

Riviera Beach Community Redevelopment Agency
Regular Meeting
Via Communication Media Technology

Wednesday, April 22, 2020

7:15 p.m. to 10:32 p.m.

IN ATTENDANCE:

Chair Julia Botel

Vice Chair Douglas Lawson

Commissioner Shirley D. Lanier

Commissioner Tradrick McCoy

Commissioner KaShamba Miller-Anderson

Mayor Ronnie L. Felder

Interim Executive Director Scott Evans

General Counsel Michael Haygood

Senior Project Assistant/CRA Clerk Tamara Seguin

1 PublicComments, plural, PublicComments@rbcra.com. The
2 CRA designee will read public comments into the record
3 at the appropriate time for no more than three minutes.
4 If you have any questions, please contact the CRA
5 office at 561-844-3408.

6 Is that phone line available to you now,
7 Ms. Tamara?

8 THE CLERK: It's -- no.

9 CHAIR BOTEL: Well, then don't call that
10 number. E-mail --

11 THE CLERK: Well, they can call and leave a
12 message.

13 MS. DESIR: Correct.

14 CHAIR BOTEL: If they have questions, they
15 can call 561-844-3408 or e-mail t-s -- as in Sam --
16 e-g-u-i-n@rbcra.com.

17 All right, Madam Chair, will you please call
18 us to order.

19 COMMISSIONER McCOY: You are the Chair.

20 CHAIR BOTEL: I mean Madam Clerk, sorry.
21 Madam Clerk, will you call us to order.

22 THE CLERK: Commissioner McCoy.

23 COMMISSIONER McCOY: Here.

24 THE CLERK: Commissioner Miller-Anderson.

25 COMMISSIONER MILLER-ANDERSON: Present.

1 THE CLERK: Commissioner Lanier.

2 (No response.)

3 THE CLERK: Vice Chair Lawson.

4 VICE CHAIR LAWSON: Here.

5 THE CLERK: Chair Botel.

6 CHAIR BOTEL: Here.

7 Would you please note Ms. Lanier has joined
8 us.

9 THE CLERK: Yes, Madam Chair.

10 Michael Haygood.

11 MR. HAYGOOD: Yes.

12 THE CLERK: Scott Evans.

13 INTERIM EXECUTIVE DIRECTOR EVANS: Here.

14 THE CLERK: Also present, Tamara Seguin, CRA
15 Clerk.

16 CHAIR BOTEL: We had the Pledge of Allegiance
17 and the moment of silence at the previous meeting, so
18 we don't need to do it again. Am I right, Mr. Haygood?

19 MR. HAYGOOD: I think typically we do go
20 through it, even --

21 CHAIR BOTEL: In that case, we'll have a
22 moment of silence and the Pledge led by Vice Chair
23 Lawson.

24 (Moment of silence observed. Pledge of
25 Allegiance recited.)

1 CHAIR BOTEL: All right. We have several
2 items on the agenda. Can I get someone to move for
3 approval of the agenda?

4 COMMISSIONER LANIER: So moved.

5 VICE CHAIR LAWSON: Second.

6 COMMISSIONER LANIER: Madam Chair.

7 CHAIR BOTEL: Do we need to ask for additions
8 and deletions first?

9 COMMISSIONER MILLER-ANDERSON: Yes.

10 CHAIR BOTEL: Thank you very much, Madam
11 Previous Chair.

12 Do we have any additions or deletions from
13 the Board/Council/Commission?

14 COMMISSIONER MILLER-ANDERSON: No.

15 CHAIR BOTEL: Okay, in that case, we have
16 already had somebody made a motion and a second to
17 approve the agenda, Madam Clerk.

18 COMMISSIONER MILLER-ANDERSON: Any
19 disclosures too. Any disclosures?

20 CHAIR BOTEL: Okay, sorry. Any disclosures?

21 COMMISSIONER MILLER-ANDERSON: None.

22 CHAIR BOTEL: Madam Clerk.

23 THE CLERK: Commissioner Lanier.

24 COMMISSIONER LANIER: Yes.

25 THE CLERK: Commissioner McCoy.

1 COMMISSIONER McCOY: Yes.

2 THE CLERK: Commissioner Miller-Anderson.

3 COMMISSIONER MILLER-ANDERSON: Yes.

4 THE CLERK: Vice Chair Lawson.

5 VICE CHAIR LAWSON: Yes.

6 THE CLERK: Chair Botel.

7 CHAIR BOTEL: Yes.

8 THE CLERK: Motion carries.

9 CHAIR BOTEL: Thank you.

10 Can't read this. We have a consent agenda.

11 Are there any public comment cards from the consent

12 agenda? Do I read that first, the bit about consent

13 agenda?

14 COMMISSIONER MILLER-ANDERSON: Yes.

15 CHAIR BOTEL: All matters listed under this

16 item are considered to be routine, and action will be

17 taken in one motion. There will be no separate

18 discussion of these items unless a Councilperson so

19 requests, in which event the item will be removed from

20 the general order of business and considered in its

21 normal sequence on the agenda.

22 Do we have any items to be pulled? In that

23 case, could I have a motion and a second to adopt the

24 consent agenda?

25 COMMISSIONER MILLER-ANDERSON: Madam Chair,

1 did she answer you if there were any comment cards for
2 the consent?

3 CHAIR BOTEL: Madam Clerk, are there any
4 comment cards for the consent agenda?

5 MS. DESIR: There are no comment cards.

6 CHAIR BOTEL: Thank you, Ms. Miller-Anderson.

7 Could I get a motion and a second to adopt
8 the consent agenda?

9 COMMISSIONER MILLER-ANDERSON: So moved.

10 COMMISSIONER LANIER: Second.

11 CHAIR BOTEL: Thank you.

12 Madam Clerk.

13 THE CLERK: Commissioner McCoy.

14 COMMISSIONER McCOY: Yes.

15 THE CLERK: Commissioner Lanier.

16 COMMISSIONER LANIER: Yes.

17 THE CLERK: Commissioner Miller-Anderson.

18 COMMISSIONER MILLER-ANDERSON: Yes.

19 THE CLERK: Vice Chair Lawson.

20 (No response.)

21 THE CLERK: Chair Botel.

22 CHAIR BOTEL: Yes.

23 THE CLERK: Motion carries, with Vice Chair
24 Lawson absent.

25 CHAIR BOTEL: Okay, item number four,

1 Mr. Evans.

2 INTERIM EXECUTIVE DIRECTOR EVANS: Item
3 number four is an update from Merchant, who is our
4 marketing. They do a variety of things for us, and I
5 wanted to -- this item's actually a holdover from a
6 couple of meetings ago, and I wanted them to come on
7 and update the Board on all their work.

8 They do business spotlights, they do all our
9 social media posting and they help with our community
10 outreach. So I just wanted them to go through some of
11 the things that they've been working on, including some
12 of the recent stuff related to getting word out about
13 which one of our local small businesses are still open.

14 And so I'd like to introduce Colleen, and I
15 believe Valerie from Merchant Strategy.

16 CHAIR BOTTEL: Thank you.

17 MS. HAWKINS: Thank you, Scott. My name is
18 Colleen Hawkins, and I will be presenting on behalf of
19 Merchant Strategy. The principals of Merchant Strategy
20 are also on, Sharon Merchant and Valerie Staggs. They
21 will be here and will stay on to answer any questions
22 at the end as well.

23 We're really grateful for the opportunity to
24 present today. We've had the pleasure of being your
25 partner and working with the CRA and their staff, and

1 tonight we want to share the results of what we've been
2 able to achieve together this past year. So let me
3 pull up the presentation here. Okay, can everybody
4 see?

5 CHAIR BOTEL: Yes, thank you.

6 MS. HAWKINS: All right. So we have been
7 working with the CRA and their public relations
8 (inaudible), as Scott mentioned earlier, with multiple
9 initiatives, including the Community Business
10 Spotlight, events, social media, e-newsletters, as well
11 as press engagement. I'm going to dive in a little bit
12 to each of these and how we've helped the CRA, working
13 together, promote all of these various initiatives.

14 Starting with the Community Business
15 Spotlight, this is an awareness campaign launched in
16 partnership with WMBX radio station X102.3. And what
17 we did was we took local businesses in Riviera Beach in
18 the CRA District, and the radio personalities went on
19 site to interview the business owners, which were then
20 promoted on Facebook Live, so live interviews; also to
21 their You Tube channel, to their digital website, and
22 of course, to their radio station on multiple radio
23 spots.

24 My presentation doesn't want to go to the
25 next spot.

1 Those were done from November through
2 January. So this is what the website for X102.3 looks
3 like. It highlights a business at a time. And this
4 business here highlighted is Natural Vibrations.

5 I do also want to share a radio spot with
6 you, so I'm going to play that next, if you will
7 listen. This one is for Wash & Wax Depot.

8 (Audio presented.)

9 Riviera Beach CRA Community Business
10 Spotlight focuses on local businesses and their
11 owners in the Riviera Beach area. This week's
12 spotlight goes to Wash & Wax Depot and owner
13 Darrell Peterson. Wash & Wax Depot, located at 34
14 West Blue Heron Boulevard in Riviera Beach,
15 offering deluxe full service washing, express wax
16 and complete in and out detail. For details on
17 this local Riviera Beach CRA community business,
18 go to X102.3.com.

19 (End of audio).

20 MS. HAWKINS: These are some of the
21 businesses that were featured in the Community Business
22 Spotlight.

23 Overall, the results, there were 520 radio
24 spots, almost 2 million gross impressions, over 227,000
25 people reached, and the campaign reached 18 percent of

1 radio listeners in the West Palm Beach market ages 12
2 and older. There were also over 158 video views.

3 COMMISSIONER MILLER-ANDERSON: Madam Chair.

4 CHAIR BOTTEL: Yes, go ahead.

5 COMMISSIONER MILLER-ANDERSON: Can I just
6 remind everybody, I don't know where the Sunshine thing
7 comes in, but I think we at least need to have three
8 people's faces showing at all times during this
9 presentation, throughout this meeting, because we
10 don't -- I don't know if it will be a violation, but I
11 don't want to find if it is or it isn't. So we got to
12 have three cameras on at all times for us, and then if
13 we need to go out, just let each other know so that we
14 know, so that we're not in anything that we don't want
15 to be in. Thank you.

16 CHAIR BOTTEL: Thank you.

17 Mr. McCoy.

18 COMMISSIONER McCOY: Mr. Haygood, I think, if
19 I'm not mistaken, that provision has been suspended
20 when they -- when the Governor suspended the
21 requirement of having a quorum, I think that
22 encompasses us having individuals that are a majority
23 of the Board actually in the meeting. So that
24 provision, if I'm not mistaken, was suspended with the
25 Governor's executive order.

