that would show the capital
15 costs up front and the lack of savings from the City
16 and the CRA when we switch IT.

17 CHAIR MILLER-ANDERSON: And you're talking
18 about for the --

19 COMMISSIONER LAWSON: Number 11.

20 CHAIR MILLER-ANDERSON: -- the 11.

21 COMMISSIONER LAWSON: Yes, ma'am.

22 CHAIR MILLER-ANDERSON: So Mr. McCoy, are you
23 okay with 11 -- but what's going to happen with --
24 okay, so here's the thing. If we put this off to have
25 another meeting or a special meeting, we already know

1 what we're dealing with right now as to why we have
2 some people that are calling in, we have some people
3 that are here. I can only see it getting worse from
4 going forward.

5 And we already said that if we have
6 any -- we're going to postpone probably our future
7 meetings until the City is able to come up with a way
8 in which we can do it so that we're able to be by phone
9 and video and get all of that stuff taken care of so
10 we're good and in compliance with Sunshine. If this is
11 something that needs to be addressed now, we need to
12 address it. If not, it's going to have to wait until
13 maybe two, three weeks from now.

14 So are we in a position to be able to wait
15 the two or three weeks, or have you maxed out your
16 authority, your spending authority?

17 INTERIM EXECUTIVE DIRECTOR EVANS: We have
18 maxed out our spending authority.

19 CHAIR MILLER-ANDERSON: Okay, and so what
20 happens from this point then if we don't talk about it?

21 INTERIM EXECUTIVE DIRECTOR EVANS: So it's
22 going to have to be in a retroactive approval at any
23 rate whenever the Board decides to hear it, since they
24 didn't hear it at the last meeting.

25 CHAIR MILLER-ANDERSON: Okay. All right, so

1 everybody understand that, is that if we do not adopt
2 the agenda tonight, we do not hear it, we will have to
3 wait until we have another meeting. But in the
4 meantime, he will be bringing something forward,
5 probably at our next, whenever we have our next meeting
6 to pay them, to do a retroactive payment.

7 VICE CHAIR BOTTEL: That's fine.

8 COMMISSIONER McCOY: And you know --

9 COMMISSIONER LANIER: That's fine with me
10 too.

11 COMMISSIONER McCOY: And Madam Chair, I think
12 if we just get past this point, if any member has any
13 reservation about any item, you can always, after we
14 adopt the agenda, then offer a motion to table it. I
15 just didn't want to exclude anything out of the gate.
16 I wanted to have everybody to have the opportunity of
17 what we seen last meeting plus the two additional items
18 that I offered.

19 So if you want to offer to table something
20 that's on the agenda after it's adopted, you know, out
21 of respect, just because of where we are, I want to
22 respect whatever, you know, each member has to offer.

23 CHAIR MILLER-ANDERSON: All right.

24 COMMISSIONER McCOY: But I don't think we can
25 even have the conversation until we have the

1 conversation by adopting.

2 CHAIR MILLER-ANDERSON: All right, so do we
3 have a motion to adopt the agenda?

4 COMMISSIONER LAWSON: So moved.

5 CHAIR MILLER-ANDERSON: All right, we have a
6 second?

7 COMMISSIONER McCOY: Second.

8 CHAIR MILLER-ANDERSON: All right, Madam
9 Clerk.

10 THE CLERK: Commissioner Lawson.

11 COMMISSIONER LAWSON: Yes.

12 THE CLERK: Commissioner Lanier.

13 COMMISSIONER LANIER: No.

14 THE CLERK: Commissioner McCoy.

15 COMMISSIONER McCOY: Yes.

16 THE CLERK: Vice Chair Botel.

17 VICE CHAIR BOTEL: No.

18 THE CLERK: Chair Miller-Anderson.

19 CHAIR MILLER-ANDERSON: Yes.

20 THE CLERK: Motion carries, with Commissioner
21 Lanier and Vice Chair Botel dissenting.

22 CHAIR MILLER-ANDERSON: All right, consent
23 agenda speakers, consent agenda: All matters listed
24 under this item are considered to be routine and
25 actually be taken at one motion. There will be no

1 separate discussion of these items unless a
2 Councilperson so requests, in which event the item will
3 be removed from the general order of business and
4 considered in its normal sequence on the agenda.

5 Do we have anyone that would like to remove
6 an item from the consent? There's only numbers one and
7 two. All right, can we have a motion to adopt the
8 consent agenda?

9 COMMISSIONER LAWSON: So moved.

10 CHAIR MILLER-ANDERSON: Have a second?

11 COMMISSIONER McCOY: Second.

12 CHAIR MILLER-ANDERSON: All right, Madam
13 Clerk.

14 THE CLERK: Commissioner Lawson.

15 COMMISSIONER LAWSON: Yes.

16 THE CLERK: Commissioner Lanier.

17 COMMISSIONER LANIER: Yes.

18 THE CLERK: Commissioner McCoy.

19 COMMISSIONER McCOY: Yes.

20 THE CLERK: Vice Chair Botel.

21 VICE CHAIR BOTEL: Yes.

22 THE CLERK: Chair Miller-Anderson.

23 CHAIR MILLER-ANDERSON: Yes.

24 THE CLERK: Motion carries.

25 COMMISSIONER McCOY: Madam Chair.

1 CHAIR MILLER-ANDERSON: Yes.

2 COMMISSIONER McCOY: I move to delete items
3 three, four, six, seven and eight.

4 CHAIR MILLER-ANDERSON: Yes, we talked about
5 that at the beginning, three, four, six, seven, and
6 then eight is off. All right, so item number five,
7 regular business.

8 COMMISSIONER McCOY: Well, do we -- so when
9 we adopted the agenda, did we adopt it in whole?

10 COMMISSIONER LANIER: Madam Chair.

11 CHAIR MILLER-ANDERSON: Yes. No, no, we
12 adopted it. We had already discussed that, the three,
13 four, six, seven and eight.

14 COMMISSIONER McCOY: Madam Chair, I think we
15 should go to a roll call.

16 CHAIR MILLER-ANDERSON: For what?

17 COMMISSIONER McCOY: To delete those items.

18 COMMISSIONER LANIER: Madam Chair.

19 CHAIR MILLER-ANDERSON: Oh, you want to --

20 COMMISSIONER McCOY: Roll call to delete
21 items three, four, six --

22 CHAIR MILLER-ANDERSON: But when we adopted
23 the agenda, that included -- we had already discussed
24 three, four, six, seven and eight being removed.

25 COMMISSIONER McCOY: But I think because

1 we've had members to decide that they didn't want to
2 adopt certain things, I think we need to go through
3 piecemealing as opposed to --

4 CHAIR MILLER-ANDERSON: But they already
5 decided they don't want to adopt the agenda. Their
6 vote is done already.

7 MR. HAYGOOD: No, I don't --

8 VICE CHAIR BOTEL: Correct, correct. We
9 don't have to do this.

10 CHAIR MILLER-ANDERSON: No, they already
11 agreed they didn't adopt the agenda as is, and we had
12 already discussed three, four, six, seven and eight.

13 COMMISSIONER McCOY: And they're already off?

14 CHAIR MILLER-ANDERSON: Yes, yes, they're
15 already off.

16 VICE CHAIR BOTEL: Right, right.

17 CHAIR MILLER-ANDERSON: Um-hmm.

18 COMMISSIONER McCOY: So how is it that --

19 COMMISSIONER LANIER: Madam Chair.

20 CHAIR MILLER-ANDERSON: They just voted no.

21 COMMISSIONER McCOY: Can you hear

22 Commissioner Lanier?

23 CHAIR MILLER-ANDERSON: Go ahead Lanier.

24 COMMISSIONER McCOY: Because she wanted

25 something else to be --

1 COMMISSIONER LANIER: Madam Chair --

2 COMMISSIONER McCOY: I think it's all --

3 COMMISSIONER LANIER: -- what about number
4 11?

5 COMMISSIONER McCOY: See, that's what --

6 MR. HAYGOOD: You can move to have that
7 removed.

8 COMMISSIONER McCOY: So that's what I --

9 CHAIR MILLER-ANDERSON: But this is the
10 thing. We voted to have -- we can go through that now
11 once we get to 11. And that is exactly --

12 MR. HAYGOOD: Okay, that's fine.

13 CHAIR MILLER-ANDERSON: -- what you said, we
14 adopted the agenda, right?

15 COMMISSIONER McCOY: But Madam Chair --

16 MR. HAYGOOD: Okay, that's fine.

17 COMMISSIONER LANIER: But the agenda -- I'm
18 sorry, Madam Chair, but I thought at the beginning of
19 the agenda you asked the Council do they want to
20 delete, add or something to any items on the agenda.

21 COMMISSIONER McCOY: So Madam Chair, I
22 think --

23 MR. HAYGOOD: Madam Chair.

24 CHAIR MILLER-ANDERSON: Hold on. Haygood.

25 MR. HAYGOOD: Yes. Yes, I think for the

1 record you should now entertain motions from anybody
2 who wants to remove or table an item. It's probably
3 the proper motion being to table until a certain time.

4 CHAIR MILLER-ANDERSON: Okay.

5 MR. HAYGOOD: So --

6 CHAIR MILLER-ANDERSON: All right, so
7 Ms. Lanier, what is your motion?

8 COMMISSIONER McCOY: No, Madam Chair.

9 COMMISSIONER LANIER: I want to make a motion
10 to remove item number 11 until the backup for this item
11 is brought to the Council.

12 CHAIR MILLER-ANDERSON: All right --

13 MR. HAYGOOD: We're going to table it. The
14 motion will be to table it.

15 COMMISSIONER LANIER: To table until the
16 backup that's needed to make a decision on it is
17 brought to the Council.

18 CHAIR MILLER-ANDERSON: All right, we have a
19 second?

20 VICE CHAIR BOTEL: Second.

21 CHAIR MILLER-ANDERSON: Discussion?

22 Madam Clerk.

23 THE CLERK: Commissioner Lawson.

24 COMMISSIONER LAWSON: Yes.

25 THE CLERK: Commissioner McCoy.

1 COMMISSIONER McCOY: No.

2 THE CLERK: Commissioner Lanier.

3 COMMISSIONER LANIER: Yes.

4 THE CLERK: Vice Chair Botel.

5 VICE CHAIR BOTEL: Yes.

6 THE CLERK: Chair Miller-Anderson.

7 CHAIR MILLER-ANDERSON: Yes.

8 THE CLERK: Motion carries to table item
9 number 11, with Commissioner McCoy dissenting.

10 CHAIR MILLER-ANDERSON: All right, are there
11 any others, or are we now going to only discuss --

12 VICE CHAIR BOTEL: Madam Chair.

13 CHAIR MILLER-ANDERSON: Yes.

14 VICE CHAIR BOTEL: I would like to make a
15 motion to table items nine and ten.

16 CHAIR MILLER-ANDERSON: I'm about ready to
17 just say I'm going to not be here at this meeting in a
18 minute, because it's really kind of getting very
19 convoluted. And I think if we had just voted to either
20 have the meeting or not have the meeting, we wouldn't
21 even have this discussion. This is very muddy.

22 I'm sure nobody wants to be here tonight,
23 nobody wants to participate, but we either need to have
24 the meeting or not have the meeting so that we're not
25 sitting here all night. It's 6:38. We're still voting

1 to take things off and on. I'm okay one way or the
2 other, but we need to be able to move this meeting
3 along, because it's not --

4 VICE CHAIR BOTEL: I'm making a motion to
5 table nine and ten. Can we vote on that?

6 CHAIR MILLER-ANDERSON: All right, do we have
7 a second?

8 COMMISSIONER LANIER: Second.

9 CHAIR MILLER-ANDERSON: Any discussion?
10 Madam Clerk.

11 THE CLERK: Commissioner Lawson.

12 COMMISSIONER LAWSON: No.

13 THE CLERK: Commissioner McCoy.

14 COMMISSIONER McCOY: No.

15 THE CLERK: Commissioner Lanier.

16 COMMISSIONER LANIER: Yes.

17 THE CLERK: Vice Chair Botel.

18 VICE CHAIR BOTEL: Yes.

19 THE CLERK: Chair Miller-Anderson.

20 CHAIR MILLER-ANDERSON: No.

21 THE CLERK: Motion fails, with Commissioner
22 Lawson, McCoy and Chair Miller-Anderson dissenting.

23 CHAIR MILLER-ANDERSON: All right, anything
24 else?

25 All right, Haygood, where are we now?

1 MR. HAYGOOD: I think we are on item five.

2 VICE CHAIR BOTEL: Item five.

3 CHAIR MILLER-ANDERSON: All right, item
4 number five.

5 THE CLERK: A resolution of the Board of
6 Commissioners of the Riviera Beach Community
7 Redevelopment Agency approving and authorizing the
8 execution of a modification of the professional
9 services agreement for information technology services
10 between Constant Computing, LLC and the agency for a
11 term of 60 days, for an amount not to exceed \$14,160,
12 providing an effective date.

13 CHAIR MILLER-ANDERSON: Do we have a motion?

14 VICE CHAIR BOTEL: So moved.

15 COMMISSIONER LAWSON: Second.

16 VICE CHAIR BOTEL: So moved.

17 INTERIM EXECUTIVE DIRECTOR EVANS: Madam
18 Chair, this item is an extension of the contract. When
19 we looked back through the minutes of when the Board
20 originally tabled the contract with IT, the minutes
21 show that there was discussion about going month to
22 month, but that when it actually got voted on, the
23 voting was just simply to table the item.

24 Therefore, we enacted an administrative
25 contract to continue our IT services while we worked

1 with the City's IT Department to come up with the cost
2 comparison between the City and the CRA. The cost
3 comparison, we're close to getting it done. The City's
4 IT Department has notified us that they believe the
5 cost to maintain our services would be the same as what
6 the private provider has offered, but the capital costs
7 to switch our system over could be fairly substantial.

8 And so we're working with them now to find
9 out what that capital cost would be so that we can
10 bring that back to the Board, as originally requested.
11 And we have been meeting with them, and they have been
12 very helpful in trying to get together the costs for
13 that.

14 So this item will extend the administrative
15 contract for a term of 60 days so that we can complete
16 that cost analysis that was requested by the Board, I
17 believe in November, December, so that we can bring
18 that back to a future meeting so you can make a
19 decision on whether or not to make the switch to the
20 City or continue with our private IT provider. But we
21 do know that there will be no cost savings at that
22 time. We just don't know the costs that it would take
23 to make the switch yet for the capital. Thank you.

24 CHAIR MILLER-ANDERSON: We don't have any
25 public comments out there, right?

1 THE CLERK: No, Madam Chair.

2 CHAIR MILLER-ANDERSON: Discussion by the
3 Board.

4 COMMISSIONER LAWSON: Madam Chair.

5 CHAIR MILLER-ANDERSON: Go ahead.

6 COMMISSIONER LANIER: Madam Chair.

7 CHAIR MILLER-ANDERSON: Mr. Lawson, and then
8 Ms. Lanier.

9 COMMISSIONER LAWSON: Mr. Evans, you said
10 that there would be no cost savings as of right now,
11 and that will be completed within the 60 days.
12 Hopefully we'll get a full report what's the status.
13 But you also said that there's going to be a capital
14 improvement cost that we're going to have to pay to get
15 all the systems up to date.

16 INTERIM EXECUTIVE DIRECTOR EVANS: Yes, our
17 systems would have to change, from our software to the
18 equipment we use to cut out spam and phishing e-mails.
19 We basically have to get our system to match the
20 City's, as well as update our servers. And some of our
21 computers we need to migrate from the Microsoft Office
22 software that's individual on desktops to the one
23 that's hosted in the cloud.

24 So there's a lot of different capital costs
25 that we'd have to incur in order for us to be managed

1 by the City's department. So we're just gathering all
2 of those costs, from computers, servers, software and
3 e-mail monitoring.

4 COMMISSIONER LAWSON: Follow-up, Madam Chair.

5 CHAIR MILLER-ANDERSON: Go ahead.

6 COMMISSIONER LAWSON: In addition to that,
7 Mr. Evans, the issue that we had as a City with the
8 cyber attack, was the CRA affected at the time?

9 INTERIM EXECUTIVE DIRECTOR EVANS: No, we
10 were not affected by the cyber attack.

11 COMMISSIONER LAWSON: And that's because we
12 were on two separate systems?

13 INTERIM EXECUTIVE DIRECTOR EVANS: Yes. If
14 we had been connected, then we would have been included
15 in that. And I think a cyber attack can happen to
16 anyone, that we're not impervious, but by being
17 separate, we were fortunate not to have been included.

18 COMMISSIONER LAWSON: Okay. Thank you,
19 Mr. Evans.

20 CHAIR MILLER-ANDERSON: All right,
21 Ms. Lanier.

22 COMMISSIONER LANIER: Yes, I don't have a
23 problem with this, but I do have an issue with the 60
24 days. I would like it to be 30 days, because we are
25 still waiting on this information. This thing keeps

1 coming back to us every single meeting, and we need to
2 get some -- we need to put this to bed, which means
3 that in 30 days they need to have the information that
4 we need to move forward with a full contract for
5 whomever.

6 So I would approve for 60 days -- I mean for
7 30 days, because the 60 days just pushes this thing out
8 even further, and we're still not getting the
9 information that he needs to make a decision about
10 this. I have been saying this for three meetings.

11 MR. HAYGOOD: Commissioner Lanier, the only
12 problem is, to be quite honest with you, I think the 60
13 days probably have expired. I mean we now are probably
14 out --

15 INTERIM EXECUTIVE DIRECTOR EVANS: Ms. --

16 COMMISSIONER LANIER: Excuse me, sir. I'm
17 still saying 30 days.

18 CHAIR MILLER-ANDERSON: Okay. Mr. Evans,
19 what were you saying?

20 INTERIM EXECUTIVE DIRECTOR EVANS: Yes, I was
21 just going to say that the CRA can't put together the
22 costs for the City's IT Department. So of course,
23 we're reliant upon the City's IT Department, who have
24 been very helpful, but of course, they're dealing with
25 a variety of issues on their side. So they've been

1 trying to get us the total costs, and they did manage
2 to get us the cost to maintain. They just haven't
3 gotten the final capital.

4 I would say that the 60 days would start --
5 this agenda item was from the previous meeting, so that
6 60 days is already underway. So if the Board changes
7 it to 45 days, that would be -- 45 days from today,
8 that would be the same as 60 days from when it was
9 originally created, which was two weeks ago. This will
10 get us into the May -- to our first meeting in May,
11 which is when we would have our -- we definitely would
12 have all of the data that the CRA Board requested. But
13 we actually, within a few weeks we are expecting to
14 have it.

15 So it's just a matter of when the next CRA
16 Board meeting will be, which that is what's really in
17 question now, is when we're going to be able to have
18 our next Board meeting. So the 60 days just allows us
19 enough time to get to the next Board meeting, whenever
20 it's approved and completed by the City, the process
21 for everyone to call in. So the 60 days just allows us
22 enough time.

23 CHAIR MILLER-ANDERSON: All right,
24 Ms. Lanier.

25 COMMISSIONER LANIER: Yes, Madam Chair. Now,

1 we just came into this crisis about, you know, a month
2 ago. We've been having this discussion about this IT
3 since the last meeting in November. So there's been --
4 and we made this decision in December to say go to the
5 City, find out about what they have -- in December
6 now -- find out what they have going on, what can we do
7 to work with them so that we can lower our costs on
8 this end, and still nothing was done. So we keep
9 pushing this out. We need 30 days, and if they don't
10 bring it bring it back in 30 days, then we need to have
11 some discussion about what's going on here.

12 MAYOR FELDER: Madam Chair.

13 CHAIR MILLER-ANDERSON: Okay, you're
14 finished, Ms. Lanier?

15 COMMISSIONER LANIER: No, I'm not finished.
16 And the thing about it is the price alone is not the
17 concern here. The concern here is that when we give a
18 directive from the Board to be able to bring something
19 back to us to be able to make a decision, because we do
20 have a lot of things that we're working on, not just on
21 this particular Board, but when we give directives
22 three months ago to bring back information in regards
23 to making a decision and we still have to -- and we
24 still keep extending it, then there's something --
25 there's something wrong with this picture. So I say

1 30 days when it comes back to the Board. In 30 days,
2 and we can make a decision about how to move forward
3 with this.

4 CHAIR MILLER-ANDERSON: All right, Mr. Mayor.

5 MAYOR FELDER: Question: So the holdup is
6 not the CRA. Is it the City?

7 INTERIM EXECUTIVE DIRECTOR EVANS: Yes. The
8 CRA can't develop the costs for the City's IT
9 Department to manage us. Only the City's IT Department
10 can. So they've been working on that, and it has taken
11 time. But there's nothing that CRA staff can do to
12 come up with the cost of the City's --

13 MAYOR FELDER: So if it's not on the CRA,
14 it's on the City, why don't we talk to City staff to
15 find out what's going on and not the CRA?

16 INTERIM EXECUTIVE DIRECTOR EVANS: And if I
17 could add, I would anticipate, I believe the City
18 Council meeting has been set for the third week in
19 April, is when they're planning to have the next
20 meeting. So if we had our regular CRA Board meeting on
21 the fourth Wednesday in April, then by that time we
22 would definitely have the costs. So I think that --

23 CHAIR MILLER-ANDERSON: So that's 30 days?

24 INTERIM EXECUTIVE DIRECTOR EVANS: That's
25 about just a little -- yes, it's about 30 days from

1 today, yes.

2 CHAIR MILLER-ANDERSON: All right, Mr. McCoy.

3 COMMISSIONER McCOY: Thank you, Madam Chair.

4 So Mr. Evans, I'm looking at the backup to
5 this item, and I'm looking at the contract that's
6 drafted, and there's a \$39,000 cost. And I don't know
7 which contract this is. Is this the one that's
8 supposed to get us through -- it says to extend the
9 term to June 12th, 2020. This contract represents what
10 exactly? Is this the modification of the initial
11 contract?

12 INTERIM EXECUTIVE DIRECTOR EVANS: This is
13 the administrative -- it's a modification to the
14 administrative contract. So when the original -- when
15 the new contract was not approved, we looked at the
16 minutes, and there was discussion about going month to
17 month, but that wasn't included in the vote to table.
18 So when you tabled the item, we entered into
19 administrative contract with the vendor to continue his
20 services, the same as his previous contract, until we
21 could bring back this item to the Board.

22 That spending authority for an administrative
23 contract is \$24,999. So when we exceeded that, we
24 scheduled this to come back to the Board because we
25 still didn't have the costs from the City's IT

1 Department. So we brought this item back to extend the
2 authority to continue to pay them, which I think was
3 the Board's original intent, which was to say go month
4 to month until you could -- but when we looked at the
5 motion that was made at the previous meeting, the
6 motion was simply to table the item.

7 So this is just extending the administrative
8 contract. It could be until the fourth Wednesday in
9 April. That would give us enough time if you want to
10 amend it to then.

11 COMMISSIONER LANIER: Madam Chair.

12 CHAIR MILLER-ANDERSON: Go ahead.

13 COMMISSIONER LANIER: What minutes is you
14 referring to?

15 CHAIR MILLER-ANDERSON: Say that again.

16 COMMISSIONER LANIER: What minutes is he
17 referring to?

18 INTERIM EXECUTIVE DIRECTOR EVANS: This is
19 when the original contract was reviewed by the Board,
20 there was discussion about going month to month. But
21 then the action was to table it, which changes it --

22 COMMISSIONER LANIER: I'm asking what
23 minutes, what date those minutes are.

24 MR. LEWIS: November --

25 INTERIM EXECUTIVE DIRECTOR EVANS: Andre,

1 when was that contract?

2 MR. LEWIS: I believe it was the November
3 30th meeting.

4 INTERIM EXECUTIVE DIRECTOR EVANS: Okay,
5 November 30th.

6 COMMISSIONER LANIER: Okay, November 30th,
7 okay.

8 Now also, Madam Chair, this is a procedural
9 question to ask. A resident just text me and asked me
10 is there a number that residents can call on for public
11 comment.

12 CHAIR MILLER-ANDERSON: No, not tonight. We
13 have not set that up.

14 INTERIM EXECUTIVE DIRECTOR EVANS: We --
15 Madam Chair.

16 COMMISSIONER LANIER: Okay.

17 CHAIR MILLER-ANDERSON: Go ahead, Mr. Evans.

18 INTERIM EXECUTIVE DIRECTOR EVANS: Yes, there
19 is no number, but we have -- if they want to send an
20 e-mail in for public -- now, not for an item that's
21 already open. But per our regular rules, you can
22 submit a public comment before an item gets heard. So
23 we have an e-mail address that's published on our
24 website, that if someone wants to submit a comment,
25 that we would read it into the agenda, just to try and

1 accommodate our public who couldn't make it tonight.

2 CHAIR MILLER-ANDERSON: But that's, I mean we
3 really should have announced that up at the beginning.
4 And what is the e-mail?

5 COMMISSIONER LANIER: -- out to the public.

6 CHAIR MILLER-ANDERSON: Say that again.

7 COMMISSIONER LANIER: He needs to read that
8 e-mail address out to the public.

9 CHAIR MILLER-ANDERSON: Yes. I mean I don't
10 know what it is either, but that's what I'm saying,
11 that with this whole setup that we have, and we're not
12 prepared to do this, that is why this has become very
13 complicated. What is the e-mail address and who's
14 checking it?

15 INTERIM EXECUTIVE DIRECTOR EVANS: Yes.
16 Sherley Desir is checking it, and then she's also
17 e-mailing me, which I've been monitoring it for all of
18 our discussions. We haven't received any comment yet.
19 And I will read it into the record, the e-mail.

20 CHAIR MILLER-ANDERSON: All right. Ms. --

21 COMMISSIONER LANIER: What's the e-mail
22 address?

23 CHAIR MILLER-ANDERSON: Say that again.

24 COMMISSIONER LANIER: What is the e-mail
25 address?

1 CHAIR MILLER-ANDERSON: He's looking it up.
2 Give us a minute. We're going to go on with this
3 discussion while he looks it up.

4 INTERIM EXECUTIVE DIRECTOR EVANS: I'm ready.

5 CHAIR MILLER-ANDERSON: Go ahead, Mr. Evans.
6 Okay, go ahead.

7 INTERIM EXECUTIVE DIRECTOR EVANS: It's
8 sdesir, which s-d-e-s-i-r@, and then it's the initials
9 of the agency, which is rbcra.com.

10 CHAIR MILLER-ANDERSON: Mr. McCoy.

11 COMMISSIONER LANIER: D-s-a-i-r?

12 CHAIR MILLER-ANDERSON: Yes.

13 COMMISSIONER McCOY: No.

14 CHAIR MILLER-ANDERSON: Read the whole thing
15 again, Mr. Evans.

16 INTERIM EXECUTIVE DIRECTOR EVANS: Sure.
17 s-d-e-s-i-r@rbcra.com.

18 COMMISSIONER LANIER: Okay, I'll give that to
19 the resident.

20 Also, Madam Chair, I'd like for Mr. Evans to
21 send me a copy of those minutes.

22 CHAIR MILLER-ANDERSON: Okay.

23 INTERIM EXECUTIVE DIRECTOR EVANS:
24 Absolutely.

25 COMMISSIONER LANIER: Thank you.

1 CHAIR MILLER-ANDERSON: Mr. McCoy.

2 COMMISSIONER McCOY: Okay. So thank you
3 Madam Chair.

4 Mr. Scott Evans, if I can take you back to
5 the contract that I was referring to, there seems to be
6 some sort of typographical error in the first page of
7 the contract. Section one: The original contract is
8 hereby amended to increase the contract fees by \$6,400.
9 However, the parentheses has a different amount. So I
10 want you to take a look at that. But I guess if I'm
11 understanding --

12 MR. HAYGOOD: This is Haygood. Let me pull
13 it up.

14 COMMISSIONER McCOY: It's really technical in
15 nature, and I think it can be corrected.

16 MR. HAYGOOD: Okay.

17 COMMISSIONER McCOY: I just wanted to point
18 it to your attention. But the other concern that I
19 have, and I was going to ask the question, does the
20 current contract that has expired, Mr. Scott Evans or
21 Mr. Haygood, provide for holdover, or is there any --

22 MR. HAYGOOD: No.

23 COMMISSIONER McCOY: -- I guess any adverse
24 position that we're in because of we're beyond the
25 contract?

1 MR. HAYGOOD: No, that's not a concept for
2 contracts. That's a concept for leases.

3 COMMISSIONER McCOY: Okay. My other question
4 is --

5 MR. HAYGOOD: It's only a --

6 COMMISSIONER McCOY: Well, Mr. Evans and
7 Mr. Haygood, so being that you guys brought us a
8 resolution for 60 days, is that what Constant Computing
9 is in agreement to, of doing a 60 day contract?

10 INTERIM EXECUTIVE DIRECTOR EVANS: They have
11 been very helpful in working with us to provide
12 services as needed. They are -- they have expressed to
13 us their desire that they have spent over \$10,000 in
14 applying through the RFP process, which they won, and
15 were dismayed that the project was not approved -- that
16 the contract was not approved, since they expended such
17 great cost to apply. However, they have been very
18 helpful in just working with us on a month-to-month
19 basis to provide service.

20 COMMISSIONER McCOY: Okay, what's the monthly
21 cost, Mr. Evans? Is it the invoice that we see in the
22 minutes? Is that the same regular cost every single
23 month?