1 MR. HAYGOOD: Well --

2 COMMISSIONER McCOY: Are you familiar with
3 that?

4 MR. HAYGOOD: Yes, I'm familiar with it.
5 That's not quite what the opinion said. I don't know
6 that the issue that's being raised by Commissioner
7 Miller-Anderson was addressed in that opinion. The
8 opinion, prior to this present health crisis, you had
9 to have three people present at the meeting for a
10 quorum. So I don't really think it's applicable to
11 this. And I don't know that the issue that she raises,
12 at least to my knowledge, has not come up, but --

13 COMMISSIONER MILLER-ANDERSON: I don't think
14 it's come up yet because it just hasn't come up yet,
15 and I just don't want us to be the example because it
16 hasn't been defined yet. And I don't think it's going
17 to cause too much pain for anyone to just say, hey, I
18 need to step -- or cut my own camera off --

19 CHAIR BOTEL: My question to --

20 COMMISSIONER MILLER-ANDERSON: -- because we
21 don't know. That's the whole point, we don't know, and
22 I don't want to try to find out.

23 CHAIR BOTEL: My question to Walter would be
24 are we, in fact, part of the video that's shown in
25 homes when we are like this, or are people at home just

1 seeing what's on the screen right with the word
2 "Events" and so on? Walter? I don't want to put the
3 TV on to try to find out.

4 COMMISSIONER McCOY: Well, I don't see you
5 right now, Madam Chair.

6 CHAIR BOTEL: You don't? You just --

7 COMMISSIONER McCOY: I only see -- you're the
8 only person being seen because --

9 CHAIR BOTEL: Because he has it probably set
10 to be who's speaking. Okay, so at no time pretty much
11 during a presentation would you know one way or the
12 other if all the faces of all Council people are there?
13 You wouldn't know? (Inaudible.) Thank you.

14 COMMISSIONER LANIER: Madam Chair, just one
15 note that, you know, we have audio only meetings every
16 week, and those are public meetings.

17 CHAIR BOTEL: Right, okay, but --

18 COMMISSIONER MILLER-ANDERSON: Madam Chair.

19 CHAIR BOTEL: Ms. Miller-Anderson is asking
20 us to err on the side of caution. And I don't mind
21 leaving my mic on or my camera on for most of the time,
22 so I think we'll be okay. We'll leave them on as much
23 as --

24 COMMISSIONER MILLER-ANDERSON: But Madam
25 Chair.

1 CHAIR BOTEL: Yes.

2 COMMISSIONER MILLER-ANDERSON: Madam Chair, I
3 just wanted to confirm with Ms. Lanier that during
4 those phone conferences, we're not voting in those
5 meetings, so I mean that's a little bit different.

6 CHAIR BOTEL: Okay. So we'll leave our
7 cameras on as much as we can. Thank you. Let's
8 proceed.

9 MS. HAWKINS: Okay, so we also help promote
10 events with the CRA. A summary of these are the
11 community events at Marina Village. And we've created
12 a mix of both adult and family events, with music,
13 food, movies, activities, education and local
14 performers. These are conducted from July through
15 December. And I'll give you a preview of a few of
16 these events now.

17 We had the Summer Vybz event hosted in July.
18 This was an event for adults 21 or older and was a date
19 night with food trucks, and a movie night with karaoke,
20 as well as costume contests and prizes.

21 We also had a family event, The Lion King
22 event, known as the family movie main event. This was
23 centered in October, right around Halloween, and there
24 was The Lion King movie playing, as well as trick or
25 treating, face painting, bounce houses and food

1 vendors.

2 Additionally, in October we had the Breast
3 Cancer Awareness Month, and this was ongoing throughout
4 the whole month of October. It was a month long
5 education program with on-site resources available to
6 the residents and community, and it was for educational
7 purposes, as well as in recognition of Darlene Hatcher,
8 former CRA Administrative Director.

9 And lastly, we had the most popular event in
10 December, Winter Wonderland. This is a family event
11 that was put on at the Marina Village with the tree
12 lighting, parade with the fire truck, thick snow,
13 pictures with Santa Claus and local entertainment, as
14 well as food, beverages and the tiki market vendors.

15 So the results of these events combined were
16 that over 10,000 people were in attendance, including
17 local residents as well as visitors, media engagement
18 on radio, print and television. And there was a major
19 increase in social media followers and engagements in
20 promotion of these events. The purpose of the events
21 is to increase awareness of Marina Village and the
22 Event Center and to get people into Marina Village for
23 a good time.

24 Moving on to social media, the social media
25 management is overseen by us as well. The CRA channels

1 include Facebook, Instagram and Twitter, and the
2 content development includes links, video, texts,
3 pictures, events and active engagement of followers to
4 comment, share and click. This has been going on since
5 March until still currently. And I just want to
6 promote that the CRA has been really great in working
7 with us to get messaging out there for any updates with
8 COVID-19, especially their resource guides for small
9 businesses and any local residents in the Rivera Beach
10 area.

11 So I want to show you a few of the top posts
12 on their social media channels. This is an example of
13 one of the projects that the CRA has taken on. It's
14 the 2600 Building project. And if I can direct you to
15 the right side of the screen, you can see the insights
16 here, that it's reached over 2,000 people. And there
17 have been over 181 comments, reactions and shares. If
18 you look towards the bottom, you can see there has been
19 642 post clicks.

20 COMMISSIONER McCOY: Question.

21 MS. HAWKINS: Yes.

22 COMMISSIONER McCOY: I seen something that
23 says hide negative feedback. Is that not -- do we not
24 put that out there?

25 MS. HAWKINS: Negative feedback means that

1 somebody clicked to hide all posts on this post. So a
2 user, a Facebook user that follows the page saw this
3 post and said I don't want to see posts anymore, and
4 they clicked "hide all posts."

5 COMMISSIONER McCOY: Okay.

6 MS. HAWKINS: We, running a government social
7 media, we cannot delete or change out anything from
8 people commenting and stuff like that, so we're very
9 careful with how we handle their social media.

10 Moving on to the next post, this was a post
11 to promote the Winter Wonderland event, and this post
12 reached over 1,000 people, with 47 reactions, comments
13 and shares and 60 post clicks.

14 Another type of --

15 COMMISSIONER LANIER: Can we ask a question?

16 MS. HAWKINS: Yes.

17 COMMISSIONER LANIER: Do you guys boost your
18 posts?

19 MS. HAWKINS: We do not. This is all
20 organic.

21 COMMISSIONER LANIER: Okay.

22 MS. HAWKINS: The only boosted post that has
23 occurred was in promotion with Winter Wonderland. So
24 that was budgeted into their event marketing for the
25 Winter Wonderland event. And otherwise, all posts in

1 general are organic.

2 COMMISSIONER LANIER: Okay.

3 MS. HAWKINS: So this post is a video of
4 dolphins jumping in the water that somebody took while
5 jet skiing in Riviera Beach. And we tried to promote,
6 you know, the really nice areas of Rivera Beach and
7 everything that's great to do there that would attract
8 tourism to help show just really how great the City is.
9 And other things that the CRA is planning will help get
10 residents into the tourist/tourism areas, as well as
11 outside visitors.

12 So the results over the previous year, the
13 following have, profiles have increased. So followers
14 on Twitter, Instagram and Facebook have increased by
15 43.1 percent. The frequency of social media posts have
16 increased by 248 percent. The incoming messages have
17 increased by 138 percent. And engagements, clicks,
18 comments and shares have increased as well. There have
19 been over 298,100 impressions since the start in March
20 2019.

21 I just want to note really quick, in case
22 anyone wants to ask this, the reason that there's
23 hundreds is because certain profiles were not in
24 existence before we started with the CRA, so taking
25 from the beginning.

1 Moving on to the e-newsletters. So we
2 generate monthly e-newsletters for both general news
3 and events. Stories developed about Riviera Beach CRA
4 news, happenings, distinctions, any upcoming events,
5 announcements and general information are sent out to
6 the public, anyone on their e-mail mailing list.

7 And I do want to point out again that, as
8 Scott had mentioned in his introduction, the general
9 information. So with the COVID-19 happening, we've
10 been trying to help support the essential businesses
11 that have still been, you know, kind of hit hard during
12 this time but are within the CRA District, to say these
13 people are still open, this is how you can communicate
14 with them, this is the safest way to conduct business,
15 they're still open, and just the conditions that have
16 happened.

17 Here are two examples of our newsletters. On
18 the left you'll see a general newsletter. We
19 occasionally have this Kids on the Beat part where a
20 child interviews somebody from Riviera Beach that is
21 doing something really great, and it's just a nice way
22 to highlight two different members of our community and
23 a fun way to see more about, you know, children in our
24 community as well as adults doing really impressive
25 things in our community.

1 On the right side you'll see an event
2 newsletter where we are promoting an upcoming event.
3 This one was about the ribbon cutting ceremony for the
4 Beach Bash, which, unfortunately, now is postponed.
5 But we promote events, and you know, link at the bottom
6 to learn more or to link back to Rivera Beach's
7 website, if it's an event, how to buy tickets or time
8 and place that somebody would need to know.

9 The results of these are there are at least
10 two, a minimum of two e-newsletters monthly, both
11 events and general. And you can see here all the
12 things we've had and the opens and the clicks and the
13 e-mails that have gone out.

14 Lastly, we have press engagement. So we
15 create a series of press releases announcing various
16 newsworthy and good news for CRA items. We develop
17 press releases for any programs, grants, events that
18 are newsworthy and distribute them to local media, post
19 them on their website, as well as two social media
20 profiles, as well as they're sent out through our
21 online PR service. And that has been going on since
22 March as well.

23 Here are a few examples that will appear.
24 News Break, it's a national resource. The Palm Beach
25 Post and the Palm Beach Chamber of Commerce are both

1 local, and then Florida Trend is a statewide
2 publication.

3 So the results, we have a minimum of one
4 press release monthly, and there have been over --
5 there are 200 online press engagements. Articles in
6 the media, as you just saw, include the Palm Beach Post
7 and Florida Trend. And then when we send these out,
8 they backlink to the CRA website to get more traffic
9 there.

10 I just want to thank all of you for
11 (inaudible) to listen and allowing us to present and
12 say that we are very grateful to work with the CRA and
13 we love working with them. It is a wonderful
14 relationship, and we hope to continue.

15 COMMISSIONER MILLER-ANDERSON: Madam Chair.

16 CHAIR BOTEL: Thank you. Miller-Anderson.

17 COMMISSIONER MILLER-ANDERSON: I just had a
18 question about the Kids Beat. How are the children and
19 the interviewees selected and how is it advertised?

20 MS. HAWKINS: So we work with the CRA staff
21 to select children that would be picked for Kids on the
22 Beat. And if any of you want to chime in and say how
23 you select children, we work together. And then
24 they're advertised via the e-newsletter.