24 INTERIM EXECUTIVE DIRECTOR EVANS: It varies
25 by how much work we do. It's usually between 3,000 and

1 \$6,000 per month, not to exceed the total contract
2 amount.

3 COMMISSIONER McCOY: How many users,
4 Mr. Evans? I guess how many users do we have in the
5 CRA that I guess is served by terminals or computers
6 that Constant Computing provides support for?

7 INTERIM EXECUTIVE DIRECTOR EVANS: We provide
8 support for about 14 different users at the Marina
9 Event Center. We have servers there. We have servers
10 at the CRA. We also have computers at the Clean and
11 Safe office as well. So 14 main users between the CRA
12 staff and the Clean and Safe staff and the Event
13 Center, but then also we have our -- we have the three
14 locations, which all have servers and connectivity.

15 MR. LEWIS: I think, I believe the amount is
16 about 40, and that includes our laptops, any handheld
17 devices. So he manages all of those.

18 COMMISSIONER McCOY: So that's what I was
19 actually going to get at. Thank you, Mr. Lewis. So
20 they actually provide, I guess, help desk support as
21 well as server maintenance as well?

22 INTERIM EXECUTIVE DIRECTOR EVANS: Yes, sir.

23 COMMISSIONER McCOY: So it's not just 14.

24 INTERIM EXECUTIVE DIRECTOR EVANS: It's 14
25 users, but that includes cell phones and laptop

1 computers and other devices.

2 MR. LEWIS: Yes, other devices.

3 COMMISSIONER McCOY: And servers, and that's
4 the thing. Okay, so and obviously the peripherals. Do
5 they do anything with the, I guess the audiovisual
6 that's inside of the CRA offices, like the speakers and
7 the --

8 MR. LEWIS: No. But at the marina they do;
9 they do manage --

10 COMMISSIONER McCOY: So they actually
11 maintain that specifically?

12 MR. LEWIS: Yes, um-hmm.

13 COMMISSIONER McCOY: Okay. The analysis,
14 have you gotten to the point, Mr. Evans, and perhaps
15 you may have to kind of refer to the CRA's asset
16 disposition policy, to determine what if any residual
17 value exists with the current equipment that we have?

18 INTERIM EXECUTIVE DIRECTOR EVANS: No, we
19 have not. You mean the equipment that needs to be
20 replaced?

21 COMMISSIONER McCOY: If we go to a switch.

22 INTERIM EXECUTIVE DIRECTOR EVANS: We have
23 not determined the residual value, though I do not --
24 used computers are not -- don't have that much value,
25 and they have to -- we have to spend a lot of money to

1 clear all of the public or private sensitive
2 information off it, which is another cost. So I don't
3 think there would be a lot of residual value, but we
4 can look at that when we bring it to you.

5 COMMISSIONER McCOY: What is the -- I guess
6 we're talking about moving over, but as it stands, was
7 there a determination of what useful life was left in
8 the current equipment?

9 INTERIM EXECUTIVE DIRECTOR EVANS: Some of
10 the equipment is due to be replaced. What we do is
11 at -- we go piece by piece rather than replace it all
12 at once. Some of the equipment, like several of the
13 computers --

14 COMMISSIONER McCOY: Madam Chair.

15 INTERIM EXECUTIVE DIRECTOR EVANS: -- likely
16 would be replaced this year.

17 COMMISSIONER McCOY: Mr. Evans, you said we
18 do that. Is that something that the CRA does, or is
19 that something that Constant Computing does? Do they
20 control, you know, when we cycle out the equipment?

21 INTERIM EXECUTIVE DIRECTOR EVANS: They make
22 recommendations, and then we proceed, as long as it
23 meets our budget.

24 COMMISSIONER McCOY: Okay. But
25 preliminarily, you've come up with, I guess, some

1 position that this is not going to actually inure to
2 any savings of the CRA, it would just integrate us into
3 the current system with a significant capital cost.

4 INTERIM EXECUTIVE DIRECTOR EVANS: Yes, the
5 City's IT Department has completed their analysis to
6 say that the cost to maintain us would be the same as
7 what our private provider has suggested.

8 COMMISSIONER McCOY: Okay. That's all I
9 have, Madam Chair.

10 CHAIR MILLER-ANDERSON: All right,
11 Mr. Lawson, did you have anything?

12 COMMISSIONER LAWSON: No, Madam Chair.

13 CHAIR MILLER-ANDERSON: Ms. Botel, did you
14 have anything?

15 VICE CHAIR BOTEL: No.

16 CHAIR MILLER-ANDERSON: All right. All
17 right, Ms. Lanier.

18 COMMISSIONER LANIER: Madam Chair.

19 CHAIR MILLER-ANDERSON: Go ahead.

20 COMMISSIONER LANIER: This is not regarding
21 this issue, but let me state for the record, I want
22 this to be a part of the record: I've had four
23 residents to call me, try to call me during this
24 meeting because they don't know how to put public
25 comment in because they can't leave their house.

1 Now, I just sent them a copy of this e-mail
2 address, but I'm very, very uncomfortable in this
3 position in this meeting when we don't have any
4 access -- well, we do now that I got the e-mail address
5 from Mr. Evans. But I'm still very uncomfortable with
6 this not being set up already for residents who can't
7 leave their home but they want to make public comment.
8 I just want to state that for the record.

9 CHAIR MILLER-ANDERSON: All right. And yes,
10 and I agree with you on a few different levels. But we
11 do have it now up on the screen, or the television.

12 Mr. McCoy, were you saying something?

13 COMMISSIONER McCOY: No.

14 CHAIR MILLER-ANDERSON: No, okay.

15 Dr. Botel, were you saying something?

16 VICE CHAIR BOTEL: No.

17 CHAIR MILLER-ANDERSON: All right. Madam
18 Clerk, item number five.

19 COMMISSIONER McCOY: So ma'am, are we voting
20 as presented?

21 CHAIR MILLER-ANDERSON: Nobody has put forth
22 another motion. I haven't heard another motion. All
23 right.

24 THE CLERK: Commissioner --

25 COMMISSIONER LANIER: I'd like to put forth a

1 motion then. I'd like to put forth a motion that this
2 be 30 days instead of 60 days.

3 CHAIR MILLER-ANDERSON: All right, is there a
4 second?

5 COMMISSIONER McCOY: I didn't hear what her
6 motion was.

7 CHAIR MILLER-ANDERSON: Say it again.

8 COMMISSIONER LANIER: I'd like to put forth a
9 motion that this term -- this timeframe be 30 days
10 instead of 60 days. By Mr. Evans' own admission, it's
11 about 30 days out that they would be able to get this
12 information, so for 30 days until they can provide
13 information about the contract as a whole.

14 CHAIR MILLER-ANDERSON: Let me just, is this
15 30 days from today, Mr. Evans, or --

16 INTERIM EXECUTIVE DIRECTOR EVANS: Yes, my
17 comment was from today. This extends the contract
18 from, I believe from the meeting date. When was the
19 last meeting, March?

20 CHAIR MILLER-ANDERSON: Two weeks ago.

21 INTERIM EXECUTIVE DIRECTOR EVANS: Yes.

22 CHAIR MILLER-ANDERSON: The 11th?

23 INTERIM EXECUTIVE DIRECTOR EVANS: So we can
24 do 30 days from today. So if that's -- that would be
25 April 22nd.

1 CHAIR MILLER-ANDERSON: Is there a second?
2 Is there a second for making it 30 days? It dies from
3 a lack of a second.

4 All right, we're back to the original motion
5 for the 60 days, not to exceed the 60 days, right?

6 All right, Madam Clerk.

7 THE CLERK: Commissioner Lawson.

8 COMMISSIONER McCOY: We had a motion and
9 second?

10 CHAIR MILLER-ANDERSON: At the beginning.

11 THE CLERK: Commissioner Lawson.

12 COMMISSIONER LAWSON: Yes.

13 THE CLERK: Commissioner Lanier.

14 COMMISSIONER LANIER: No.

15 THE CLERK: Commissioner McCoy.

16 COMMISSIONER McCOY: Yes.

17 THE CLERK: Vice Chair Botel.

18 VICE CHAIR BOTEL: Yes.

19 THE CLERK: Chair Miller-Anderson.

20 CHAIR MILLER-ANDERSON: Yes.

21 THE CLERK: Motion carries, with Commissioner
22 Lanier dissenting.

23 CHAIR MILLER-ANDERSON: All right, item
24 number nine.

25 COMMISSIONER LANIER: Madam Chair.

1 CHAIR MILLER-ANDERSON: Yes.

2 COMMISSIONER LANIER: I just want to bring to
3 your attention that the phone line has been a bit
4 shaky, so it's really hard for you guys, but I wanted
5 to make you aware of that.

6 CHAIR MILLER-ANDERSON: Okay. And again,
7 that is exactly why, you know, I said at the very
8 beginning we have not set ourselves up quite yet to be
9 able to function with this meeting like this, so
10 unfortunately, that's what we're dealing with. And a
11 lot of times when we have people on the phone, which I
12 have been a member being on the phone quite frequently,
13 the phone usually is not that great. So this one is
14 actually much better than it has typically been. So
15 hopefully in our next meeting, we will have all of this
16 worked out.

17 All right, item number nine.

18 THE CLERK: Presentation by APD-Tezral RBMV
19 II LLC for development of the Phase II Marina Village
20 project.

21 CHAIR MILLER-ANDERSON: All right, Mr. Evans.

22 INTERIM EXECUTIVE DIRECTOR EVANS: Yes,
23 before I -- I'll just comment before Mr. McCoy. We did
24 hear from the developer that he prefers to wait for the
25 City and CRA to provide him feedback. So he's not here

1 today, but that he's awaiting direction for us to begin
2 our discussions related to negotiations.

3 CHAIR MILLER-ANDERSON: All right, Mr. McCoy.

4 COMMISSIONER McCOY: Thank you. Madam Chair.

5 I wanted to have this opportunity, you know,
6 in light of what occurred last, I think it was --

7 COMMISSIONER LANIER: Madam Chair.

8 CHAIR MILLER-ANDERSON: Yes.

9 COMMISSIONER LANIER: I'm sorry, I didn't
10 mean to interrupt Mr. -- Councilman McCoy, but this is
11 not going to work. I cannot hear Mr. Evans, I
12 cannot -- I can barely hear Mr. McCoy.

13 COMMISSIONER McCOY: Can we recess, Madam
14 Chair?

15 COMMISSIONER LANIER: This is not going to be
16 able to work for us because we can't hear.

17 VICE CHAIR BOTEL: Yes, I can't hear either
18 now.

19 CHAIR MILLER-ANDERSON: Okay. This is what
20 we're going to do.

21 VICE CHAIR BOTEL: It's very spotty.

22 CHAIR MILLER-ANDERSON: Can you all hear now?

23 COMMISSIONER LANIER: I can't --

24 CHAIR MILLER-ANDERSON: Okay, listen --

25 COMMISSIONER LANIER: No, I can't --

1 CHAIR MILLER-ANDERSON: Listen, please. We
2 are going to take maybe a ten minute recess, a ten
3 minute recess.

4 COMMISSIONER LANIER: Yes, we need to do a
5 recess until we --

6 CHAIR MILLER-ANDERSON: We're in recess now;
7 we're in recess.

8 (Whereupon, there was a recess in the
9 proceedings.)

10 CHAIR MILLER-ANDERSON: We're back in
11 session. All right, so is everyone able to hear?
12 Dr. Botel, Ms. Lanier and Mr. Haygood, are you all able
13 to hear?

14 MR. HAYGOOD: Yes.

15 CHAIR MILLER-ANDERSON: Okay. All right. So
16 we're on item number nine. We were discussing nine?

17 COMMISSIONER LANIER: Yes, we were getting to
18 nine, Madam Chair, but I wanted to ask a question,
19 because I was not clear originally about what was going
20 down with this.

21 CHAIR MILLER-ANDERSON: With item number
22 nine?

23 COMMISSIONER LANIER: Yes. It says a
24 presentation by Tezral for development of Phase II
25 Marina Village. So we're not having the presentation?

1 CHAIR MILLER-ANDERSON: So at the beginning
2 when we were discussing the items, when Mr. McCoy was
3 pulling them, I don't know if you could hear him, but
4 he said this was going to be just a brief discussion
5 with the staff, I believe. Correct me if I'm wrong,
6 Mr. McCoy. Okay, so that's what nine is.

7 COMMISSIONER LANIER: Okay, so why are we --
8 but it says presentation, so what, Mr. McCoy is going
9 to present for them?

10 CHAIR MILLER-ANDERSON: No, he's not doing a
11 presentation. There will not be a presentation.

12 COMMISSIONER LANIER: So why are we having a
13 discussion, Madam Chair, if this is just supposed to be
14 for a presentation? A discussion about this particular
15 item was not on the agenda.

16 COMMISSIONER LAWSON: Madam Chair.

17 COMMISSIONER LANIER: We can't go back and
18 change this now.

19 CHAIR MILLER-ANDERSON: He discussed this at
20 the very beginning when we were removing things off of
21 the agenda.

22 COMMISSIONER LANIER: But Madam Chair, it was
23 not -- my apologies, Madam Chair, but this was not
24 advertised. A discussion of -- no, no, no, no, no, no,
25 no. Hold on. Let me finish. A discussion of the

1 Marina Village project with staff and with the Board
2 was not advertised. What was advertised was a
3 presentation by APD and Tezral for the development of
4 the Phase II Marina Village project. That was what was
5 advertised. So what else are we about to do now? It
6 has been advertised, and the public has not been
7 noticed.

8 CHAIR MILLER-ANDERSON: All right, Mr. McCoy.

9 COMMISSIONER McCOY: Madam Chair.

10 CHAIR MILLER-ANDERSON: Go ahead.

11 COMMISSIONER McCOY: If I can be recognized,
12 I would like to delete item number nine, if that
13 appeases Commissioner Lanier.

14 CHAIR MILLER-ANDERSON: All right.

15 COMMISSIONER LANIER: Yes, sir; yes, sir.

16 CHAIR MILLER-ANDERSON: All right.

17 COMMISSIONER McCOY: Is there a second -- oh,
18 I'm sorry.

19 CHAIR MILLER-ANDERSON: Is there a second?

20 COMMISSIONER LANIER: Second.

21 CHAIR MILLER-ANDERSON: All right. Madam
22 Clerk.

23 THE CLERK: Commissioner Lawson.

24 COMMISSIONER LAWSON: Yes.

25 THE CLERK: Commissioner McCoy.

1 COMMISSIONER McCOY: Yes.

2 THE CLERK: Commissioner Lanier.

3 COMMISSIONER LANIER: Yes.

4 THE CLERK: Vice Chair Botel.

5 VICE CHAIR BOTEL: Yes.

6 THE CLERK: Chair Miller-Anderson.

7 CHAIR MILLER-ANDERSON: Yes.

8 THE CLERK: Motion carries.

9 CHAIR MILLER-ANDERSON: Item number ten.

10 THE CLERK: Discussion and deliberations on

11 the selection process and filling the Community

12 Redevelopment Agency Executive Director position.

13 CHAIR MILLER-ANDERSON: All right, Mr. Evans,

14 Mr. McCoy.

15 COMMISSIONER McCOY: Madam Chair.

16 CHAIR MILLER-ANDERSON: Yes.

17 COMMISSIONER McCOY: Thank you.

18 Members and hearing online, on the phone, and

19 to staff, I actually brought this item for -- one of

20 the major reasons, I wanted to find out -- and I know

21 Councilwoman Botel initially, in the beginning of the

22 meeting, had objections to this item. But I wanted to

23 ask the questions of the senior members of the Board

24 regarding the Executive Director position that we

25 currently have Mr. Scott Evans filling, what was the

1 desire of the CRA in filling this position on an
2 interim basis in that we have Mr. Scott Evans, who's
3 been in this role for nearly four years.

4 And I wanted to find out if you guys could
5 provide me, as well as the Board, some findings or
6 backup information on performance evaluations, and you
7 know, what we've done, you know, during the time prior
8 to the new Board members coming on.

9 CHAIR MILLER-ANDERSON: All right. So that
10 question was --

11 COMMISSIONER McCOY: Well, that -- I guess
12 that's an open-ended question. But I did have some
13 other ideas about us moving forward and filling the
14 permanent position, but filling the position on a more
15 permanent basis.

16 COMMISSIONER LANIER: Madam Chair.

17 CHAIR MILLER-ANDERSON: Go ahead.

18 MS. LANIER: Yes, I wanted to -- I too have
19 some concern about moving forward, because I mean
20 that's why I just kind of just lost it about this
21 Marina II, this Phase II Marina Village project, is
22 because this is a \$200 million project, and there is no
23 way, there is no way that we should be operating with
24 an Interim Director with this type of money at stake
25 and this type of development for the City at stake. So

1 yes, we do need to have a discussion about filling that
2 position and about doing a nationwide search for a
3 selection for this particular position.

4 CHAIR MILLER-ANDERSON: All right. Anyone
5 else?

6 VICE CHAIR BOTEL: Madam Chair.

7 CHAIR MILLER-ANDERSON: Go ahead.

8 VICE CHAIR BOTEL: I'm basically, at this
9 point in time, I think this is not the right time for
10 us to be changing horses, you know, in midstream. If
11 we decide that we're going to go out for search, it's
12 going to cost thousands of dollars and it's going to
13 take more time than we even want to think about.

14 We need to move forward as quickly as we can
15 on this project, and Mr. Scott Evans is the person who
16 knows more about this than any person we could bring in
17 at this point in time. I think we've got to get this
18 project going, get it off the ground, make it be
19 successful, and then, you know, at some point in the
20 distant future perhaps look for a replacement or offer
21 the job to Mr. Evans.

22 But to go out now and start to look around
23 and disrupt this process when it's moving along, I mean
24 we're making progress. I don't know if you've had an
25 opportunity to read the memo that went out regarding

1 the dates, the accomplishments so far, but the process
2 is moving forward.

3 We have to get the financial adviser in place
4 and working, we have to get communications advisers in
5 place, we have to get development advisers in place.
6 But those things take time. And I don't think, in my
7 opinion, that we need to slow the process down by going
8 out for a search for a Director. I think that we
9 can -- well, that's what I have to say. I think it's
10 not the time to change the leadership. Seems to me
11 like every time a new Council is elected -- well,
12 that's all I'll say for now.

13 COMMISSIONER LAWSON: Madam Chair.

14 CHAIR MILLER-ANDERSON: Mr. Lawson.

15 COMMISSIONER LAWSON: I would have to
16 disagree with Councilwoman Botel in regards to we're
17 making progress in regards to the development of Phase
18 II, because I believe as of tomorrow, this will be one
19 year that the new Council's been elected, and we've
20 seen no progress. We've just had a lot of discussion
21 and talks about Phase II.

22 In regards to Mr. Evans' position, I think
23 the decision needs to be made if we're taking off the
24 interim tag and making him permanent, because as
25 Mr. McCoy stated, we have had an Interim Director since

1 2016, I believe.

2 And I think the first question was what kind
3 of updates or reports have we had in regards to reviews
4 from Mr. Evans, what feedback can we get from our
5 previous Council in regards to the process and what
6 he's accomplished since our previous Council and
7 Dr. Botel and Ms. KaShamba Miller-Anderson has had or
8 what reviews can we take a look at just to make a
9 determination if we're going to go out for a national
10 search or if we're going to take off that interim tag,
11 because right now the only concern is right now we just
12 have an Interim Director. For him to continue to
13 operate as Interim Director is unfair to Mr. Evans and
14 unfair to this Board and unfair to these residents, so
15 we have to make a decision for them.

16 COMMISSIONER LANIER: Madam Chair.

17 CHAIR MILLER-ANDERSON: Yes.

18 COMMISSIONER LANIER: I just also want to add
19 that I have just completed an evaluation for the City
20 Attorney. We've completed, or in the process of
21 completing evaluations for the City Manager, and we
22 have not even evaluated this position. So at least, at
23 the very least we should be able to evaluate the
24 position to see where we are.

25 CHAIR MILLER-ANDERSON: All right.

1 Mr. McCoy.

2 COMMISSIONER McCOY: Well, respectfully, I
3 want to put this back to the Chair and Vice Chair. And
4 Councilwoman Lanier, that's the question that I
5 proffered when I first started the discussion, if Pro
6 Tem Botel or Chair Miller-Anderson can offer any
7 information about any kind of performance evaluations
8 for the time that they've been on the Board and he's
9 been operating as Interim Executive Director. Perhaps
10 that can provide us some insight as to where we need to
11 go today, and it would be pertinent to the
12 conversation.

13 However, I wanted to take the opportunity to
14 also respond to Councilwoman Botel. The points that
15 you made about the progress that we've made, I beg to
16 differ, and I vehemently disagree.

17 I asked the members to consider us having an
18 appointee to the Joint Work Team, and you know, I'm
19 glad you took the initiative and stepped up. But I
20 guess the e-mail that I received on the 18th is not
21 exactly what I was expecting when I asked about an
22 update. So that's why I wanted to have the Phase II
23 discussion, to ask you about some things that was
24 pertinent to that.

25 And I know we did delete that item off of the

1 agenda, but, you know, I do have the opportunity of
2 bringing that back up through Board member comments,
3 which I do intend to do, because the report that was
4 provided doesn't even merely answer the questions that
5 I had, and I wanted to ask those questions in the
6 presence of the other Commissioners. So we'll see that
7 in just a little bit.

8 But I disagree that, you know, we're in a
9 position where we're moving forward, because I have
10 constantly unanswered questions about where we are in
11 this project.

12 And also, I have some concerns about the CRA
13 current operations. That's why I started the
14 conversation by asking about performance evaluations.
15 And surely, Vice Chair Botel, if you can attest that
16 we're in a good position with Scott Evans, I'm sure you
17 can offer us some accountability or some performance
18 evaluations that's been conducted by you relative to
19 Mr. Scott Evans' performance.

20 COMMISSIONER LANIER: Madam Chair.

21 CHAIR MILLER-ANDERSON: Yes.

22 COMMISSIONER LANIER: I just think that at
23 this point we, because we are the Board on three
24 entities, that we evaluate the City Manager, we
25 evaluate the City Attorney, I think that we should also

1 be in a position to evaluate the CRA Director and that
2 legal counsel, because what it is is what we have here,
3 we have an Interim Director for the CRA. We're moving
4 into this whole arena and area of doing these huge
5 projects. We are getting new people on board. And
6 everybody -- there's taxpayers evaluate us. Everybody
7 has an evaluation. So not to have an evaluation
8 procedure in place for this particular entity is
9 unheard of.

10 We're supposed to be able to prove to our
11 constituents that the people who are in these positions
12 are doing a good job, and also that we have evaluated
13 them based on that job. So what we have is we have a
14 City Attorney, I mean we have an attorney for the CRA,
15 and we have the Interim CRA Director who both need to
16 be evaluated.

17 COMMISSIONER McCOY: Well, I --

18 COMMISSIONER LANIER: And how only we do
19 that, we could bring back some -- just like the City
20 Attorney gave us about three choices to do evaluations,
21 we need to do that first and foremost.

22 CHAIR MILLER-ANDERSON: So let me just kind
23 of answer your question, Mr. McCoy. No, we have not
24 done any evaluations. And unfortunately, that's
25 probably prior to Mr. Evans, Mr. Jonathan Evans coming,

1 we weren't really doing a whole lot of evaluation. And
2 that's kind of like, unfortunately, the norm at one
3 point. So this particular agency has not done an
4 evaluation either.

5 COMMISSIONER LANIER: So Madam Chair --

6 CHAIR MILLER-ANDERSON: Yes.

7 COMMISSIONER LANIER: -- the CRA Director and
8 attorney has never been evaluated?

9 CHAIR MILLER-ANDERSON: Not since I've been
10 on the Board.

11 COMMISSIONER LANIER: Well, that needs to
12 change.

13 CHAIR MILLER-ANDERSON: I agree.

14 COMMISSIONER McCOY: Well --

15 CHAIR MILLER-ANDERSON: Go ahead, Mayor.

16 MAYOR FELDER: Madam Chair.

17 VICE CHAIR BOTEL: I agree, but --

18 CHAIR MILLER-ANDERSON: Mayor is first, and
19 then Botel. Go ahead.

20 MAYOR FELDER: Okay, so my question is, and I
21 agree with Councilman Lawson and Councilman McCoy, but
22 you guys been on the Board for a year, right? And I
23 don't think it's fair even to Mr. Evans, like why
24 hasn't there been an evaluation? Now what you two gals
25 are saying from the previous two Board members that's

1 been here, is there anything that you guys can say that
2 would help his cause or hurt his cause? But it needs
3 to be done.

4 Now, I wouldn't advise us making a move until
5 we put an evaluation together for Mr. Evans and you sit
6 down and look at it and you make that decision,
7 whatever decision needs to be made, because we have so
8 many interim positions. And I think this is what
9 happens, is it's not fair, because they sit in those
10 positions for so long to where they come from Council
11 to Council. One Council say don't do anything. So,
12 you know, they're in an awkward position.

13 So to take these interim positions out, I
14 think each one should have an evaluation. Then you
15 guys can determine, okay, we're going to stay with this
16 person or we're going to move on. But they have been
17 in some rough -- and been put in some rough situations.
18 But I agree with the both, but I think before we make
19 any decision, it should be something that you guys do
20 an evaluation before you make that decision.

21 CHAIR MILLER-ANDERSON: Mr. McCoy.

22 COMMISSIONER LANIER: Madam Chair.

23 CHAIR MILLER-ANDERSON: Mr. McCoy.

24 VICE CHAIR BOTEL: Madam Chair.

25 CHAIR MILLER-ANDERSON: McCoy.

1 COMMISSIONER McCOY: Thank you, Madam Chair.

2 CHAIR MILLER-ANDERSON: McCoy, Botel and then
3 Lanier.

4 COMMISSIONER McCOY: Thank you, Madam Chair.
5 Thank you, members. And also thank you, Mayor.

6 I don't want us to start with the
7 conversation of doing an evaluation at this point. I
8 started off the conversation by asking the Chairperson
9 and also Chair Pro Tem if they can offer any
10 evaluations. And then the Chair acknowledged that they
11 just haven't done it. And I wanted to know
12 specifically from Chair Botel, Vice Chair Botel if she
13 has any kind of performance evaluations that she can
14 share with the Commission as to Scott Evans'
15 performance. And I reserve for follow-up, Madam Chair.

16 CHAIR MILLER-ANDERSON: All right.

17 VICE CHAIR BOTEL: Madam Chair.

18 CHAIR MILLER-ANDERSON: Go ahead.

19 VICE CHAIR BOTEL: I think you answered that
20 sufficiently. I would say asked and answered.

21 CHAIR MILLER-ANDERSON: I didn't hear what
22 you said at the end.

23 VICE CHAIR BOTEL: I said asked and answered.

24 CHAIR MILLER-ANDERSON: Asked and answered?

25 VICE CHAIR BOTEL: Yes, I agree with the

1 Mayor in that it's about time we did a performance
2 evaluation. This was not part of the culture, may I
3 say, prior to Mr. Jonathan Evans returning. Now it's
4 becoming, fortunately, part of the culture and
5 something that we need to do and we need to do it
6 quickly. And before we make any move toward
7 advertising a position or putting something out, we
8 need to evaluate the current Interim Director, and we
9 need to do that very swiftly.

10 I would question Mr. McCoy as to what
11 questions he has that have not been answered. When I
12 say that the process is moving, I believe the process
13 is moving as quickly as it can move. Remember, we had
14 a lot of things that had to fall into place before we
15 took any further steps with this --

16 COMMISSIONER McCOY: Germane, Madam Chair. I
17 just needed her to answer the question.

18 VICE CHAIR BOTEL: We had to purchase the
19 property, we had -- excuse me?

20 CHAIR MILLER-ANDERSON: Go ahead, Botel.

21 VICE CHAIR BOTEL: We had a lot of things
22 that had to be put into place, and those things were
23 being put into place. January 8th we approved the
24 abandonment of 13th Street. January 22nd we approved
25 the purchase contract with Viking. January 30th we had

1 a conference call. I mean those things have been
2 happening.

3 Now we have a financial adviser we can use.
4 We also have to hire a communications adviser and a
5 developer adviser, and those things take time. You
6 know, it's easy to say let's just move -- let's push
7 this through, but these are important steps that have
8 to be taken.

9 Now, what were the questions that Mr. McCoy
10 did not have answered? That's what I would like to
11 know.

12 COMMISSIONER McCOY: Okay, so --

13 COMMISSIONER LAWSON: Madam Chair.

14 CHAIR MILLER-ANDERSON: Hold on, Mr. --

15 COMMISSIONER McCOY: Wait a minute.

16 CHAIR MILLER-ANDERSON: Hold on.

17 COMMISSIONER McCOY: It's kind of gotten
18 away. I just asked a simple question.

19 CHAIR MILLER-ANDERSON: Okay, and so next is
20 Ms. Lanier.

21 COMMISSIONER McCOY: Your answer's no.

22 CHAIR MILLER-ANDERSON: Okay.

23 COMMISSIONER McCOY: And I wanted to --

24 CHAIR MILLER-ANDERSON: Ms. Lanier and then
25 McCoy.

1 VICE CHAIR BOTEL: Okay.

2 COMMISSIONER LANIER: All right, Madam Chair,
3 I think that we don't want to get ahead of ourselves
4 here in terms of making this a whole big, long
5 discussion because this is just that, a discussion.
6 But I do think, and I think that all the members would
7 agree that the key at the CRA, just like we evaluate
8 everybody else that we sit on the Board for, that they
9 need to be evaluated. We have been in this position
10 for an entire year. We -- the City Attorney has not
11 been in that position for that long, but we are
12 evaluating her.