25 MS. JENKINS: We've recruited -- this is

1 Annetta Jenkins, Director of Neighborhood Services.

2 A great job, Colleen, Valerie and Sharon.

3 We recruit children from a variety of ways.

4 Some of the -- several of the children have come from
5 our Creativity Station. I think one child participated
6 with Parks and Rec summer camp. We had one child from
7 the neighborhood, you know, who accompanied her parent
8 to several of the Neighborhood Watch meetings. So it's
9 a variety of ways. And we put blurbs in our
10 e-newsletters encouraging parents and children to reach
11 out to us to become future reporters for subjects.

12 COMMISSIONER MILLER-ANDERSON: Okay, maybe
13 that's something we can also advertise on TV 18 and
14 maybe on the City's website, since they do put some of
15 the CRA things on there so that we can reach a variety
16 of people in the City.

17 MS. JENKINS: Yes, ma'am.

18 COMMISSIONER MILLER-ANDERSON: Thank you.

19 VICE CHAIR LAWSON: Madam Chair.

20 CHAIR BOTEL: Yes.

21 VICE CHAIR LAWSON: Madam Chair.

22 CHAIR BOTEL: Mr. Lawson.

23 VICE CHAIR LAWSON: Thank you.

24 Colleen, thank you so much for the
25 presentation. Actually and the work. I've actually

1 seen it throughout the community. I've seen it on news
2 and on radio, a lot of the advertising marketing you've
3 been doing for the City, so amazing job to your team.
4 I thank you guys.

5 I wanted to see if we could possibly increase
6 the number of followers and likes on our Instagram and
7 our Facebook page. Since we've taken it -- since you
8 guys have taken over operations of it, the followers
9 are not comparable to some of the surrounding
10 municipalities and other like municipalities, so I
11 wanted to kind of get those engagements a little bit
12 higher with the number of people that are following and
13 liking pages.

14 MS. HAWKINS: Okay. Yes, there are
15 definitely strategies that we can try to work into
16 place. I do know that from looking into other
17 municipalities and looking at the bottom, a lot of them
18 do use advertisement, so if that was potentially worked
19 into a budget, that could definitely help as well.

20 VICE CHAIR LAWSON: Okay. And that was the
21 second question, about the news, the advertisement,
22 news coverage and press coverage, because one of our
23 biggest goals is to kind of change the narrative and to
24 create our own narrative and tell our own story. So
25 getting as much press as possible and seeing how that

1 can be budgeted and worked in so that we can tell the
2 positive stories that are happening within our CRA
3 District and to outline those on press coverage with
4 more news reports, more releases and having possibly
5 coverage come to the different events, that would be
6 great as well.

7 MS. HAWKINS: Yes, definitely.

8 VICE CHAIR LAWSON: Okay, thank you,
9 Ms. Colleen. And Valerie and Sharon, thank you guys so
10 much. Ms. Sharon, I definitely have some -- we have to
11 get lunch sometime because we have to meet. It's been
12 a year in the making, so we'll definitely connect soon,
13 Sharon.

14 MS. MERCHANT: You're buying, Doug.

15 CHAIR BOTEL: She didn't say that.

16 MS. MERCHANT: Be delighted.

17 CHAIR BOTEL: I want to thank you as well.

18 And I've taken a look at that piece. I'm sure you had
19 something to do with the recommendations during the
20 COVID pandemic. That was excellent, very thorough,
21 really a complete job and a beautifully put together
22 piece. So thank you for that.

23 I think it would be really lovely if we could
24 enlarge what you do to incorporate the City so that we
25 can get the whole story and not just the CRA story. So

1 that's something that we need to talk about as a
2 Council and not a Commission.

3 Anything else on this topic?

4 MS. MERCHANT: May I respond, Ms. Botel,
5 Dr. Botel? You may recall that the City actually put
6 an RFP out for these services some time ago, and our
7 firm was recommended for that, and it's kind of been
8 put aside. So I think that Mr. Littles could probably
9 bring that back to you if that's something you desire.

10 CHAIR BOTEL: I, for one, would like to see
11 us do a comprehensive, you know, CRA and City promotion
12 of the good things that are going on, because lots of
13 really good things. You know, Mr. Lawson himself does
14 most of them out there, and we want to make sure that
15 they get --

16 COMMISSIONER McCOY: He does all of them.

17 VICE CHAIR LAWSON: We, we. We, guys, we.
18 We do them all.

19 CHAIR BOTEL: We should take that up. We
20 should ask Mr. Jonathan Evans to put that on an
21 upcoming agenda. Anything else on this topic? Great.

22 Thank you again, ladies. It was really a
23 pleasure to have you here this evening, and I
24 appreciate it.

25 Okay, Mr. Evans, item number five. Oh, wait,

1 did we do any public -- were there any public comments
2 on that topic?

3 MS. DESIR: There are no public comments.

4 CHAIR BOTEL: No more public comments. Thank
5 you.

6 COMMISSIONER MILLER-ANDERSON: Madam Chair.

7 CHAIR BOTEL: Yes.

8 COMMISSIONER MILLER-ANDERSON: Will they be
9 exiting from the meeting so that we can at least try to
10 bring us all back together here, because we have like a
11 bunch of people on here. So hopefully after they do
12 their presentation, they leave so that we can --

13 CHAIR BOTEL: Close your video. Thank you;
14 thank you all. Thank you. Appreciate it. Thank you;
15 thank you.

16 There were no public -- okay, item number
17 five.

18 THE CLERK: New CRA Plan update presentation.

19 INTERIM EXECUTIVE DIRECTOR EVANS: This is a
20 presentation by Treasure Coast Regional Planning
21 Council. As you know, they are hard at work on
22 preparing our CRA Plan update, and as a part of that
23 work that they're doing, there are four different tasks
24 that they've been working on.

25 And I've just asked them to come and give you

1 an update as they proceed along with those tasks, just
2 to allow an opportunity for the Board to understand
3 what they're working on, what the status of that is and
4 provide any comments so that when we bring you the
5 final drafts, that they include some of your comments
6 as we develop them along the way.

7 And with that, I'd like to introduce Kim
8 DeLaney. Kim, you're still muted.

9 MS. DeLANEY: I think unmuting the mic helps.
10 Sorry about that. Kim DeLaney from Treasure Coast
11 Regional Planning Council, and thank you for the chance
12 to update you on the work we've been doing on the tasks
13 that have been assigned to the Council.

14 Also on the call, I'll be your lead presenter
15 today, but we also have Dana Little and Jessica Seymour
16 on the call as well, along with Jeff Costello, who's
17 working with us in developing the tasks that have been
18 assigned to us.

19 And I'm going to try to share my screen so I
20 can walk through the presentation with you. So I will
21 look to you, Scott, for a thumbs up that my screen is
22 visible. Yes.

23 CHAIR BOTEL: Perfect.

24 MS. DeLANEY: So, great. So there are four
25 tasks the Regional Planning Council is undertaking on

1 behalf of the agency, and it's a holistic view at the
2 regulatory documents that underpin the agency, as well
3 as particular program areas.

4 So the first of those is the Singer Island
5 Area Plan, which is underway. In that plan we are --
6 we have completed site visits and documented the field
7 conditions, and we're working on developing the base
8 data so that we can provide the analysis for the Singer
9 Island Area Master Plan.

10 As we go forward, we'll be looking in both
11 the current and past development proposals for the City
12 and particularly the CRA owned parcels, looking at
13 design concepts that are based on the current code and
14 requirements, and then planning level economic analyses
15 to understand the market feasibility, and if any public
16 assistance is required, the degree to which that
17 assistance would make those projects feasible and
18 developable in the Singer Island area. So that project
19 is in motion.

20 The second project is the CRA Core Gateway
21 Signage Program. As the Board may recall, this program
22 is looking at two key corridors, the Blue Heron
23 corridor and the Broadway corridor, as really the
24 gateway entrances into the heart of the CRA. And these
25 photos just illustrate some of the existing conditions

1 with the signage that's out there today.

2 And so there's a series of actions that have
3 already been undertaken. Working very closely with the
4 staff, we have surveyed the Blue Heron and Broadway
5 corridors to assess all of the existing conditions.
6 We've been working with a local sign company, Baron
7 Signs, to develop typical cost estimates to understand
8 how far CRA dollars can go to leverage signage
9 improvements, and particular signage improvements on
10 those parcels that have been identified.

11 We've initiated the gateway business signage
12 concept as well to begin to understand the types of
13 destinations that will make sense for gateway business
14 signage, as well as various sign concepts, and we're in
15 the process of developing preliminary signage grant
16 program selection criteria, which I'll get to in just a
17 couple of slides for the Board's consideration as we
18 begin to develop that criteria.

19 Next steps in the project as we carry it
20 forward will be producing illustrative graphics to
21 illustrate kind of the existing and then future
22 condition for those signage investments so again we can
23 leverage the property investments in the CRA.

24 To look at wayfinding destinations and
25 determine what the best locations would be for

1 wayfinding signage. Wayfinding signs, of course, is a
2 phased program, where most agencies and municipalities
3 begin with a first layer of signage and then add to
4 that signage over time. And so those destinations will
5 be designed to build over time to holistically produce
6 that wayfinding throughout the CRA as it continues to
7 redevelop. We'll also be finalizing the signage grant
8 program selection criteria and then reaching out to
9 property owners.

10 With respect to outreach, again, we are
11 working with your staff to model the communications the
12 CRA tends to use and has great success with in reaching
13 out to property owners to develop the introductory
14 informational fliers for the signage grant program with
15 the details of that program.

16 And we've begun to start to identify some
17 quick victories, like, for example, this building on
18 the Broadway corridor has existing nonconforming
19 signage that, for example, represents a safety hazard
20 because it has exposed bulbs. So simply by removing
21 that signage and creating a credit back to the
22 property, immediate improvements to the corridor, just
23 as a very simple example, just for the Board's
24 consideration.

25 COMMISSIONER McCOY: Question. What does a

1 credit back to the property mean?

2 MS. DeLANEY: One of the techniques that many
3 agencies do when -- many agencies offer when they
4 remove nonconformities is provide owners funds for when
5 a new owner comes in to pay for new signage. The CRA
6 has benefited if nonconforming signage comes down, for
7 example, but it can't just be removed by right. And so
8 that creates the leverage for the CRA to get rid of
9 what many would say is an unattractive feature, right,
10 a sign with exposed bulbs, and then incentivize new
11 signage when a new owner comes in.

12 COMMISSIONER McCOY: Well, currently that's
13 not something that we have. That's not something that
14 we're doing in Riviera Beach, correct?

15 MS. DeLANEY: Yes, you can --

16 COMMISSIONER McCOY: Mr. Scott Evans.

17 INTERIM EXECUTIVE DIRECTOR EVANS: No. This
18 is -- they're developing a new grant program. So based
19 on the new program, that would be a consideration.