13 CHAIR MILLER-ANDERSON: Okay.

14 COMMISSIONER LANIER: So we need to be in a
15 position where we have -- if we're going to prove to
16 the public that we're doing our due diligence in terms
17 of not just projects, but staff behind the project,
18 then we need to be able to be in a position to at
19 least -- I mean you cannot argue with the fact that we
20 need to at least evaluate them. It's ludicrous to
21 think that we wouldn't even evaluate the people who are
22 doing all of this work, good or bad.

23 CHAIR MILLER-ANDERSON: Okay. I mean I think
24 that part for sure about the evaluation, I don't think
25 anyone objects to that part at all.

1 VICE CHAIR BOTEL: -- support of that.

2 CHAIR MILLER-ANDERSON: Hold on, Botel.

3 We're at Mr. Lawson, and then we'll come back
4 to you, Mr. McCoy.

5 COMMISSIONER LAWSON: Thank you, Madam Chair.

6 I'm not sure how this discussion item got so
7 contentious when we're just having a discussion about
8 filling the permanent Executive Director position. We
9 currently have an interim position, and we need a
10 permanent Director. That was our goal when we got
11 elected a year ago, to make all of our positions
12 permanent so that we could have a permanent staff to
13 move forward with. So I agree that we need to do a
14 review of Mr. Evans, who's currently in the interim
15 position as of right now, but at the same time, what is
16 that going to do?

17 COMMISSIONER McCOY: Right.

18 COMMISSIONER LAWSON: What steps are we going
19 to take next if we do this review and it comes back to
20 say, okay, he's doing a phenomenal job, he's doing a
21 subpar job, he's just on par with what other Directors
22 are doing? What is our next step, because I think we
23 need to determine are we doing this review to make him
24 the permanent Director, or are we going to be putting
25 out for a search so that we can have applicants apply,

1 allowing for Mr. Evans to apply.

2 What steps are we taking as a Board? I think
3 that's more of the discussion we need to have, because,
4 yes, we all agree he needs to do a review. He can do a
5 review in a week. We'll come back next month. What's
6 our next step?

7 CHAIR MILLER-ANDERSON: Right, I agree with
8 that.

9 Mr. McCoy.

10 COMMISSIONER McCOY: Thank you, Madam Chair.

11 Members, you know, I don't want anyone to get
12 discouraged by the conversation. I think we have to
13 have the vigorous discussion and debate these issues so
14 that we can come up with a consensus. And you know, I
15 certainly respect if you don't want it on the agenda,
16 but I think it's important to not shy away from it,
17 because I think these are circular arguments and a lot
18 of it picks back up on where we left off on Phase II.
19 And again, I reserve that later.

20 But here's where I have a problem with the
21 Interim Director, and I thought Councilman Lawson was
22 actually going there. But Mr. Scott Evans was not
23 hired as Interim Executive Director. He was appointed
24 to that position. So what we're going to do, if you're
25 suggesting to do a performance evaluation, is evaluate

1 him on a position that's not even his permanent
2 position. He still maintains the position in the CRA.

3 Now, if there was a discussion about his
4 regular position, then that's something different. But
5 technically, it was never the intention of the body
6 when they appointed him as interim to make this a
7 position that he should be evaluated for. It was just
8 he was there as a placeholder.

9 Now, certainly if you want to make an
10 assessment of it, but I don't think it's fair to him or
11 to the process to even do an evaluation at this point,
12 because we've started the conversation of discussion
13 and deliberation about seeking an Executive Director,
14 but anything you do with the performance evaluation has
15 absolutely no bearing on the hiring process. And I
16 would expect, you know, he's served us, you know, for
17 nearly four years, that he's definitely going to be one
18 of the first applicants to submit for the permanent
19 position.

20 But I definitely don't believe us doing an
21 evaluation at this point is going to be useful to him
22 or to us because definitely for him and for us, and
23 probably for the community, if it's a positive,
24 excellent, you know, the maximum evaluation that you
25 can give an employee, does that then suggest that

1 that's who we go with as our Executive Director when,
2 again, the original intent was not to hire him, was
3 just to appoint him as placeholder? That's why the
4 title is there, interim. And to do an evaluation at
5 this point, I think it will be fruitless and it would
6 only lead -- it will be misleading to where we're going
7 at in the future.

8 MAYOR FELDER: Madam Chair.

9 CHAIR MILLER-ANDERSON: Yes.

10 MAYOR FELDER: Question. What position were
11 you taken from?

12 INTERIM EXECUTIVE DIRECTOR EVANS: The
13 Planning and Development Director for the City.

14 MAYOR FELDER: So here goes. So if we go
15 down the road, Councilmen, of course, saying, then we
16 bring in another Director, do we place him back into
17 his regular position?

18 COMMISSIONER McCOY: That's what his contract
19 calls for.

20 CHAIR MILLER-ANDERSON: Yes, um-hmm.

21 INTERIM EXECUTIVE DIRECTOR EVANS: Madam
22 Chair, I do want to point out --

23 CHAIR MILLER-ANDERSON: Yes.

24 INTERIM EXECUTIVE DIRECTOR EVANS: -- we have
25 been receiving public comments. At some point we

1 should probably close or open that --

2 CHAIR MILLER-ANDERSON: And which public
3 comments is this? Are we talking about general public
4 comments, or are we talking about agenda items
5 comments?

6 THE CLERK: I have public comment for this
7 item, and the other one is probably, looks like a
8 regular, general comment.

9 CHAIR MILLER-ANDERSON: Okay, so go ahead
10 with the public comment for this particular item,
11 number ten. Make sure you state their name, just as if
12 they were coming up to the podium.

13 COMMISSIONER McCOY: Close it.

14 THE CLERK: Ms. Mary Brabham: We need to
15 move the CRA along with the same skill set and that
16 professionalism. I agree that he should be evaluated.
17 I agree that we should move on to find a permanent
18 Director that can guide us in the next phase when we do
19 get up and start back running again, because right now
20 everything is in limbo. It is never too late not to do
21 anything. This is what it's happened to the City here,
22 because we are always procrastinating, saying that it
23 wasn't done like this. When you have a chance to make
24 these corrections, this is the time to do it.

25 CHAIR MILLER-ANDERSON: All right. All

1 right, so we'll do the -- after this item here, we'll
2 go to the regular public comment. All right, but the
3 item is closed for this particular -- I mean the
4 acceptance of public comment is closed for this item,
5 number ten.

6 COMMISSIONER LANIER: Madam Chair.

7 CHAIR MILLER-ANDERSON: Yes.

8 COMMISSIONER LANIER: I mean I have some
9 reservations about this in a sense that, number one,
10 does Mr. Scott Evans have a contract?

11 CHAIR MILLER-ANDERSON: No.

12 COMMISSIONER McCOY: He does.

13 CHAIR MILLER-ANDERSON: What kind of --

14 COMMISSIONER LANIER: Okay --

15 CHAIR MILLER-ANDERSON: The interim contract,
16 open -- it's open-ended. It hasn't come to us though,
17 has it?

18 INTERIM EXECUTIVE DIRECTOR EVANS: Right.

19 It's an open-ended contract.

20 MR. HAYGOOD: Yes.

21 CHAIR MILLER-ANDERSON: Yes, it's open-ended.

22 MR. HAYGOOD: Yes.

23 COMMISSIONER LANIER: So he has a contract
24 with the City.

25 MR. HAYGOOD: With the CRA.

1 COMMISSIONER LANIER: With the CRA. So he's
2 not a CRA employee, he's a contract employee?

3 MR. HAYGOOD: Well, he is an employee. I
4 mean he just has a contract. He's --

5 CHAIR MILLER-ANDERSON: Just like the City
6 Manager.

7 MR. HAYGOOD: -- salaried.

8 COMMISSIONER LANIER: Okay, then we need to
9 take a look at that contract. That's the first thing.

10 CHAIR MILLER-ANDERSON: Okay.

11 COMMISSIONER LANIER: The first thing is we
12 can -- I mean and when you say open-ended, what does
13 that mean?

14 MR. HAYGOOD: It didn't have a specific term.

15 COMMISSIONER LANIER: So it never expires?
16 Is that what you're saying?

17 MR. HAYGOOD: Correct. Until you terminate
18 it, correct.

19 COMMISSIONER LANIER: Okay.

20 MR. HAYGOOD: Or he terminates it.

21 COMMISSIONER LANIER: I'm sorry?

22 MR. HAYGOOD: Or he terminates it. Either
23 party can terminate it, yes.

24 COMMISSIONER LANIER: If we are moving
25 forward with this type of development, and I'm sure

1 that developers are looking at the fact that we have an
2 Interim Director, people don't want to get involved
3 with situations where it's just interim. So if we want
4 more people to come to this City and spend money, then
5 we need to have a permanent Director, whoever that may
6 be. It could be Scott; it could be anyone. We're just
7 saying that we need to have a permanent Director
8 anyway.

9 But I would definitely like to have a look at
10 the contract that Mr. Evans has with the CRA, and also
11 I would like for this -- for even the attorney to look
12 at some type of evaluative measures for the position
13 that he's held for the last four years. I mean we need
14 to have something to work with. If we're going to say
15 that we're going to go out and find a Director, we're
16 going to still need to have some evaluation measures in
17 place anyway, whomever we hire. So I need the City
18 Attorney to start working on that, and also I need the
19 Board to be supplied with a copy of that contract that
20 he currently has.

21 CHAIR MILLER-ANDERSON: All right.

22 MAYOR FELDER: Madam Chair.

23 CHAIR MILLER-ANDERSON: Yes, um-hmm.

24 MAYOR FELDER: Just to piggyback on what
25 Councilwoman Lanier -- and I disagree with contractors

1 don't want to come in because of an interim. I know
2 three or four that wants to come in and be part of
3 Phase II development, and they're not looking at the
4 CRA Director, they're looking at this Board, is this
5 Board ready to move the City forward. So I think the
6 Board has some decisions to make, but these contractors
7 are waiting on this Board to move and make that
8 decision.

9 COMMISSIONER LANIER: Madam Chair.

10 CHAIR MILLER-ANDERSON: Yes.

11 COMMISSIONER LANIER: With all due respect,
12 Mr. Mayor, I understand perfectly, but the Board has a
13 right to its taxpayers, that the people who are
14 representing us in those positions are, number one,
15 permanent, and number two, we know what they can do
16 based on evaluation criteria. It's not because we like
17 them. We have to evaluate people based on evaluative
18 measures, outcomes. We can't just say because we like
19 a certain person, then they should continue to have a
20 job. That's just not how it works.

21 And I also think that before I go any further
22 with this, that this is something that needs to be
23 workshopped, because if we're going to move forward
24 with hiring a permanent Director, at some point we're
25 going to have to. I mean the man is an Interim

1 Director. At some point we need a permanent Director,
2 whether it be him or anybody. So because we have to go
3 forward with this anyway, I think it should be
4 workshopped so that we can have all the options and all
5 the things on the table so that you can really discuss
6 that, discuss this that's in the best interests of the
7 City.

8 MAYOR FELDER: Follow-up, Madam Chair.

9 CHAIR MILLER-ANDERSON: Yes.

10 MAYOR FELDER: And I'm not disagreeing with
11 Councilwoman Lanier about whatever decision we make
12 about our CRA Director. I was just making the comment
13 about developers are not not wanting to come here
14 because we have an interim. The conversation I have
15 with them is: Is your Board ready to move forward? So
16 yes, the Board has to make a decision what you're going
17 to do with the CRA Director, but remember, people are
18 looking at this Board, and this Board was voted in to
19 move the City forward. So --

20 COMMISSIONER LANIER: Yes, and you --

21 CHAIR MILLER-ANDERSON: Hold on, Ms. Lanier,
22 hold on.

23 COMMISSIONER LANIER: Sorry.

24 MAYOR FELDER: It's really on the Board
25 making those decisions that you're going to make. But

1 is this Board ready to move Phase II and the City
2 forward is what I'm getting from developers.

3 CHAIR MILLER-ANDERSON: All right, Ms. Botel.

4 VICE CHAIR BOTEL: Thank you. Can I make a
5 suggestion? And it seems -- can you hear me?

6 CHAIR MILLER-ANDERSON: Yes, we can hear you.

7 VICE CHAIR BOTEL: I'm just getting a little
8 feedback. Sorry.

9 Can I make a suggestion that we vote to
10 appoint Scott Evans as permanent Director, conduct an
11 evaluation over the course of the next month, see how
12 he fares? I mean after all, you can make someone a
13 permanent Director, and then if he's not meeting your
14 standards, meeting your requirements, then you can give
15 him due process and terminate him. But at least we
16 would have a permanent Director and not an interim, and
17 it would still give us the power and authority to
18 terminate him if he was not meeting our expectations.

19 So it would solve both the problem that we
20 don't have a permanent Director, and it would put us in
21 a position where we would be practically forced,
22 although we think it's -- we know, I think we agree
23 it's the right thing to do, but we would be forced to
24 make this evaluation happen as quickly as possible.

25 CHAIR MILLER-ANDERSON: All right, is there a

1 second? Is there a second? All right, it dies for
2 lack of a second.

3 All right, anyone else have -- Mr. McCoy,
4 back to you.

5 COMMISSIONER McCOY: So, you know, I simply
6 started the discussion just asking the Chair and Vice
7 Chair, and we've developed this kind of discussion into
8 doing an evaluation. And again, it wouldn't be fair to
9 Mr. Scott Evans if you evaluated him and give him
10 something less than perfect for a position that we, as
11 a Board, and I don't mean us as individuals, but as a
12 CRA Board asked him to fill this role.

13 So doing an evaluation would be fruitless,
14 because you're going to perhaps, you know, you may
15 impugn on his ability by saying, you know, perhaps he
16 could have improved in this area. But again, members,
17 this was not what he was hired for. So I don't think
18 that I want to even see that we even have the
19 discussion at this point.

20 My desire was to bring forth to you guys the
21 conversation to move forward with discussion of process
22 to fill the position on a permanent basis and not so
23 much -- I just wanted the evaluation for informational
24 purposes. But certainly, I don't want that to be, you
25 know, that thing in -- you know, I can't disagree with

1 you more, as much as I have the highest respect for
2 you, Councilwoman Botel. We do not hire people at a
3 meeting on the spur of the moment, because we've
4 already seen how that happened and --

5 VICE CHAIR BOTEL: But you can fire them.

6 COMMISSIONER McCOY: I beg your pardon?

7 VICE CHAIR BOTEL: Never mind. I was
8 getting --

9 COMMISSIONER McCOY: But certainly, you know,
10 Mr. Evans has served. But, you know, I don't want to
11 make a knee jerk reaction to make a decision when
12 surely, you know, we've now been here one year and
13 you've had two, and you know, this is something that I
14 want to see if we can develop a process. And that's
15 why I delineated it in that fashion, that it wouldn't
16 just be something that we just decide to, you know,
17 turn around and just hire tonight at this meeting. My
18 desire was just to have the conversation on how we fill
19 this position.