20 CHAIR BOTTEL: This is just an example. Am I
21 right?

22 MS. DeLANEY: Correct, just an example of a
23 way to immediately improve the appearance of a property
24 if that becomes a priority for the Board. And these
25 will all be part of the priorities for the Board to

1 consider when we bring the program forward.

2 COMMISSIONER McCOY: Thank you.

3 MS. DeLANEY: Okay, short. Go ahead and move
4 on to the next slide.

5 And so part of the effort is standardizing
6 the grant program language so that when we bring
7 forward the different types of signage recommendations
8 that make sense artistically and from a design
9 standpoint for properties, that both owners and the
10 Board will understand where those components will be.
11 So for example, there are pylon and monolith signs,
12 rooftop signage. There are window graphics, channel
13 lettering. There are all sorts of different
14 techniques.

15 So part of that effort will be to recommend a
16 consistent standard for the CRA. That's what many
17 communities do through sign programs like this one to
18 improve the general appearance so that when you enter
19 the District, it looks like you're in a particular
20 District, and then work on designs with the individual
21 property owners in a manner that carries forward their
22 unique interests, okay?

23 With respect to program evaluation criteria,
24 again working with your staff, we're trying to model
25 that criteria that we're, again, beginning to develop

1 with the existing successful program the CRA has and
2 also looking at what other agencies, both
3 municipalities and CRAs utilize for signage program
4 selection criteria.

5 So for example, this is the type of criteria
6 that we think is most applicable to the Riviera Beach
7 CRA. The location of the buildings, of course,
8 fronting either Broadway or Blue Heron.

9 Leveraging other CRA grant dollars. For
10 example, partnering signage grant dollars with other
11 commercial revitalization dollars from the CRA.

12 The efficiency of those grants. Like for
13 example, the number of tenants in a building that are
14 receiving an improvement.

15 The code compliance. For example, thinking
16 about that earlier building where we would be looking
17 to remove nonconformities with existing signage to
18 bring properties into compliance with the City's code.

19 The net improvement of the visual appearance
20 of the property.

21 The condition of the existing sign versus the
22 new sign.

23 Improving the effective age. For example,
24 how old is the signage on the property, when would its
25 effective life be at a point where it should be

1 replaced.

2 The general visual impact in terms of
3 consolidating existing signage where there are multiple
4 tenants and the ability to consolidate signage to clean
5 up the appearance of properties.

6 And also the tenure or the longevity, the
7 length of property ownership for a property owner or
8 the lease agreement so the CRA investment in that
9 property would be the best protected.

10 So this is the type of criteria, again, we're
11 in the process of developing, but this is the direction
12 that we think makes the most sense based on the
13 existing programs that the CRA has, as well as the
14 examples that exist in other locations. And this will
15 all be coming to the Board for the Board's detailed
16 review and approval.

17 We just want to give you next steps. So with
18 respect to schedule, in the month of May we'll be very
19 busy developing illustrative business signage artwork
20 and wayfinding artwork, again, to come back to the
21 Board for the Board's consideration. We'll be testing
22 the criteria against the field conditions to confirm
23 that we have a suitable selection for the Board.

24 And then as we get into June, we'll be
25 conducting site visits, developing detailed cost

1 estimates and then bringing the recommended improvement
2 back to the Board, we're anticipating in June, for the
3 Board's consideration and potentially the award of
4 those grant dollars to go ahead and get some of those
5 properties improved, okay? So that's the signage
6 program at a very high level.

7 The third program is the water quality and
8 enhancement project. The Board may recall this map is
9 the map that was presented back in February. As we're
10 looking at the watershed, we've delineated the
11 watershed in that blue area, kind of the Palm Beach
12 Inlet/Peanut Island Lagoon versus the entire City
13 boundary.

14 And we know we have a multi-jurisdictional
15 task. If we're going to clean up the water and improve
16 the value of the water for the redevelopment of the
17 CRA, we have to work with other agency partners and
18 local government partners to be effective. And so we
19 have been undertaking that.

20 As the Board will recall, the purpose, of
21 course, is to identify, assess and prioritize specific
22 activities that will improve the water quality in the
23 Palm Beach Inlet/Peanut Island Lagoon area with the
24 goals of improved water quality, improved property
25 resilience, enhancing desirability and value, enabling

1 future development and redevelopment, and also
2 improving the quality of life for residents.

3 We conducted a stakeholder meeting, with 16
4 different entities participating, seven local
5 governments, including the Port of Palm Beach, as well
6 as nine agencies to identify what those opportunities
7 were, again, to best leverage the CRA's focus and
8 opportunities to improve the lagoon with its partners.
9 The early findings for those activities are summarized
10 on these next three slides.

11 So the first category of early findings,
12 coordination and regulation. There's the opportunity
13 to establish a Project Manager within the CRA, an
14 individual or as part of another staff member's
15 function, to really prioritize the focus on water
16 quality improvements because they have such a direct
17 relationship to the value and potential for
18 redevelopment in the CRA boundary.

19 Updating the storm water master plan to
20 consider the allocation of stormwater utility funds,
21 again, in a manner focused on perhaps those properties
22 within the CRA, to move them forward because of their
23 leverage.

24 Participating in the Lake Worth Lagoon
25 Initiative. That opens the CRA and the City up to

1 grant dollars that come from the Legislature and other
2 sources, again, with a goal of trying to leverage or
3 spend CRA dollars in a manner that leverages other
4 investments to get a more holistic set of improvements.

5 We identified the need to increase the
6 maintenance of the stormwater system, better utilizing
7 and more extensively utilizing the stormwater
8 infrastructure to clean up the stormwater and debris
9 before it enters the lagoon.

10 The CRA can augment funding for street
11 sweeping as well. Again, these are direct improvements
12 that clean up the water that's discharging with every
13 storm event into the lagoon area.

14 Again, from a regulatory standpoint, again
15 looking at low impact development through the City's
16 ordinances, through funding, fertilizer restrictions
17 and education, and then collaborating with your
18 adjacent municipalities for larger scale project
19 improvements, like, for example, the C-17 canal, which
20 discharges a tremendous amount of water quality
21 impediment, if you will, into the lagoon just north of
22 the District.

23 With respect to specific projects, we've
24 evaluated all of the stormwater improvement projects in
25 the City's stormwater Master Plan and identified the

1 infrastructure that the CRA may wish to consider
2 prioritizing. For example, the three projects that are
3 noted, 22nd Street, 24th, 25th, and also Lake Drive on
4 Singer Island have kind of quick victory improvements
5 that would immediately begin to improve stormwater
6 discharges into the lagoon.

7 Now, in addition, again noting the potential
8 to collaborate with your adjacent property owners, the
9 Port of Palm Beach is in the process of reevaluating
10 its stormwater discharges, looking at its outfalls and
11 also coral relocation, which may augment activities on
12 Peanut Island. That's a partnership opportunity with
13 the Port.

14 Certainly the City Marina project has the
15 opportunity for improved stormwater treatment and
16 outfalls, Rybovich Marina as well. And FDOT's -- the
17 Broadway/U.S. 1 corridor has a series of outfalls that
18 can accommodate improved treatment, and FDOT has
19 indicated its willingness to be a partner with the City
20 to help improve stormwater discharges into the lagoon.

21 So and then finally, with respect to early
22 findings, other potential collaboration opportunities,
23 there is, of course, the mooring field project that is
24 in motion. The CRA can play a partnership role in
25 conjunction with FIND, Palm Beach County and others to

1 advance the mooring project to improve not just the
2 discharges taking place into the lagoon, but the impact
3 on the seagrasses, which has a secondary benefit to
4 stormwater quality as well.

5 Supporting the removal of derelict vessels,
6 supporting bilge removal activities, again, to clean up
7 the discharges into the waterway.

8 Considering dinghy landings and surface
9 transportation to reduce neighborhood impact so that
10 folks that are moored in the lagoon aren't coming
11 ashore in any location, but have a specific location
12 designed for them to come ashore to reduce neighborhood
13 impacts that can occur otherwise.

14 And then advancing stakeholder partnerships
15 with those other entities to pursue additional grant
16 funding.

17 So again, these are very early findings. We
18 just met six weeks ago, but we wanted to bring some of
19 these ideas forward, because as we bring the
20 recommendations forward to the CRA, the goal is to have
21 the CRA positioned immediately to begin pursuing grant
22 dollars as grant dollars become available to accomplish
23 some of these implementation efforts.

24 COMMISSIONER LANIER: Question?

25 MS. DeLANEY: I'm sorry? Going back?

1 COMMISSIONER LANIER: Yes, I'm sorry. I just
2 wanted to ask one question. I know that we did a lot
3 of request and complaints about removal of derelict
4 vessels. How do you propose to work, in collaboration
5 with who, and how can the City leverage the funds that
6 they do have to be able to tackle this issue?

7 MS. DeLANEY: Sure. We spent about an
8 hour -- it's a great question that you asked, and it's
9 a really complex one. It's one that we've been
10 assisting Palm Beach County and the agencies with as
11 we've been looking at the Intracoastal for years.

12 There's an organizing entity called Lagoon
13 Keepers, which is funded by different public and
14 private entities, that helps manage the removal of
15 derelict vessels, okay? It takes a long time,
16 unfortunately, because you have to trace the ownership
17 of a vessel before you're able to get it out of the
18 water. So it's really, really frustrating.

19 By the City helping establish a designated
20 mooring field, that will, by default, enable the
21 removal of derelict vessels within the mooring field.
22 So that's kind of a two for one. From the City
23 standpoint, not only do you get a designated mooring
24 field so it's a more attractive place to come by boat,
25 the boats that do come have to tie up and pump out so

1 they're not discharging dirty water into the lagoon,
2 and they tie up to mooring balls so they're not
3 dragging anchors through seagrasses. That's one set of
4 benefits. The other benefit though is you get to take
5 out the derelict vessels when you get a mooring field
6 established. So it's a significant improvement for the
7 lagoon for that mooring field project to move forward.

8 The CRA can play a partnership role with the
9 City and also help bring down dollars from FIND and
10 from the Federal Transportation Administration -- I'm
11 trying to remember the funding source that's being
12 pursued -- as well as congressional appropriations to
13 help implement the mooring field project.

14 So Council Member, that's one part of the
15 answer, which is the mooring field helps you get rid of
16 the derelict vessels. A long answer to a short
17 question. So the simple part of that answer is you
18 have also Lagoon Keepers. And Lagoon Keepers is a
19 nonprofit entity that the City is currently working
20 with who goes out to tag vessels, document vessels and
21 put in motion the removal of those vessels.

22 That's a partnership entity that the City or
23 the CRA can partner with to help them do their work
24 more effectively and more quickly. And so they were
25 included in our agency outreach, and they'll be part of

1 the recommendation plan that we bring back to you
2 because they're already positioned to get those
3 derelict vessels out of there. So it makes more sense
4 to help fund an entity that's positioned to do that.