20 And you know, I really would like to see some
21 feedback. And I think I've heard some things, but I
22 would like to see if we can, you know, at least put out
23 a search for an Executive Director, and you know, give
24 Mr. Scott Evans the opportunity to participate. And
25 you know, I'm welcome to see how that works and what

1 the members have to offer.

2 VICE CHAIR BOTEL: Madam Chair.

3 COMMISSIONER LANIER: Madam Chair.

4 CHAIR MILLER-ANDERSON: Hold on.

5 So Mr. McCoy, for this particular item, are
6 you making a motion to do that, or are you saying that
7 at another meeting you would like to have it on there
8 to outline a process for doing so?

9 COMMISSIONER McCOY: Well, actually, I wanted
10 to see what the members' feedback was, but this went
11 into a conversation about evaluations. But, you know,
12 again, it's my desire that we fill the position,
13 whether we come up with a process tonight, depending on
14 what we hear from the members. But I definitely wanted
15 to leave here, you know, not in the same position that
16 we've been in for the last year about where are we
17 going with the CRA and some of the development projects
18 that we're doing.

19 CHAIR MILLER-ANDERSON: But if I'm not
20 mistaken, I think we've kind of heard from everybody.
21 Mr. Lawson agreed that we do need to fill it, and
22 Ms. Lanier agrees we need to fill it.

23 And of course, by no means does any of this
24 mean Mr. Evans is getting fired. This does not mean
25 that if we go out for a search, he can't apply. If we

1 go out for a search, he has a position to go back into,
2 so it's not like he's being fired and being let go from
3 the CRA.

4 But this is about making the position
5 permanent. Lanier basically agreed and Botel didn't.
6 So I -- and I'm fine with going out and so that we can
7 make this a permanent position. So I think it's pretty
8 clear that we're all in at least a consensus of having
9 the position become permanent and not remain an interim
10 position.

11 So if -- because we didn't expect to be here,
12 I don't think none of us expected to be here this long,
13 I don't -- it's not going to be solved tonight. But I
14 think for the purpose of it being on the agenda, having
15 the conversation, this is something that we can put on
16 for our next meeting, to come up with that process.

17 And in the meantime, we can have that
18 discussion of what we want that to look like and at
19 least provide some sort of -- get some guidance from
20 Mr. Haygood, or just consult a little more with our HR
21 or just get some information so that we can be prepared
22 for the next meeting, if you so desire to put it on the
23 next agenda, to have that process put into place so
24 that we could get it started. So --

25 COMMISSIONER LANIER: Madam Chair.

1 CHAIR MILLER-ANDERSON: Yes.

2 COMMISSIONER LANIER: Can I make a motion
3 to -- for this Board to go out for a permanent CRA
4 Director? With this motion it also carries a process
5 by which we will set up evaluation criteria for that
6 particular position. But the motion is to move forward
7 with going out for a permanent CRA Director.

8 CHAIR MILLER-ANDERSON: Now, with your
9 motion, we're telling who to go out for it?

10 COMMISSIONER LAWSON: Madam Chair --

11 CHAIR MILLER-ANDERSON: Yes.

12 COMMISSIONER LAWSON: Do we have a second?

13 CHAIR MILLER-ANDERSON: Hold on. You had
14 wanted to clarify something?

15 COMMISSIONER LAWSON: Do we have a second?

16 CHAIR MILLER-ANDERSON: Yes.

17 COMMISSIONER LAWSON: Because I want to have
18 the same question and the discussion, but if we do have
19 a second, then we can deal with it.

20 CHAIR MILLER-ANDERSON: Do we have a second
21 for that item? We'll come to the discussion in a
22 minute. Do we have a second for what she just stated?
23 Do we have a second? Dies for lack of a second.

24 All right, Mr. Lawson.

25 COMMISSIONER LAWSON: So Madam Chair, that

1 was my question. I want us to -- and that was kind of
2 the reason that I believe Councilwoman Lanier stated
3 she'd like to have a workshop as to what does this look
4 like, what steps do we take to fill this position.

5 Now, we can go through our HR, we can go
6 through a national company. How do we fill this
7 position? Because if we just go out for the position,
8 what steps do we take to do that? So that's why I
9 couldn't vote to second that, because I don't know what
10 we'd be doing with actually hiring someone. So that's
11 part of the discussion I want to have.

12 COMMISSIONER LANIER: Okay, Madam Chair.

13 CHAIR MILLER-ANDERSON: Hold on a minute.

14 COMMISSIONER LAWSON: That's part of the
15 discussion I want to have tonight. If we're going out
16 for this position, do we go through our local HR, do we
17 go through a national search, what steps would we take?
18 And I wanted to see if Mr. Haygood could give us some
19 feedback on that as well.

20 CHAIR MILLER-ANDERSON: Mr. Haygood, are you
21 able to answer any of those questions?

22 COMMISSIONER LANIER: Madam Chair.

23 CHAIR MILLER-ANDERSON: Hold on one minute,
24 Ms. Lanier.

25 MR. HAYGOOD: I'm sorry, could you repeat

1 them? I didn't hear them very --

2 COMMISSIONER McCOY: Madam Chair, can we get
3 somebody to do something with those doors? I'm hearing
4 a vacuum cleaner.

5 CHAIR MILLER-ANDERSON: Mr. Andre, can you
6 ask them? Just go ahead and close the door.

7 COMMISSIONER LAWSON: Mr. Haygood.

8 MR. HAYGOOD: Commissioner Lawson, would you
9 repeat your question.

10 COMMISSIONER LAWSON: My question for you,
11 Mr. Haygood, is before going out for this position, the
12 options that we would have would be going through our
13 local HR or bringing in a national company or going
14 through our Legal Department to actually advertise for
15 this position, correct?

16 MR. HAYGOOD: Well, you could advertise it.
17 You don't have to go with a search committee, with a
18 search firm. They post the -- you have the Florida
19 League of -- not League of Cities -- Florida
20 Redevelopment Agency who will post it. So there are
21 some -- you can post it in different journals also. Of
22 course, you'd have to develop the request or the
23 advertisement, and I'm sure we could, looking at some
24 other CRAs, generate a document for you to review and
25 approve.

1 VICE CHAIR BOTEL: Madam Chair.

2 COMMISSIONER LANIER: Madam Chair.

3 CHAIR MILLER-ANDERSON: Hold on --

4 COMMISSIONER LAWSON: Follow-up, Madam Chair.

5 CHAIR MILLER-ANDERSON: -- hold on.

6 Mr. Lawson still has the floor.

7 COMMISSIONER LAWSON: And then also the next
8 would be the timeframe, because I believe that West
9 Palm Beach has hired a permanent CRA Director, and they
10 went through their local department. They went through
11 their local HR, and they took literally four weeks from
12 discussion to actually hiring the CRA.

13 So I'd want us to set a timeframe to
14 advertising, to getting this position advertised and
15 then allowing for applicants to apply if we're going to
16 go out for an application process. So if it's going to
17 be national, if we're going to go through FRA or
18 through our local HR, I want us to have that
19 discussion.

20 CHAIR MILLER-ANDERSON: All right. Lanier
21 and then Botel.

22 VICE CHAIR BOTEL: I think that we need to
23 have our HR --

24 CHAIR MILLER-ANDERSON: Botel, hold on;
25 Botel, hold on. I said Lanier and then Botel.

1 VICE CHAIR BOTEL: Oh, I'm sorry.

2 CHAIR MILLER-ANDERSON: Go ahead.

3 COMMISSIONER LANIER: Madam Chair, I'd like
4 to restate my motion. I want a motion to move forward
5 with workshopping this process for seeking a permanent
6 CRA Director and attorney. And I also want the motion
7 to include, you know, to outline this process in a
8 workshop and also that the workshop should include
9 staffing models.

10 CHAIR MILLER-ANDERSON: Ms. Lanier, because
11 of it being a special meeting, it only advertised
12 regarding Executive Director, so that's the only
13 position that we can talk about tonight.

14 COMMISSIONER LANIER: Okay. Well, then I'll
15 amend my motion to just include the Executive Director.
16 The motion states again to move forward with
17 workshopping a process for seeking a permanent Director
18 for CRA, and the workshop should also be -- it should
19 also include staffing models.

20 CHAIR MILLER-ANDERSON: All right, is there a
21 second?

22 VICE CHAIR BOTEL: I second, with the caveat
23 that our HR Department is there for advice.

24 COMMISSIONER LANIER: I agree.

25 CHAIR MILLER-ANDERSON: Okay. All right, so

1 we have a motion and a second. Any questions, any
2 comments?

3 COMMISSIONER McCOY: Yes. So she's asking us
4 to set a meeting to come back and talk about --

5 CHAIR MILLER-ANDERSON: You want a workshop,
6 correct, Ms. Lanier?

7 COMMISSIONER LANIER: I want a workshop for
8 us to discuss these items. We need to be able to --
9 tonight there -- in the interest of time and in the
10 interest of how we're actually even meeting at this
11 point, there's no way that we can get into the weeds of
12 this in terms of how we need to go about finding a CRA
13 Director.

14 I want us to workshop this so that we can be
15 able to have HR on board, we can be able to have legal
16 on board, that we can be able to figure out how we're
17 going to find our next CRA Director. He might even be
18 just right there in the room right now. We don't know.
19 All we do know is that we want to get a permanent
20 person in place to be able to move forward with all of
21 our projects.

22 CHAIR MILLER-ANDERSON: Okay. So for the
23 workshop meeting, you would like to have HR, legal and
24 a number of others present at that workshop so that we
25 can discuss all of the options that we would have to go

1 out for that position.

2 VICE CHAIR BOTTEL: Yes.

3 COMMISSIONER LANIER: Yes.

4 MR. HAYGOOD: And by the way, Commissioners,
5 I'm pretty sure that we did a search when the last
6 permanent Director was hired, so we do have some
7 guidelines. And I think that was a national search.

8 CHAIR MILLER-ANDERSON: Okay. All right, so
9 that information will be helpful to have. And what
10 date -- when are you trying to do this? Is there a
11 date you want to have this done by? And when you say
12 date, and we know we don't know when our -- even know
13 when the next meeting is going to be.

14 COMMISSIONER LANIER: No, but I think that
15 it's contingent upon us being able to have -- people
16 are working in place so that even though we're not in a
17 physical location, we will be in a position to where we
18 have video, we have audio, everything is set up so that
19 it can be just like a conference or just like a
20 meeting that we was attend in person. But tonight
21 that's not the case and --

22 CHAIR MILLER-ANDERSON: No, and it wasn't
23 meant to be like that tonight; it was not. And no,
24 tonight was not set up that way. We already knew, all
25 of us already knew that the City side was working on a

1 way to make sure that these presentations and people
2 are visible and the public can comment and be involved
3 as well. So we knew that was not happening tonight,
4 so --

5 COMMISSIONER LANIER: So I would say that the
6 next meeting, the date is contingent upon having those
7 things set up for us to have a real meeting, you know,
8 in a setting that, you know, the workshop doesn't have
9 public comment, so to speak, but they also should be
10 involved. But I say that, you know, it has to be set
11 up in such a way that it's not like this.

12 CHAIR MILLER-ANDERSON: Right. No, it
13 shouldn't have been this way tonight. But we -- what
14 I'm asking though is whenever we have that meeting, are
15 we looking to have it done within 30 days, 60 days? Do
16 you have some sort of idea once we have that meeting --

17 COMMISSIONER LANIER: (Inaudible.)

18 CHAIR MILLER-ANDERSON: What?

19 COMMISSIONER LANIER: Based on the trajectory
20 of the way things are going in terms of the Federal
21 government and in terms of this virus, I say within the
22 next 45 days.

23 CHAIR MILLER-ANDERSON: From the meeting
24 date, from the workshop date?

25 COMMISSIONER LANIER: Yes.

1 CHAIR MILLER-ANDERSON: All right. Someone
2 have any -- Mr. McCoy or Lawson, did you, or Botel, did
3 you have any questions or comments? Yes, go ahead,
4 McCoy.

5 COMMISSIONER McCOY: Yes --

6 MR. HAYGOOD: You need a second on that
7 motion.

8 CHAIR MILLER-ANDERSON: We got a second,
9 didn't we?

10 MR. HAYGOOD: Oh, okay.

11 CHAIR MILLER-ANDERSON: We had one.

12 COMMISSIONER McCOY: Okay, so I support what
13 Councilwoman Lanier's suggesting. However, I don't
14 know if I agree that we should allow for the HR
15 Department to do this, simply because they're -- you
16 know, I was looking back and I was trying to locate the
17 meeting, but this is already going back into 2012 now.
18 But there was a search firm that attracted and
19 recruited the CRA Director that was hired during that
20 time.

21 However, I don't think that we should allow
22 this to go, because now you have a situation of just
23 like you're talking about this workshop, who are we
24 directing to organize this? Are we directing the
25 Interim Director, Scott Evans to do this? Because it

1 kind of seems like we're asking him to, you know, put
2 forth this initiative.

3 COMMISSIONER LANIER: (Inaudible.)

4 CHAIR MILLER-ANDERSON: Hold on.

5 COMMISSIONER McCOY: We're going to ask him
6 to put forth this initiative of setting up a workshop
7 to come back and fill the position that he's in by
8 going to the City and having them to come up with, I
9 guess, the process in doing it. I was hoping that the
10 discussion was going to lend to some independence in
11 the process of us using a search firm, which is common
12 in hiring these positions, as opposed to, you know,
13 invoking the City side, which, you know, I think we're
14 just getting someone there in that position.

15 The other part of the concerns that I had
16 was, you know, when you set a specific time, we don't
17 even know when we'll be back here again, you know. So
18 I don't know if it's going to be prudent for us to set
19 a timeframe when, you know, in two weeks it will be
20 something else. You know, I wanted to see if we can, I
21 guess, if we can retain a search firm and have the
22 discussion, as opposed to, you know, setting another
23 meeting to have a meeting to talk about what needs to
24 happen.

25 And I'm glad Mr. Haygood spoke to that there

1 is some framework that existed before, and perhaps we
2 can use that, you know, as far as going forward. But
3 that is what I would like to see so that there is some
4 impairment -- there's not any impairment in this
5 process and we can kind of select using a search firm,
6 similar to how we've attracted our City Manager.

7 CHAIR MILLER-ANDERSON: So being that there
8 was a motion and a second, are you all in favor of
9 amending your motion so that --

10 VICE CHAIR BOTEL: No.

11 COMMISSIONER LANIER: No.

12 CHAIR MILLER-ANDERSON: -- it is the
13 national?

14 VICE CHAIR BOTEL: No.

15 COMMISSIONER LANIER: No.

16 CHAIR MILLER-ANDERSON: No? Okay. All
17 right, any other comments? So the motion that you put
18 forth was to go out to have the workshop, to have the
19 workshop so that we have HR and all of them present.