5 CHAIR BOTEL: Ms. Lanier, I just got an
6 e-mail today, because obviously, this topic comes up
7 quite often, and my concern --

8 COMMISSIONER LANIER: (Inaudible.)

9 CHAIR BOTEL: And I got an e-mail from Greg
10 Reynolds, who's in charge of Lagoon Keepers. He says
11 the (inaudible) continues as far as the State grant,
12 which he has obtained in the past many times, to remove
13 the first three vessels. There are currently eight
14 sunken vessels in the area of Peanut Island, north to
15 Munyon Island.

16 We have three other vessels that have had
17 issues in the last two weeks. They have not sunk yet,
18 but they will. Vessels that the owners have
19 (inaudible) and no one tending the vessels, it's only a
20 matter of time before they break loose again and cause
21 damage or sink. When it sinks, then law enforcement is
22 very clear: It's sunken, therefore making it eligible
23 for removal. The vessels have to be processed by law
24 enforcement before we can provide and destroy the
25 vessels.

1 He goes on. I will forward this to
2 Mr. Evans, and then he can make it available to the
3 rest of the Board.

4 COMMISSIONER LANIER: Yes, it's very
5 interesting, because I just see a lot of e-mails coming
6 about this issue.

7 MS. DeLANEY: (Inaudible.)

8 CHAIR BOTEL: Excuse me. They removed seven
9 vessels so far in 2020, just the first couple of
10 months. (Inaudible) removal of 30 vessels this year.
11 They average 22 vessels a year. So they're on top of
12 it.

13 MS. DeLANEY: And they are the best resource
14 in Palm Beach County to be your partner in getting the
15 derelict vessels out of the water. So it's -- and
16 thank you, Dr. Botel, for sharing that, because I
17 didn't have the luxury of that e-mail.

18 But Greg was wonderful in our stakeholder
19 meeting, because their job is keep the water clean,
20 keep it safe for boating, and getting derelict vessels
21 out of the water is one of the most important ways to
22 do that. So that's good to know. And again, we'll be
23 recommending that partnership and advancing that
24 partnership. The CRA can help fund that activity to
25 accelerate it if it's a priority of the agency, okay.

1 Were there other questions, or would it be
2 okay if I move forward to schedule? Keep going. I see
3 Dr. Botel may be pulling the cane out already. I
4 understand.

5 So with respect to schedule, we are in the
6 process of detailing the findings. As I mentioned to
7 you just now, the kind of the high scale overview will
8 be detailing those findings for you as part of your
9 action plan and developing a list of action items with
10 priority. We will be then able to bring those findings
11 out to the public and direct mailing to, for example,
12 the owners along the waterway and the key industry
13 stakeholders in the marina industry throughout the CRA.

14 We'll be collaborating on prioritizing those
15 items with the City to make sure that we're in sync
16 with the City's stormwater improvement efforts,
17 bringing the report to conclusion in May, and we expect
18 to have a final presentation back to your Board in
19 June. And so that's the status with respect to that
20 stormwater quality and enhancement work, okay?

21 So we only have two blue water downtowns in
22 the Treasure Coast region. You have one, and Fort
23 Pierce has the other. So it's we're so happy to be
24 able to assist you with this because it's a unique
25 resource to have that.

1 The fourth task the Regional Planning Council
2 is undertaking, of course, is the largest one, and
3 that's updating the Rivera Beach CRA Plan, which was
4 last updated in 2011. There's a substantial amount of
5 statutory change that has taken place in that
6 timeframe, and so of course, a tremendous focus in that
7 effort is to make sure your plan is in compliance with
8 the current statutory requirements for CRAs.

9 Thus far, we've conducted a number of site
10 visits and team meetings with the CRA staff to get the
11 project organized and in motion. We have been
12 reviewing both the City's CIP, as well as the Community
13 Improvement Projects and programs in the CRA to
14 determine what the status is of those various
15 activities.

16 And next steps going forward, we'll be doing
17 our stakeholder interviews, updating the economic and
18 demographic data in the current plan, conducting a
19 public information workshop, expected in the spring,
20 and then identifying the new and continuing projects to
21 be prioritized in your funding cycles as you go
22 forward. So that's the status with respect to the
23 plan.

24 Sorry that I took so long, but it's a lot of
25 detail. My contact information is here, but of course,

1 our entire staff is available on the call and as needed
2 for any of the CRA members or members of the public as
3 we carry out this work, okay?

4 CHAIR BOTEL: Thank you, Kim.

5 MS. DeLANEY: You're most welcome.

6 CHAIR BOTEL: Any questions? Again, we have
7 no public comment, I'm guessing.

8 MS. DESIR: There are no public comments.

9 CHAIR BOTEL: Thank you. Does the Council
10 have any questions?

11 Thank you, Kim. Appreciate your --

12 MS. DeLANEY: Okay.

13 CHAIR BOTEL: Thank you.

14 MS. DeLANEY: Happy to help out.

15 CHAIR BOTEL: Item number six.

16 THE CLERK: CRA Infrastructure Grant Program.

17 INTERIM EXECUTIVE DIRECTOR EVANS: This item
18 was on our original work plan that we adopted this
19 year. And what we're trying to do is create a more
20 comprehensive, a more significant grant program to try
21 and attract new developments to the CRA.

22 And Jeff Costello is a Planning and
23 Redevelopment Consultant. He has over 30 years'
24 experience in the south Florida area that includes
25 working for Delray Beach for ten years as their

1 Assistant and Executive Director. Jeff is currently
2 working on the Treasure Coast Regional Planning Council
3 team to help prepare our CRA Plan update, and he's also
4 working on a new grant program that would be funding
5 infrastructure by utilizing TIF revenue, which would
6 allow us to utilize future revenue to stimulate and
7 attract new development now.

8 And similar CRAs and cities use this,
9 including Lake Worth, West Palm Beach, Delray Beach and
10 Boynton Beach. So I would like to develop this tool,
11 and Jeff's been working on it. He just wanted to do a
12 progress update for you. And eventually this would
13 become a resolution and would be adopted into our
14 policies and procedures.

15 And so with that, thank you for joining us,
16 Jeff.

17 MR. COSTELLO: Thank you, Scott. Thank you
18 for the introduction.

19 Good evening, Madam Chair and Commissioners.
20 Thank you for the opportunity to present to you this
21 evening as we create a new incentive program for the
22 Riviera Beach CRA and to further the transformation of
23 Riviera Beach, this dynamic waterfront community. So
24 I'm going to get this going here from the beginning.
25 Let me know if I'm on. You got it? Do you guys see

1 the presentation?

2 CHAIR BOTEL: Yes, we see it.

3 MR. COSTELLO: Okay. All right, thank you so
4 much. I'll be brief, but I just wanted to, as we kick
5 this off, just a little refresher, if I may, with
6 regard to what TIF is. And it is not a new or
7 additional tax. It's a portion of the tax dollars that
8 are collected and transferred to the CRA based on the
9 incremental increases in property values.

10 The base year for Riviera Beach, 1984. The
11 City receives tax revenues based on the '84 assessed
12 value, plus five percent each year. The CRA receives
13 95 percent of those increases, and it includes the
14 County tax dollars, so those two entities that utilize
15 those tax dollars and reinvest those into the
16 redevelopment area.

17 Chapter 163, part 3, includes provisions that
18 encourage private enterprise.

19 Excuse me one second. Sorry about that. Let
20 me go back up.

21 And so basically, it encourages private
22 enterprise to the rehabilitation and redevelopment
23 within the Community Redevelopment area. The Community
24 Redevelopment Plan, Section 7, includes approximately
25 about 17 potential programs, and this is one of them,

1 basically direct financial incentives to generate new
2 private development. As Kim said, if it's in the plan,
3 you're able to do it. So as we go through the updates
4 to the CRA Plan, we're looking at other opportunities
5 and programs that can leverage CRA funds and utilize
6 them, you know, in the transformation of the District.

7 You do have, currently you have two programs
8 in place, and they focus on eliminating lighted
9 structures and incentivizing property owners to make
10 improvements, thus improving the overall aesthetics of
11 the area, as well as property values. Those are
12 focused on exterior renovations, restoration and
13 rehabilitation and landscaping.

14 So what is the purpose of these incentives?
15 Basically, it's to ensure the economic vitality of the
16 District and the growth and enhancement of the
17 commercial tax base. It's to catalyze investments for
18 more opportunities for businesses and to create jobs,
19 to help overcome barriers to new construction, to
20 encourage infill of large tracts of land, to get the
21 downtown a lighted appearance, insecurity or a sense of
22 insecurity and abandonment, to attract daytime business
23 populations, support and strengthen the downtown
24 businesses, to make feasible the development of mixed
25 use and multifamily residential developments, and also

1 ultimately to help Rivera Beach become known as a place
2 to conduct business.

3 You know, we touched on the TIF. Basically,
4 again, it's utilizing the increment revenue, the
5 investing not only in the CRA's programs, but also to
6 leverage public funds to promote the private sector
7 investment in a target area.

8 So the incentives, as we were discussing the
9 infrastructure, we're looking at potentially, you know,
10 there's ways to achieve it. There's four bullets in
11 front of you as far as reimbursement of a portion in
12 the increment revenue for infrastructure improvements.
13 Basically, this occurs after development is completed
14 and you're reimbursing the developer for these
15 particular improvements.

16 It's based on a percentage of the revenue
17 that's increased. There's traditionally the tax
18 rebate. There's also the CRA where they could provide
19 their equity contribution based on the development's
20 projected increment revenue, increased increment
21 revenue, and then also invest the CRA's land via
22 long-term land lease, the return for fulfilling the CRA
23 objectives.

24 From the CRA's perspective, you know, you
25 want to look at the timing of the assistance, the level

1 of assistance and the net benefit to the CRA, the City
2 and the local economy. So, you know, the focus, you
3 know, focusing on public infrastructure, job creation,
4 business relocation, the targeted locations, and then
5 that's where we need some direction with regard to is
6 it throughout the CRA District or are we looking at a
7 certain major corridor such as Blue Heron and Broadway.

8 And then the targeted projects, this
9 presentation has a pretty broad view, and you can
10 structure these as you want. Typically in my
11 experience, there's a timeframe. And early in the
12 incentive timeframe there may be a greater
13 reimbursement than on the back end, because the idea is
14 that those that are first in the door take the larger
15 risk in the development opportunity.

16 So the schedule of kicking off tonight,
17 thanks again. And you know the -- as far as the scope,
18 I'll be reviewing the study of programs in other
19 cities, you know, the best practices and what's the
20 best interest for the Riviera Beach CRA and the City of
21 Riviera Beach as a whole.

22 We'll be conducting one-on-one meetings, so
23 we'll be reaching out, and then come back in June for a
24 CRA workshop meeting, present the findings, and
25 potentially some ideas or thought for recommendations

1 and obtain more feedback from the Board. And then
2 ultimately, based on those directions, we will move
3 forward on developing the program guidelines and
4 application process. Those would be for the Board's
5 approval and adoption also.

6 So I know I went through this quickly, and I
7 know you -- but I did want to just also just take a
8 moment and just to extend my best wishes to the Board,
9 staff, the community, you know, during these very
10 difficult times. And we'll get through it, and the CRA
11 and the City will be in a position to move forward
12 quickly out of the gates. So thank you again, and if
13 there's any questions.

14 COMMISSIONER LANIER: Yes, I wanted to ask
15 one question, Madam Chair.

16 CHAIR BOTTEL: Yes, go ahead, Ms. Lanier.

17 COMMISSIONER LANIER: I just wanted to ask
18 one question. Now, you know I always try and frame
19 everything in the light of COVID-19, because, you know,
20 as you just mentioned, we need to think about that. So
21 I also want you to at least start thinking about and
22 moving in the direction of what they call, you know,
23 like small business stabilization.

24 How are we going to move forward with that?
25 How are we going to be able to, you know, bring this in

1 so that -- because, you know, when we talk about
2 redevelopment, when we talk about, you know, trying to
3 at least maintain what we have, we're talking about a
4 lot of small businesses in the city, and how are we
5 going to look at stabilization of those businesses? So
6 if you can kind of add that to the mix, to be able to
7 kind of look at some long-term goals and how we're
8 going to be able to do that, that would be good for us.

9 MR. COSTELLO: Okay.

10 CHAIR BOTEL: Any others?

11 Thank you.

12 MR. COSTELLO: Thank you. Thank you for the
13 opportunity. Stay safe.

14 CHAIR BOTEL: And you too.

15 Item seven.

16 MR. COSTELLO: Okay, let me get out of here;
17 let me get out of here.

18 CHAIR BOTEL: Turn off your microphone and
19 your video.

20 MR. COSTELLO: Okay. Thank you.

21 THE CLERK: Presentation Update of Broadway
22 Underground Utility Burial Projects.

23 And the acceptance of public comment cards is
24 now closed.

25 CHAIR BOTEL: Thank you.

1 INTERIM EXECUTIVE DIRECTOR EVANS: Okay, this
2 item, the Broadway utility burial project is now moving
3 forward again. It was previously put on hold because
4 we didn't have all of the required easements to move
5 forward with the project. But however, we have now
6 accomplished -- we've got control of all of those
7 easements.

8 And we've got a number of Board items that
9 will be coming for your approval over the summer and
10 the fall, and these will include contracts and
11 agreements with FPL, AT&T, as well as doing some other
12 work related to getting those easements in place and
13 hiring electrical contractors to make some of the
14 connections. So I wanted to give the Board an update
15 in advance of all those agenda items coming before you.

16 And our Project Manager on this is Suzanne
17 Dombrowski, and she's from Chen-Moore & Associates.
18 Welcome, Suzanne, and thanks for giving us an overview.

19 MS. DOMBROWSKI: Thank you, Scott.

20 Good evening, Madam Chair, Council. Suzanne
21 Dombrowski with Chen-Moore & Associates, and as Scott
22 said, I'm going to give you an update on the Broadway
23 utility burial project.

24 There we go. And so the purpose of the
25 project is to remove the overhead facilities along

1 U.S. 1 between 12th Street and Blue Heron Boulevard and
2 bury them underground. And the purpose of this is both
3 for beautification and for storm hardening. The status
4 of the project is phase one is complete. Phase one
5 includes level three fiber light equipment and fiber
6 net, and phase two is ongoing. Part of phase two is
7 FPL, AT&T and Comcast. Comcast's portion has been
8 completed, and we are currently working with FPL and
9 AT&T.

10 As we work through the rest of phase two, the
11 bulk of our effort is mostly related to locating the
12 equipment and working with the affected property owners
13 on easements for this equipment. And as Scott said,
14 we've put a lot of time into the easement acquisition
15 process, and we do have a good number of easements
16 identified and acquired. There are a few pending ones
17 that are going to be dependent on the FPL design, and
18 FPL is working through that right now.

19 So FPL has submitted an initial design plan
20 to us. We've been working closely with them over the
21 last couple months. We've been refining these
22 equipment locations, making sure that they're situated
23 the best way within the easement location. We are also
24 meeting with them on site. We've visited each location
25 so that we really understand the existing conditions

1 and make sure that we're not impacting properties more
2 than necessary.

3 And we're also looking at it from a cost
4 perspective, seeing their design and making sure it's
5 the most cost effective construction for the CRA. So
6 as FPL continues to take our comments and we take
7 theirs through the easement acquisition, we can
8 finalize all the easement locations, and then FPL will
9 provide a final design. When FPL's design is complete,
10 then AT&T will initiate their process. And AT&T will
11 utilize all of the FPL easements, which is why they
12 really need to know those final locations before they
13 can begin their design.

14 I would like to note that FPL can provide
15 overhead lighting as part of the undergrounding
16 project, however, it's not currently included in this
17 scope of work, so they will need to have a separate
18 request for the lighting.

19 These are some examples of the facility that
20 you may see as part of an undergrounding project, the
21 switch and the transformer that are FPL equipment, and
22 you'll also see an AT&T box there. All of the
23 facilities will be evaluated for landscaping, dependent
24 on the location of the actual equipment, and this
25 landscaping will screen the equipment from public view

1 and also provide beautification. It does have to be
2 designed in accordance with FPL standards, which means
3 they still need certain distances so that they can
4 continue to access and maintain their equipment.

5 For our schedule, we expect the FPL design to
6 be completed by summer of 2020, and at that time FPL
7 and CRA can initiate the actual construction contract.
8 Also, FPL at that time will begin their permitting
9 process with the Florida Department of Transportation.

10 Fall of 2020 we believe that we will secure
11 all of the easements based on that FPL final design,
12 and at that time the AT&T design will be initiated. By
13 spring of 2021, construction should begin, which will
14 include installation of all the underground conduits
15 and then removal of the overhead lines.

16 And then by 2022, construction should be
17 complete and the new business connections should be
18 complete, the underground system should be energized
19 and the overhead system should be removed.

20 CHAIR BOTEL: Suzanne.

21 MS. DOMBROWSKI: Yes.

22 CHAIR BOTEL: We have a question from
23 Mr. McCoy.

24 MS. DOMBROWSKI: Sure.

25 COMMISSIONER McCOY: Madam Chair, I think

1 I'll wait till after this slide. This is what I wanted
2 to ask about.

3 CHAIR BOTEL: Thank you. Go ahead.

4 MS. DOMBROWSKI: All right, so our budget
5 going through the project, for phase one it is complete
6 and the budget is approximately 811,000, which has
7 already been paid. Again, that's level three fiber
8 light and fiber nets.

9 For phase two, the CRA has already paid the
10 FPL design deposit in the amount of \$12,832, and this
11 deposit will go towards any future construction costs.
12 The FPL construction costs that have been provided to
13 us is really a ballpark estimate because they don't
14 have the final design completed, but they believe it
15 will be about 1.9 million.

16 AT&T will not provide us a ballpark cost at
17 this time because they haven't really initiated their
18 design. But once they get further into their process,
19 then they'll give us an idea of their costs.

20 For Comcast, the construction is complete and
21 it was 277,000. The project management portion was
22 98,000.

23 The private connections which will go from
24 the FPL equipment, the new underground equipment over
25 to the property owner meter has not been designed yet,

1 but we're expecting it to be about \$200,000.

2 And we also are expecting some restoration
3 costs within the right-of-way, approximately 150,000,
4 and then we've added \$100,000 in the budget for
5 miscellaneous items and contingency, bringing the phase
6 two total to \$2,738,222. And again, that does not
7 include the AT&T costs.

8 Do you want me to take a question now on the
9 budget?

10 CHAIR BOTTEL: Mr. Lawson.

11 VICE CHAIR LAWSON: Madam Chair, I have a
12 question.

13 CHAIR BOTTEL: Mr. Lawson.

14 VICE CHAIR LAWSON: Thank you.

15 Yes, Ms. Suzanne, a question. Before the
16 phase one completion, was any local participation used
17 to actually complete phase one?

18 MS. DOMBROWSKI: So the utility companies
19 themselves were responsible for all the work effort.

20 VICE CHAIR LAWSON: So we paid the money, but
21 they were responsible for hiring all the employees that
22 worked?

23 MS. DOMBROWSKI: Correct. So these utility
24 companies will only allow a contractor that has been
25 vetted and pre-qualified by them to perform their work.

1 VICE CHAIR LAWSON: Okay. Is that something
2 that for phase two we can implement, to allow for them
3 to vet and to qualify contractors that are local?

4 MS. DOMBROWSKI: I think we could definitely
5 bring it up for discussion and consideration and then
6 bring those results back to the Board.

7 VICE CHAIR LAWSON: I would actually ask my
8 colleagues to make it a little bit more stronger than
9 consideration. I would want to make it a requirement
10 to get this work done, because we have local
11 participation.

12 When I say local, I want to start within our
13 city first. And if we go from our city, then we move
14 to Palm Beach County. I want to keep it with local and
15 minority participation, if possible limiting to local
16 businesses, if that's feasible to negotiate with them
17 in discussing phase two, because if we're going to
18 spend 2.7 million, I would love for local participation
19 to be involved.

20 Thank you, Ms. Suzanne.

21 Thank you, Madam Chair.

22 CHAIR BOTEL: McCoy.

23 COMMISSIONER McCOY: Madam Chair, thank you.

24 I want to respond to Commissioner Lawson.

25 And I'm playing just a hypothetical here. And that

1 being FPL, they say no. What is the alternative,
2 because I certainly support it, but we're asking to do
3 this, and we're relying on them to do it, and if they
4 don't agree, what are you proposing that is the
5 alternative?

6 VICE CHAIR LAWSON: Well, first and foremost,
7 I want them to say no first to allow for us to tell us
8 as a municipality that they don't want to vet or
9 utilize local participation to underground our
10 utilities. So if they come to us and tell us no,
11 honestly, FP&L is a monopoly, there's not much we can
12 do, Councilman McCoy. But at the same time, it can be
13 a strong ask.

14 INTERIM EXECUTIVE DIRECTOR EVANS: Madam
15 Chair, if I could just also add, there's a couple of
16 things in phase two that would allow us -- that we have
17 control over, and one's the private connections. So we
18 are going to have to hire an electrical contractor to
19 make the private connections from private properties to
20 the main system, so that's something we can control and
21 try to keep local, as well as some of the potential
22 right-of-way restoration. That work may be possible
23 for us to control and put out ourselves just in
24 addition to making the ask for the work that's being
25 done by utilities.