20 COMMISSIONER LANIER: We want to have HR and
21 legal present. We want to have staffing models. And
22 the reason why I say that, Madam Chair, is no offense
23 to Mr. McCoy, the issue is that, you know, with search
24 firms, it's going to take so long. What we want to do
25 is just get an idea at this point of how we need to

1 move forward. We're not saying that we're going to go
2 out tomorrow and hire somebody for that position.
3 We're saying that we need to be prepared to even be
4 able to make that decision.

5 So what we have, the motion on the floor is
6 to move forward with the workshop, to bring in HR -- I
7 mean we have an HR Department -- to bring in HR, to
8 bring in our legal team and just say what is the best
9 way to move forward with this decision.

10 CHAIR MILLER-ANDERSON: All right, Mr. McCoy.

11 COMMISSIONER McCOY: Can you ask her to
12 expand on what she means by staffing models, because
13 maybe I'm not understanding, but I need a little more
14 understanding of what that means, because I'm looking
15 at something online, and I want to make sure that we're
16 clear on --

17 COMMISSIONER LANIER: It means just what it
18 says, Mr. McCoy. It means that we're looking at how
19 the CRA is staffed currently and what are some models
20 of staffing --

21 COMMISSIONER McCOY: So that's not even
22 relevant to the --

23 COMMISSIONER LANIER: -- CRAs across the
24 country, how we are staffed now and how other CRAs are
25 staffed so it gives us an idea of what we're looking

1 for in terms of not just a Director, but as a -- for
2 our CRA.

3 COMMISSIONER McCOY: Well, I don't think
4 that's germane to the item.

5 COMMISSIONER LANIER: I think that is germane
6 to having a person who is going to run that department.

7 CHAIR MILLER-ANDERSON: I think they probably
8 need to be two separate things, to identify the
9 Executive Director and then from there, move that
10 process along.

11 VICE CHAIR BOTEL: Madam Chair.

12 CHAIR MILLER-ANDERSON: I don't see tying
13 those together right now. Yes, Botel.

14 VICE CHAIR BOTEL: Madam Chair, I think the
15 motion, the sense of the motion was that we have a
16 workshop. I mean whether we discuss at the workshop
17 staffing patterns or how to hire a Director, I think
18 the point of Councilwoman Lanier's motion was that we
19 have the workshop.

20 COMMISSIONER McCOY: Okay, well, let her be
21 clear on what she wants to make a motion on, because
22 I'm glad we asked the question, because clearly, that
23 wouldn't be something that would be --

24 COMMISSIONER LANIER: Madam Chair, we're
25 going to restate the motion that we're going to move

1 forward with a workshop for the CRA Director position
2 and hiring for that position. Everything else in terms
3 of whatever else we discuss is all encompassed in that
4 particular discussion. But for purposes of a motion,
5 it is for the CRA Director, that position, and makes it
6 permanent.

7 CHAIR MILLER-ANDERSON: All right, we're
8 ready for a vote?

9 COMMISSIONER LAWSON: No, Madam Chair.

10 CHAIR MILLER-ANDERSON: All right. Go ahead,
11 Mr. Lawson.

12 COMMISSIONER LAWSON: Final question. What
13 date are we going to have this workshop and who are we
14 asking to attend this workshop?

15 COMMISSIONER LANIER: We put the workshop
16 contingent on getting all of the video equipment
17 together so that we can have a meeting. If we cannot
18 have a meeting in person, then we need to be able to
19 have a meeting -- not like this one -- so that we can,
20 you know, you can see each other or have something
21 where we can hear each other. So I said 45 days out,
22 but it's whichever comes sooner.

23 CHAIR MILLER-ANDERSON: You just want to have
24 this on -- you basically, whenever we're able to have
25 another meeting, we'll just --

1 COMMISSIONER LANIER: Yes.

2 CHAIR MILLER-ANDERSON: -- make that be our
3 next meeting, the workshop.

4 COMMISSIONER LANIER: Yes. Whenever we're
5 able to have another meeting, that we -- and as I say
6 again, that's unlike this -- where we can proceed to a
7 workshop to have this discussion.

8 COMMISSIONER LAWSON: Okay, Madam Chair.
9 Unlike this, I'm confused as to what that means,
10 Ms. Lanier.

11 COMMISSIONER LANIER: Pardon?

12 COMMISSIONER LAWSON: I'm confused as to what
13 you mean by unlike this, Councilwoman Lanier.

14 CHAIR MILLER-ANDERSON: She's talking about
15 the way this meeting is going now where we have people
16 on the phone --

17 COMMISSIONER LANIER: Oh, yes --

18 CHAIR MILLER-ANDERSON: -- we can't really
19 hear, we're talking over each other like now.

20 COMMISSIONER LANIER: I couldn't hear the
21 beginning. They had to change numbers --

22 COMMISSIONER LAWSON: Okay, I'm sorry. I
23 understand.

24 COMMISSIONER LANIER: -- we had no way to
25 check in.

1 CHAIR MILLER-ANDERSON: Right. We got you,
2 Lanier, we got you.

3 COMMISSIONER LAWSON: We understand.

4 COMMISSIONER LANIER: Okay.

5 COMMISSIONER LAWSON: So I guess my follow-up
6 to that then would be are we going to be looking to do
7 a Zoom meeting, are we going to do a video meeting?

8 CHAIR MILLER-ANDERSON: Okay, hold on, hold
9 on, Ms. Lanier.

10 The meeting procedures that we're trying to
11 work out, the City is -- I think the CRA is taking the
12 lead from the City. So whenever they figure out how
13 they're going to do it so that we're covered by
14 Sunshine, we can hear everybody, the public can
15 participate, we will follow suit with the City side.

16 So we don't know that right now, okay? And
17 because we don't know that, we can't give a specific
18 date as to when we are going to meet. We just can't
19 right now because of the fact that we don't know how
20 we're going to do that.

21 So for the sake of this conversation, we can
22 just say when we have our next meeting, whether it's
23 the first -- I mean the second Wednesday of April or
24 the fourth Wednesday of April or the second Wednesday
25 of May, if we want it to be the very next time we have

1 a meeting, we already know we're not having any kind of
2 meetings until we can either be in here all together or
3 we're going to do it the way that is going to work with
4 being led by the City. So --

5 COMMISSIONER LAWSON: And then I guess a
6 follow-up, since we're going to be waiting on that
7 timeframe, who are we asking to come to this workshop?

8 CHAIR MILLER-ANDERSON: Okay, Lanier, you
9 said the HR, right, and legal?

10 COMMISSIONER LANIER: I said HR and legal, so
11 that -- I mean they're not going to be -- not so much a
12 part of the discussion as a part of support for the
13 workshop in case we have questions.

14 CHAIR MILLER-ANDERSON: Right.

15 COMMISSIONER McCOY: So --

16 CHAIR MILLER-ANDERSON: Hold on. Lawson,
17 that's it?

18 COMMISSIONER LAWSON: Go ahead, Madam Chair.

19 CHAIR MILLER-ANDERSON: No, I was saying are
20 you done?

21 COMMISSIONER LAWSON: Yes, I'll reserve the
22 remaining comments.

23 CHAIR MILLER-ANDERSON: Okay. Mr. McCoy.

24 COMMISSIONER McCOY: So follow-up to
25 Commissioner Lawson, so are we meeting and what is the

1 agenda going to be? I mean help me understand, are we
2 going to the meeting to ask the questions, or is
3 somebody going to be establishing the process or laying
4 out a layout of what's to be discussed? Who's that
5 responsibility on, Councilwoman Lanier?

6 COMMISSIONER LANIER: The responsibility --

7 MR. HAYGOOD: I will take the lead and talk
8 with HR --

9 COMMISSIONER LANIER: Thank you, sir.

10 MR. HAYGOOD: -- and try to develop an agenda
11 and clear it with the Chair.

12 CHAIR MILLER-ANDERSON: Are you --

13 COMMISSIONER McCOY: He said he's going to
14 take the lead and do what?

15 CHAIR MILLER-ANDERSON: And get the
16 information and set it up and then talk with the Chair.

17 MR. HAYGOOD: About the agenda itself.

18 CHAIR MILLER-ANDERSON: About what?

19 MR. HAYGOOD: About the agenda itself.

20 CHAIR MILLER-ANDERSON: Okay, McCoy.

21 COMMISSIONER McCOY: I'm not even sure. I
22 just -- members, you know, I certainly support what it
23 is that you want to do. I don't want to get into the
24 meeting to ask a bunch of questions that we're now here
25 and we have the ability to sort out. So if --

1 CHAIR MILLER-ANDERSON: I don't think --

2 COMMISSIONER McCOY: -- there's something
3 specific that we're looking for HR to come into the
4 meeting with, then I would kind of say then we need to
5 make sure that that's clear, to send Mr. Haygood off
6 with some direction.

7 In the alternative, if we don't have
8 anything, then I would certainly like to see what the
9 City's process or what Mr. Haygood alluded to with the
10 headhunter firm or a search firm, what their process
11 is. But just to have a meeting to start talking and
12 asking questions would then lead us to having to have
13 another meeting.

14 CHAIR MILLER-ANDERSON: I think all of that
15 can happen during that meeting. Mr. Haygood could
16 bring the information about the headhunter, and then
17 also if Ms. Lanier needs to ask questions about what's
18 the best way to do it from HR or need to ask what's the
19 best way to do it from Mr. Haygood, that would be the
20 questions.

21 I mean I think we need to have all of those
22 options, national -- information regarding a national
23 search, and Mr. Haygood can get that from the City side
24 or from HR to find out which is the best route to go
25 for that, but having all of those options available

1 when we meet so when we do have the meeting, we could
2 either decide to go out as a national search or decide
3 to go some other route.

4 But from my perspective on it, I think that
5 we do need to just do a national search. That is very
6 simple and easy. We can cast a net, and it takes it
7 out of our hands. I mean it's very simple to do it
8 that way.

9 COMMISSIONER McCOY: Well, Madam Chair, this
10 is --

11 COMMISSIONER LANIER: Madam Chair.

12 CHAIR MILLER-ANDERSON: Hold on, hold on.
13 McCoy and then Lanier.

14 COMMISSIONER McCOY: This is why we have to
15 have this discussion, because what you're saying is not
16 what they said. They incorporated to have HR handle
17 the process. That's not a national search.

18 CHAIR MILLER-ANDERSON: We're not, no --

19 COMMISSIONER LANIER: I said part of the
20 process.

21 CHAIR MILLER-ANDERSON: What?

22 COMMISSIONER LANIER: I said a hand in the
23 process.

24 CHAIR MILLER-ANDERSON: I didn't take it that
25 way either.

1 COMMISSIONER McCOY: So --

2 COMMISSIONER LAWSON: She wanted feedback.

3 COMMISSIONER LANIER: She wants feedback from
4 them --

5 VICE CHAIR BOTEL: We have a motion on the
6 floor.

7 CHAIR MILLER-ANDERSON: -- on what is the
8 best way to go.

9 COMMISSIONER McCOY: Okay.

10 CHAIR MILLER-ANDERSON: So a decision would
11 be made -- well, if it's a workshop, we can't make a
12 decision/decision, but we could have it, we can have
13 the information given to us and then have it on the
14 next agenda to go whichever route we're going to choose
15 to go.

16 COMMISSIONER LAWSON: Madam Chair, I was
17 going to ask if we can ask Councilwoman Lanier to amend
18 her motion to not make it the next workshop, to make it
19 the next CRA meeting so that we can actually make a --
20 actually make it the voting right to do something --

21 VICE CHAIR BOTEL: I didn't hear that, I'm
22 sorry.

23 CHAIR MILLER-ANDERSON: He wants to see if
24 she would --

25 COMMISSIONER LANIER: Madam Chair -- go

1 ahead.

2 CHAIR MILLER-ANDERSON: She wants -- he wants
3 to know if you would amend your motion to make it the
4 next CRA meeting versus a workshop. And even if we
5 have it as a meeting, remember, we don't have to have a
6 large agenda. We can have it where we're still able to
7 get the information and make a vote.

8 COMMISSIONER LANIER: Well, the only way I
9 would have it as the next CRA meeting is if it's the
10 only thing on the agenda besides consent.

11 CHAIR MILLER-ANDERSON: So what we can do too
12 is we can have it as a workshop, and then we can roll
13 right into a City meeting -- I mean a CRA meeting so
14 that we're able to make a decision right after the
15 workshop.

16 COMMISSIONER LANIER: Right. We can do that.

17 CHAIR MILLER-ANDERSON: Okay, so we're doing
18 the motion to -- you made the motion to do the
19 workshop, and then from there someone needs to make a
20 motion. We'll vote on that situation here with the
21 workshop, and then we'll come back and then we'll make
22 the meeting be for the same day or right immediately
23 after the workshop.

24 COMMISSIONER LANIER: Okay.

25 CHAIR MILLER-ANDERSON: Are you all okay with

1 that?

2 VICE CHAIR BOTEL: I am.

3 CHAIR MILLER-ANDERSON: Mr. McCoy.

4 COMMISSIONER McCOY: Yes.

5 CHAIR MILLER-ANDERSON: All right. All
6 right, so we're going to go ahead and vote on the issue
7 about making this a workshop, including what we all
8 discussed and what she said in her motion.
9 Madam Clerk.

10 THE CLERK: Commissioner Lawson.

11 COMMISSIONER LAWSON: Yes.

12 THE CLERK: Commissioner Lanier.

13 COMMISSIONER LANIER: Yes.

14 THE CLERK: Commissioner McCoy.

15 COMMISSIONER McCOY: Yes.

16 THE CLERK: Vice Chair Botel.

17 VICE CHAIR BOTEL: Yes.

18 THE CLERK: Chair Miller-Anderson.

19 CHAIR MILLER-ANDERSON: Yes.

20 THE CLERK: Motion carries.

21 CHAIR MILLER-ANDERSON: All right. Can
22 someone entertain a motion to have a CRA meeting
23 immediately after the workshop regarding the search
24 options or the filling of the Executive Director
25 position?

1 VICE CHAIR BOTEL: So moved.

2 CHAIR MILLER-ANDERSON: It will be
3 immediately after. Obviously, we don't have the date
4 yet, but it will be immediately after.

5 COMMISSIONER McCOY: Second.

6 CHAIR MILLER-ANDERSON: All right.

7 VICE CHAIR BOTEL: I moved.

8 CHAIR MILLER-ANDERSON: Any questions or
9 comments?

10 Madam Clerk.

11 COMMISSIONER McCOY: Now, we just -- not --
12 let's be clear. So we're not setting a meeting
13 specially for that topic, but that item is going to be
14 included on the agenda.