1 CHAIR BOTEL: Thank you.

2 VICE CHAIR LAWSON: Madam Chair.

3 CHAIR BOTEL: You, and then Mayor Felder.

4 VICE CHAIR LAWSON: Oh, go ahead.

5 CHAIR BOTEL: I'm sorry, Mr. Lawson, were you
6 done?

7 VICE CHAIR LAWSON: No. I was just following
8 up with Mr. Evans' point that I definitely would want
9 and recommend that we use some of those additional
10 fundings. But this is \$2 million we're going to be
11 utilizing, 1.9 million in FP&L construction costs. I
12 would love to go local.

13 So if we can just make that ask, with the
14 intention of allowing for them to tell us no, to turn
15 us down and tell us we don't have qualified individuals
16 here in our community, then I would love for them to
17 hear that. And essentially, I would want to make this
18 a requirement for us to move forward. And if we can't,
19 as Councilman McCoy has stated, we'll cross that bridge
20 when we get there.

21 INTERIM EXECUTIVE DIRECTOR EVANS: We'll make
22 that happen.

23 COMMISSIONER MILLER-ANDERSON: Madam Chair.

24 CHAIR BOTEL: Yes, go ahead. Oh, wait.

25 Ms. Lanier has been waving at me over there.

1 COMMISSIONER MILLER-ANDERSON: Okay.

2 CHAIR BOTEL: All right.

3 COMMISSIONER LANIER: I just wanted to add I
4 certainly agree with Mr. Lawson wholeheartedly about
5 moving forward with minority businesses. And of
6 course, we can't tell FP&L what their policy is, but we
7 can very well make our own policy in terms of creating
8 a minority business policy for our own sake.

9 I wanted to ask Scott Evans about that issue,
10 because we do do a lot of business with outside
11 entities, we do do a lot of, you know, business here in
12 the City, and that's another reason we should, you
13 know, have this coordination with the City, because the
14 City does have their own policies and minority
15 businesses, and we can always piggyback off of that.
16 So, you know, even though we can't tell FP&L what to
17 do, we can very well have our own policies in place.

18 CHAIR BOTEL: Mayor -- excuse me. Mayor
19 Felder, did you have a question? You were waving at
20 me.

21 COMMISSIONER MILLER-ANDERSON: I was supposed
22 to be next.

23 MAYOR FELDER: Oh, go ahead; go ahead,
24 Councilwoman.

25 COMMISSIONER LANIER: I also -- I'm sorry.

1 CHAIR BOTEL: Ms. Lanier, were you done?

2 COMMISSIONER MILLER-ANDERSON: I was going
3 to --

4 COMMISSIONER LANIER: Well, I just wanted to
5 add to that. Piggybacking off of Mr. Lawson's way
6 earlier comments in terms of, you know, having a
7 disparity study, that's how you figure out how you do
8 these type of businesses. But I just wanted to say
9 that, but you can go ahead. I'm sorry I interrupted,
10 Councilwoman.

11 CHAIR BOTEL: The Mayor's done.
12 Miller-Anderson was next.

13 COMMISSIONER MILLER-ANDERSON: Well, he
14 didn't go yet.

15 So this goes back to a conversation that I
16 had with Mr. Evans and Mr. Haygood some time ago, over,
17 probably over a year ago, if I'm not mistaken, where I
18 asked during a meeting to see about coming up with some
19 sort of policy, because a lot of times we make these
20 asks, but if the information is not in writing, no one
21 has to comply. A lot of times people will say things,
22 they get the contract, and then turn around and do the
23 opposite of what they said that they would do.

24 And so Mr. Evans and Mr. Haygood, we really
25 need to try to bring something back. I know we talked

1 about the disparity study maybe costing too much, not
2 having all of the things that we need in order to make
3 that happen, but there was something that you all
4 thought that we could possibly do which would give us
5 some way, a similar result, not the full policy as --
6 not the full composition of a whole minority program,
7 but something where we would be able to provide the
8 same results that we're trying to do, which is to get
9 local participation. Do you recall that, Mr. Evans and
10 Mr. Haygood?

11 INTERIM EXECUTIVE DIRECTOR EVANS: Yes, I
12 recall, and we could bring something forward.
13 Actually, I've been trying to negotiate a scope of
14 services to do a sheltered market program that I would
15 like to bring forward.

16 Over the past year, of course, a couple
17 things changed. One was that we adopted -- we replaced
18 all of our policies and procedures related to
19 procurement with the City's, so we are now following
20 the City's policies. Now, we can still move forward
21 with our own sheltered market program, and we can bring
22 that to a future meeting for you to consider quite
23 quickly, actually. We're already working on it.

24 COMMISSIONER MILLER-ANDERSON: Well, in the
25 meantime, can't you all just like e-mail us some

1 information so we can kind of get an idea of where
2 you're going with it and what it is and what it all
3 entails so that when we do turn around for a meeting,
4 we're not learning at that time?

5 INTERIM EXECUTIVE DIRECTOR EVANS: Okay, yes,
6 I will send out the proposed draft scope of services
7 that we're trying to negotiate.

8 COMMISSIONER MILLER-ANDERSON: Okay.

9 INTERIM EXECUTIVE DIRECTOR EVANS: I'll
10 e-mail to the Board.

11 COMMISSIONER MILLER-ANDERSON: All right,
12 thank you.

13 CHAIR BOTEL: Anything else from Ms. Lanier?

14 MAYOR FELDER: Yes.

15 CHAIR BOTEL: Oh, I'm sorry. The Mayor,
16 let's let the Mayor have a word, please. Go ahead,
17 Mr. Mayor.

18 MAYOR FELDER: Going back to Pro Tem Lawson's
19 bringing up that we do need a disparity study, I don't
20 think -- no matter what the cost is, I think for more
21 than one reason, but just piggybacking on what he said
22 about bringing minority businesses to the table,
23 Councilman, is there any way that we can set a form for
24 our local contractors for some of the projects that we
25 have going on, and so we have a pool for these

1 developers to pull from?

2 And also, you know, kind of get ahead of what
3 they're going to be looking for so we can kind of
4 educate our contractors, this is what they're looking
5 for, get yourself ready so when it's time, you know, we
6 will have a pool set for them. So, you know, we kind
7 of help them along the way. Because what I know, even
8 from West Palm Beach, is when they're looking for local
9 participation, the contractors really wasn't prepared.
10 And so as the City of Riviera Beach, if we can kind of
11 guide our contractors along the way and let them know
12 what's coming up the piping, be prepared when they call
13 you, I think we could help them out with that.

14 But, you know, I piggyback on what you said.
15 I think we need to have more participation, but we also
16 need to do a better job in preparing them for what's
17 coming up.

18 CHAIR BOTTEL: Mr. McCoy.

19 Thank you, Mr. Mayor.

20 Mr. McCoy, and then Mr. Lawson.

21 COMMISSIONER McCOY: Thank you, Madam Chair.

22 My question is actually twofold. The first
23 is has there been any incremental cost since FPL has
24 went already to Broadway and changed those wooden
25 utility poles from wood to concrete? And I know that

1 this has been budgeted for at least a few years, and I
2 would imagine that there's some incremental cost now
3 that we're just deciding in 2020 to move forward with
4 phrase two of this project. Mr. Evans, that's the
5 first part.

6 Madam Chair, if I can be -- reserve for the
7 second part.

8 INTERIM EXECUTIVE DIRECTOR EVANS: I believe
9 that the cost that we pay for it -- and Suzanne, you
10 can correct me if I'm wrong -- the cost that we pay for
11 it is to underground the facilities. So the overhead
12 facilities as they exist, whether FPL upgraded them now
13 or in the future, it's the cost is to dig the trenches
14 and to move the lines down. So we're not paying for
15 the work that they've done previously to their overall
16 system.

17 Is that correct, Suzanne?

18 MS. DOMBROWSKI: Yes, that's correct.

19 COMMISSIONER McCOY: Okay. Thank you, Madam
20 Chair.

21 Secondly, you know, Madam -- I'm sorry --
22 Mr. Mayor and also Pro Tem Lawson, I respect what
23 you're saying about local participation. But you got
24 to remember we control local participation when it's
25 our project. FPL is not knocking on our door asking us

1 for us to do this. We're asking for FPL to use their
2 contractor to do underground utilities.

3 And I can tell you historically they don't
4 negotiate when it comes to those type of things. Like
5 their contractor is their contractor. And as you know,
6 FPL's service region is probably throughout half of
7 Florida, and I don't see that we can really demand or
8 even suggest who they should be using, especially when
9 it comes to minority participation, as much I agree.
10 But I don't see that we're going to tell a multimillion
11 dollar -- billion dollar conglomerate that they need to
12 be using local people.

13 And you know, Mr. Mayor, I really say this
14 respectfully. We're in 2020. If we're at a point
15 right now that we need to be telling local contractors
16 what they need to do to compete for City dollars, CRA
17 dollars, FPL dollars, they don't deserve a seat at the
18 table. It's that serious.

19 Like I don't even know what else more we need
20 to do. I constantly get e-mails from the Palm Beach
21 County's -- it's no longer called Small Business
22 Assistance, but the department that former
23 Councilperson Tonya Davis Johnson runs. There should
24 never be a reason that we need to tell somebody what
25 they need to do to have a seat at the table. Quite

1 honestly, if you're in there for business, then that's
2 what you're there for, and it shouldn't be just the
3 business of work. It should be the business of getting
4 business.

5 And, you know, I just really disagree,
6 because oftentimes, and what you're saying to me, I've
7 heard that position right here on this City Council
8 before we got here, that people didn't know what they
9 needed to do to compete for business. And when the
10 opportunity was given to them, they still didn't
11 compete.

12 So I don't want to hold up the progress of
13 the City for us to wait on people to get their act
14 together, when clearly, those instructions are just
15 there for everybody else, simple as I can read it, you
16 can read it and surely they can read it as well. But I
17 don't think that that's such an issue that we need to
18 let them know what they need to be doing to compete for
19 business. You know, this is really where we are at
20 this point.

21 And you know, I really seen something that
22 came down that was very disturbing to me today, but I
23 defer those comments about what local government should
24 do. And this came from Mitch McConnell, who's in
25 Congress, as it relates to local government.

1 So that's all I have for that, Madam Chair.

2 CHAIR BOTEL: I know Annetta wants to
3 respond, but let me say this. I think that the CRA
4 already does the kind of work that you just suggested
5 that maybe we don't need to get in the business of
6 doing, and that is, if I'm not mistaken, the CRA has
7 had workshops and such -- Scott, perhaps you and
8 Annetta Jenkins can chime in -- workshops to educate
9 local businesses about how (inaudible). If I'm not
10 mistaken, Ezra Saffold (inaudible) one of those
11 sessions.