15 COMMISSIONER LANIER: On the agenda, right.

16 CHAIR MILLER-ANDERSON: It will be on the
17 agenda.

18 COMMISSIONER McCOY: Okay, good. I'm glad I
19 asked that question.

20 CHAIR MILLER-ANDERSON: Yes, it's not a
21 special meeting.

22 All right, Madam Clerk.

23 THE CLERK: Commissioner Lawson.

24 COMMISSIONER LAWSON: Yes.

25 THE CLERK: Commissioner Lanier.

1 COMMISSIONER LANIER: Yes.

2 THE CLERK: Commissioner McCoy.

3 COMMISSIONER McCOY: Yes.

4 THE CLERK: Vice Chair Botel.

5 VICE CHAIR BOTEL: Yes.

6 THE CLERK: Chair Miller-Anderson.

7 CHAIR MILLER-ANDERSON: Yes.

8 THE CLERK: Motion carries.

9 CHAIR MILLER-ANDERSON: All right. Do we
10 have any public comments?

11 THE CLERK: I have three public comments.

12 CHAIR MILLER-ANDERSON: All right, go ahead
13 with the public comments.

14 Public comments should be restricted to
15 issues, matters or topics pertinent to the Riviera
16 Beach CRA.

17 Please be reminded that the CRA Board of
18 Commissioners has adopted rules of decorum governing
19 public conduct during official meetings, which has been
20 posted at the entrance of the Council chambers. In an
21 effort to preserve order, if any of the rules are not
22 adhered to, the Commission Chair may have any
23 disruptive speaker or attendee removed from the podium,
24 from the meeting and/or building, if necessary. Please
25 govern yourselves accordingly. All right.

1 THE CLERK: The first public comment is from
2 Horace Towns: During a state of emergency and with
3 public input limited, we should not have any meetings,
4 meetings with possible controversial agenda items,
5 decisions or votes transpiring during this time. I'm
6 disappointed to see a CRA meeting take place with the
7 pandemic impacting the public.

8 CHAIR MILLER-ANDERSON: All right.

9 THE CLERK: The next public comment is from
10 Rob Callaway: The CRA would be wise to hire Mr. Scott
11 Evans, as he has been an excellent leader and asset to
12 the Riviera Beach community since he was appointed as
13 your Interim Director.

14 And the final public comment is from
15 Ms. Brabham: In the last CRA Director position, we did
16 use a search firm.

17 CHAIR MILLER-ANDERSON: All right, all right.
18 Report from the Executive Director.

19 INTERIM EXECUTIVE DIRECTOR EVANS: I have
20 nothing at this time.

21 CHAIR MILLER-ANDERSON: Report of the general
22 counsel.

23 MR. HAYGOOD: I have nothing at this time.

24 CHAIR MILLER-ANDERSON: All right, discussion
25 of the Board. We'll start with Botel and then Lanier.

1 VICE CHAIR BOTEL: Thank you, Madam Chair.

2 We had a call with the Palm Beach County
3 League of Cities today -- I think Commissioner McCoy
4 was on it as well -- where the slate for the '20-'21
5 officers and Board was put forth. The actual vote on
6 that slate will happen at the next meeting.

7 Kimberly Glas-Castro is president. Andy
8 Amoroso is VP, first VP. Mayor Gordon from Haverhill
9 is second VP. I won't read the whole thing because
10 it's about 20 people. But I was elected as the -- one
11 of the representatives for large city. And I'll
12 provide the entire list to Mr. Evans, the other
13 Mr. Evans. That's all I have.

14 CHAIR MILLER-ANDERSON: Thank you.
15 Congratulations.

16 VICE CHAIR BOTEL: Thank you.

17 CHAIR MILLER-ANDERSON: Ms. Lanier.

18 COMMISSIONER LANIER: I don't have anything,
19 Madam Chair.

20 CHAIR MILLER-ANDERSON: All right. Mayor
21 Felder.

22 MAYOR FELDER: Nothing, Madam Chair.

23 CHAIR MILLER-ANDERSON: Mr. McCoy.

24 COMMISSIONER McCOY: Yes, thank you, Madam
25 Chair.

1 So Vice Chair Botel and to Mr. Evans, I did
2 have some questions, and I wanted to see if Vice Chair
3 Botel can give me an update on the Phase II project. I
4 know our last meeting as a body, we sat as the Council
5 meeting, and we, you know, decided to go with the
6 City's current financial adviser. However, I have some
7 concerns about where we are in the process, and this
8 kind of ties into the Executive Director search.

9 There are some critical items that I was
10 hoping that we were going to kind of go forward with
11 having a discussion with the developer. And there's
12 always been a discussion about we have to have a
13 financial adviser on first.

14 But my concerns have become more grave. Now
15 that we see the economy is turning, I would like to
16 see, you know, what can you offer, either Vice Chair
17 Botel or Mr. Evans, as to what kind of economic
18 position does this put the fate of the Phase II project
19 when it comes to the developers going to the private
20 market?

21 And I preface that to both you and to Vice
22 Chair Botel, being that Mr. Evans, you know, I was very
23 afraid that it's always been speculation that the
24 market was going to turn. I don't think nobody
25 imagined it was going to be behind COVID-19. But if it

1 continues to go in this process, then we could
2 potentially be having this same conversation that
3 started back in the 2000s.

4 And just looking at the e-mail that we
5 received, it kind of restates what we've already
6 discussed in the meeting and my idea for the person
7 that was on the Joint Work Team would actually have
8 interface and contact and be able to bring back to
9 staff on a regular basis, as well as to the Commission
10 and to the City Council as to where we are in the
11 process and where we're going.

12 But certainly, you know, we don't even have a
13 Phase II unless we know where we are with the developer
14 and this whole project, because it's very likely going
15 to impact the City's ability to do any kind of
16 development projects, as well as the developer.

17 So Vice Chair, you have any feedback you can
18 share with us?

19 VICE CHAIR BOTEL: Well, I think that the
20 feedback that I provided you with previously gave you a
21 timeline of what has been happening. If you look at
22 it, March 11th the Joint Team submitted a draft
23 development agreement and a request to present. The
24 draft development agreement is in the form previously
25 advised as not appropriate. The Joint Development Team

1 looks forward to negotiating with the team.

2 And I think that, you know, I think you and I
3 were both recently at P3 conferences where it was
4 without a doubt, they cleared us that before we made
5 one move to any kind of a project the size and
6 magnitude of this one, we needed to have a financial
7 adviser on board.

8 These questions about the economy are ones
9 that PFM can help us take a look at the economy, the
10 state of the economy as it now exists with COVID-19 and
11 answer some of these questions. And I think that's why
12 it was important for us to bring them on board right
13 away and not go out for a process that would require us
14 to do a search for a financial adviser.

15 So the -- as I say, it's only, what,
16 March 25th right now? It's only been a couple of
17 weeks, and many things have been in the way of meetings
18 subsequent to the March 11th presentation. So I'm not
19 quite sure even now, Mr. McCoy, what your questions
20 are. I certainly am not in a position to tell you the
21 future with regard to the financial situation that the
22 country is in, with regard to the economics of it. So
23 I'm not sure what you're asking.

24 INTERIM EXECUTIVE DIRECTOR EVANS: I could
25 provide just a brief update, just on what's really

1 happened recently. On the 18th, the Council decided to
2 go ahead and move forward with hiring a financial
3 adviser, rather utilizing a new work order with the
4 existing financial advisers already selected by the
5 City Council.

6 So following that, we have already drafted
7 the draft scope of services, and the Joint Team, Work
8 Team will finalize that in the next few days so that
9 we're moving forward with that quite quickly, since it
10 was just a week ago that we got that direction.

11 And although I can't opine on the economy and
12 what's happening, obviously it's of grave concern, and
13 I think the whole country is affected by what's
14 happening now. And we can make sure that we have PFM
15 advise on that if that's something of concern to you.

16 COMMISSIONER McCOY: Follow-up.

17 CHAIR MILLER-ANDERSON: Go ahead.

18 COMMISSIONER McCOY: So Mr. Evans, Vice Chair
19 Botel, so let's take PFM out of the question, because
20 what you're suggesting to me is that we have a
21 financial adviser to, I guess -- and we talked about
22 this last week, to -- their scope is going to include
23 possibly negotiations, definitely due diligence.

24 But at the very minimum, at what point does
25 some representative from the CRA, the City and perhaps

1 even Vice Chair Botel sit down in a meeting with these
2 people, because it might be fruitless to even do
3 anything with PFM if the market has significantly
4 changed and impacted their ability to even move forward
5 at this point.

6 I mean there are a number of questions that
7 have to be answered. And I think I will say this to
8 you, Vice Chair Botel, since you asked what are those
9 questions: What is the delay with us sitting down with
10 the development team to at least find out what the
11 elements are, because we don't even have to discuss
12 anything about due diligence, we don't even need to go
13 to the point of even hiring a firm until we know what
14 elements have to be resolved. And I think at the very
15 minimum, that has to be priority, because if status quo
16 has changed for these developers, then, you know, that
17 really impacts our whole ability.

18 So let's not delay this process in saying
19 let's hire a financial adviser if they're no longer a
20 part of -- you know, they're not even a part of this
21 game anymore if this has become something that has
22 decided -- that they decided that is no longer
23 lucrative for them to be a part of.

24 But that conversation is what I'm
25 expecting -- well, let me now rephrase it in that

1 point. That's what I was expecting when we decided
2 that we were going to have a representative to kind of
3 facilitate, you know, where we are and bring back those
4 conversations to the Board as to what has to happen
5 next. But certainly a conversation has to happen, and
6 I think that, in this current state, needs to occur
7 before we engage any further services of a financial
8 adviser, because it could be useless.

9 VICE CHAIR BOTEL: Madam Chair.

10 CHAIR MILLER-ANDERSON: Yes.

11 COMMISSIONER LANIER: Point of order.

12 VICE CHAIR BOTEL: I beg to disagree.

13 COMMISSIONER LANIER: Point of order, Madam
14 Chair, point of order.

15 VICE CHAIR BOTEL: -- with Commissioner
16 McCoy.

17 COMMISSIONER LANIER: I thought this was
18 Council discussion.

19 VICE CHAIR BOTEL: We need to have this
20 community make it very clear to us -- can you hear me?

21 CHAIR MILLER-ANDERSON: Hold on, hold on one
22 minute. One minute; one minute.

23 So Ms. Lanier is saying that because this is
24 Council comment --

25 COMMISSIONER McCOY: Discussion.

1 CHAIR MILLER-ANDERSON: -- discussion, she is
2 objecting to the long discussion. So if this is an
3 item that you want to be brought back or you're looking
4 for information, then we need to have that come. But
5 we can't add a new item.

6 COMMISSIONER McCOY: We're not. It's purely
7 discussion of the Board. This is the time I would have
8 to talk to another Board member.

9 CHAIR MILLER-ANDERSON: Right. But it's
10 mainly a lot of times to get that information from --
11 it's either give direction to the Executive Director or
12 just to put something, a comment out there of something
13 that you want to do, but not to start a new item for
14 discussion.

15 We have never -- and especially with this
16 being a special meeting, we are only supposed to be
17 discussing the items that we put on the agenda that was
18 advertised. Now, we can have a short discussion about
19 bringing it back so we can have a longer discussion,
20 but to have a whole discussion is not what the comment
21 section is for.

22 COMMISSIONER LANIER: Exactly, Madam Chair.

23 COMMISSIONER McCOY: Madam Chair, it's
24 discussion by the Board.

25 CHAIR MILLER-ANDERSON: Go ahead.

1 INTERIM EXECUTIVE DIRECTOR EVANS: So I would
2 just like to add in the latest update report it says
3 the pending future actions, the items that we're
4 working on right now. And one of them would be to
5 schedule a new coordination meeting with the APDS and
6 Tezral Team with the Joint Work Team. So we're
7 proposing to schedule that very soon. We're working on
8 the scope.

9 As soon as that's finalized, we'll meet with
10 APD and Tezral, because obviously, the work that the
11 financial adviser is going to be doing is going to
12 require their cooperation, and we're going to have to
13 lay out a schedule and work together to get all of the
14 materials available for review. So we are proposing to
15 schedule a coordination meeting with them in the very
16 near future.

17 CHAIR MILLER-ANDERSON: Okay, Mr. McCoy.

18 COMMISSIONER McCOY: Okay.

19 CHAIR MILLER-ANDERSON: All right.

20 Mr. Lawson.

21 COMMISSIONER LAWSON: Thank you, Madam Chair.

22 I just wanted to commend all my colleagues
23 for coming out and actually taking time to do this
24 meeting. Aside from what was said during one of the
25 public comments that I think it's still necessary for

1 us to move forward, and the fact that we found a way to
2 get this done tonight, even though it was a little
3 longer than we expected, we can continue to press
4 forward. And that's why we were elected. So thank you
5 to my colleagues, to our staff for coming out tonight,
6 and let's continue to push forward. And it was good
7 discussion, so let's just keep the same energy moving
8 forward.

9 CHAIR MILLER-ANDERSON: And I concur,
10 Mr. Lawson. It definitely was a meeting I thought we
11 would be here for a very short, brief time. And I do
12 want to reiterate the setup in which we had tonight is
13 not ideal. I've called in numerous times, and it's
14 only been because I've been sick. And a lot of times
15 I'm not able to have a long discussion because it is
16 not an ideal situation being on the phone in a meeting,
17 especially when it's not set up to make it run
18 smoothly.

19 So although this was not ideal, we were able
20 to get through it. When the City -- again, I'm
21 reiterating -- when the City is able to set up their
22 system and we're able to have a much smoother process,
23 the CRA will be following behind that so that we're not
24 having to recreate the wheel.

25 But we do want to encourage public

1 participation, and so through that mechanism, we'll be
2 able to do that if it was not as well played tonight
3 for the public to participate.

4 I do want to just tell everybody to, you
5 know, continue to be safe out there, and you know, wash
6 your hands, do your social distancing and just use
7 common sense and just stay safe.

8 With that, we stand adjourned.

9 (Whereupon, at 8:47 p.m., the proceedings
10 were concluded.)

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C E R T I F I C A T E

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THE STATE OF FLORIDA)
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COUNTY OF PALM BEACH)

I, Susan S. Kruger, do hereby certify that I was authorized to and did report the foregoing proceedings at the time and place herein stated, and that the foregoing pages comprise a true and correct transcription of my stenotype notes taken during the proceedings.

IN WITNESS WHEREOF, I have hereunto set my hand this 31st day of March, 2020.



Susan S. Kruger

Susan S. Kruger

ADJOURNMENT

The CRA Special Meeting was adjourned at 8:47 P.M. The minutes were approved
by the Board of Commissioners on _____.

KaShamba Miller-Anderson, Chairperson

Interim Executive Director Scott Evans

/cw
Florida Court Reporting