12 I would also just like to say that I think we
13 could accomplish what the Mayor is suggesting and what
14 you're suggesting, Mr. McCoy, in that we can at least
15 ask FP&L if they would share with us the kinds of
16 skills that they typically need in hires and then we
17 could engage in training. I've been working a lot with
18 Carpenter Electric. They're a fairly local
19 organization. They hire a lot of our people at
20 Carpenter, and they're willing to do training. And so
21 as Mr. Evans suggested before, if we had that last
22 200 --

23 COMMISSIONER McCOY: EEC?

24 CHAIR BOTEL: Let me put my glasses back on.

25 COMMISSIONER McCOY: Put them on.

1 CHAIR BOTEL: If we had that last 200,000,
2 the CRA provided connections from the FPL equipment to
3 the property owners' meters, that could be on us. I
4 mean that could be (inaudible) we have more control
5 over than FP&L.

6 Now I'll ask the Mayor if he wanted to
7 respond.

8 MAYOR FELDER: Yes, Council McCoy, yes,
9 you're right. We're not telling a billion dollar
10 company what to do. I think we're merely just asking
11 them would they participate in having minority, you
12 know, work with them. I don't think there's nothing
13 wrong with that. The only thing we can get is a nay.
14 And of course, if it's they're telling us no, they're
15 going to go on with their project, but I don't think it
16 hurts. I don't think we're trying to slow the progress
17 down.

18 But we do have some minority businesses that
19 want to participate, and so the only thing we can do,
20 we can lead them to the water, but we can't make them
21 drink. But at least we're giving them the opportunity.

22 So I mean you're right, but I don't think
23 it's going to hurt us to have a seat talking to FPL
24 about, you know, it's something that they could look
25 at. And not just probably for this project. We're

1 actually going to have other projects that's going on.
2 What would it hurt? We're the Board; you guys are the
3 Board. What would it hurt to sit down with a billion
4 dollar company to help get some minority some work? I
5 don't see anything wrong with it.

6 COMMISSIONER McCOY: Mr. Mayor, I sat through
7 in 2016, and I can tell you what it hurts. It was the
8 position of the prior Board that this person is getting
9 too much business, and the opportunity or the
10 conditions or the climate wasn't correct, we need to
11 put it back out for other individuals to vote. And
12 guess what happened? Nobody came back to the table to
13 bid.

14 CHAIR BOTEL: All right, we're not going to
15 let --

16 COMMISSIONER McCOY: It delayed the project.
17 So I mean you're asking me what it hurts. It does
18 hurt. I just don't want to unnecessarily try to
19 control or dictate the business of FPL. I mean if
20 people are ready at the table, then, you know, they
21 should take a bite of the apple. Otherwise, then I
22 don't want to hold somebody out from an opportunity to
23 make a living.

24 MAYOR FELDER: And just -- and I'm finished
25 after this. And you're absolutely right, but remember,

1 most of us are a new Board, and so I think we have an
2 opportunity with companies that I have sat down with
3 that wants to do business and are willing to work with
4 our minority people. So remember, we're a new Board.
5 If we can sit down with them and build these
6 relationships, because I think that's the first thing
7 we need to do, is build relationships with the
8 businesses that's in our city. And I think they're
9 willing to sit down and listen to us because they have
10 expectations that this Board is ready to move forward.

11 And so, you know, no disrespect to the last
12 Board, but they're depending on this new Board to sit
13 down and build these relationships. And it may cost us
14 some time to sit down with them and negotiate. I see
15 nothing wrong with that.

16 CHAIR BOTEL: Okay, if there's nothing else,
17 then we can move along.

18 Mr. Evans, was there anything else on this
19 topic you needed to say?

20 INTERIM EXECUTIVE DIRECTOR EVANS: No, I have
21 nothing further. I think Suzanne might have a couple
22 more slides.

23 COMMISSIONER McCOY: Mr. Evans, can you tell
24 us how much we have budgeted for this?

25 INTERIM EXECUTIVE DIRECTOR EVANS: The total

1 project's budget is about 3.4 million.

2 COMMISSIONER McCOY: What was it two years
3 ago, because clearly it's not the same amount.

4 INTERIM EXECUTIVE DIRECTOR EVANS: Yes, we
5 increased it. The original budget was set in, I want
6 to say 2012. So obviously, the project's been delayed
7 quite a long time. So in the most recent budget, we
8 updated it since we knew that we would hopefully be
9 proceeding this year and the next two years. So years
10 later the budget went up by about a million dollars.

11 COMMISSIONER McCOY: Well, I thought it was
12 almost double, if not double.

13 INTERIM EXECUTIVE DIRECTOR EVANS: I can
14 e-mail you those things. I don't have them right in
15 front of me right now.

16 COMMISSIONER McCOY: Well, you know, Madam
17 Chair, if I can just have a second, that's why I don't
18 know if this is a good time, because if you look at
19 some of the guidance that has come from Congress today,
20 even Mitch McConnell has mentioned, you know, the COVID
21 impact on local governments.

22 I mean we're spending -- we're looking at
23 spending almost over 2.2 million, \$2.1 million on this.
24 I'm very apprehensive about where we go with burying
25 underground utilities for aesthetic appearance when

1 we're about to be challenged with much more issues.
2 So, you know, I disagree with us moving forward with
3 burial underground project at this point.

4 CHAIR BOTEL: I'm not sure I would
5 characterize them as aesthetic. I think the primary
6 purpose is for storm -- to harden the infrastructure
7 because we are so prone to having hurricane damage here
8 to our utilities. But in any case, that's not a
9 conversation for this evening. If there's nothing
10 else, Mr. Evans, I think we could move on. That was
11 her last slide.

12 INTERIM EXECUTIVE DIRECTOR EVANS: Okay.

13 CHAIR BOTEL: So moving right along, we are
14 up to item number eight.

15 THE CLERK: Approval of Proposed Changes of
16 the Commercial Grant Incentive Program Evaluation
17 Matrix.

18 The acceptance of public comment cards is now
19 closed.

20 INTERIM EXECUTIVE DIRECTOR EVANS: Madam
21 Chair, since we're approaching 9:00 and we have a
22 number of items, I would recommend that this particular
23 item, which is consideration of changes to our future
24 grant matrix, as well as possibly the policies and
25 procedures for the Marina Event Center, those are two

1 items, if the Board wanted to move them to the next
2 meeting, they could be. Those are the appropriate
3 ones.

4 CHAIR BOTEL: I can't imagine that anyone
5 would object. Do we have any objection to moving
6 those? Hearing none, go ahead. Notice the time.

7 COMMISSIONER LANIER: I agree, and I have
8 some -- I wanted to add some things to it. I'll just
9 send it to Scott directly.

10 CHAIR BOTEL: Okay, great. Thank you very
11 much.

12 Does that mean we're up to item number --

13 COMMISSIONER McCOY: I have a question
14 though. So what happens, do we have any pending
15 applications for the grant?

16 INTERIM EXECUTIVE DIRECTOR EVANS: Yes. So
17 item number nine is a grant. So I didn't -- so we just
18 removed -- I just recommended that we delay number
19 eight and number ten, which would mean the next item
20 would be number nine, which is a grant application for
21 the Board to consider.

22 COMMISSIONER McCOY: Okay.

23 CHAIR BOTEL: Let's do number nine. Thank
24 you.

25 INTERIM EXECUTIVE DIRECTOR EVANS: And I'll

1 just add that this is a grant from a previous round.
2 So item eight was setting new evaluation criteria for
3 future rounds, and this is a grant for the previous
4 round. And Andre Lewis, our Project Manager, will
5 present.

6 CHAIR BOTTEL: Andre?

7 THE CLERK: We have to read the resolution
8 into the --

9 MR. LEWIS: Yes, I'm here. I'm pulling it
10 up.

11 THE CLERK: A resolution of the Board of
12 Commissioners of the Riviera Beach Community
13 Redevelopment Agency approving the Commercial Grant
14 Incentive Program Grant Agreement to assist local
15 businesses and improve properties in the Community
16 Redevelopment area, for a total of \$40,000, authorizing
17 the Chairperson and Executive Director to execute the
18 grant agreement, providing an effective date.

19 The acceptance of public comment cards is now
20 closed.

21 CHAIR BOTTEL: Can we get a motion to approve?

22 VICE CHAIR LAWSON: So moved.

23 COMMISSIONER McCOY: So moved. Second.

24 MR. LEWIS: Yes, good evening, Commissioners.

25 So we're going to go through the Commercial

1 Grant Program applicants for round three. So just to
2 give you a little bit of background, back in
3 September 25th, 2019 we had a Grant Incentive Program
4 budget that was approved for 250,000. October of 2019
5 the Board approved round three, to move forward to
6 accept applications. January 30th of 2020 the agency
7 closed acceptance of the submissions, and we received
8 four qualified applicants.

9 So the evaluation team was made up of myself,
10 the consultant, CRA Consultant Paul Skyers, BB&T
11 Manager Tari Bolden and Director of Neighborhood
12 Services Annetta Jenkins.

13 So this is the highest ranked respondent.
14 This is Busch Canvas' proposed new site at 2428
15 Broadway, and these are the current conditions. So
16 Busch Canvas is proposing to make exterior
17 improvements, 265 feet of aluminum perimeter fencing,
18 premium and lush landscape package and sealing and
19 re-striping of the parking lot.

20 So the second, third and fourth respondents
21 are all in the same plaza. They're at 25 East Blue
22 Heron. And to consolidate all their requests, they are
23 requesting facade improvement, lighting, signage,
24 surveillance systems and shutters. Another visual of
25 the current conditions.

1 So Busch Canvas, again at 2428 Broadway,
2 they're requesting 40,000. Badie Seafood, which was
3 currently closed, but they're reopening as a vegan
4 location, they're also requesting 40,000. Badie Tax
5 Alliance, Alliance Tax Services, also 40,000. And
6 Terry's Hair Studios for 4,000.

7 So our recommendation is that we approve
8 Busch Canvas to receive 40,000 in grant dollars.

9 We also would like to get approval from the
10 Board to expand our investigation to maximize our
11 dollars to improve the entire site at 25 East Blue
12 Heron. And also, just a reminder that the program will
13 accept all improvements completed within 90 days prior
14 to receiving Board approval. Any I'll take any
15 questions at this time.

16 VICE CHAIR LAWSON: Madam Chair.

17 CHAIR BOTEL: Yes, Mr. McCoy. Or, sorry.
18 Mr. Lawson I heard first, and then Mr. McCoy.

19 VICE CHAIR LAWSON: Thank you, Madam Chair.

20 Okay, real quick, I wanted to give a
21 disclosure. I didn't realize that was the direction of
22 the grants, that they were looking to improve the
23 entire complex. At 25 East -- well, 31 East Blue
24 Heron, 35 and 29, those are neighboring businesses to
25 my business. So in the event that entire resurface or

1 approval of refinishing that complex is what you're
2 talking about, I'm not sure if that's the direction
3 you're looking for, but I would want to disclose that I
4 have a business, a personal business there in that
5 complex.

6 But I guess I'm trying to understand more of
7 what direction you're going with those additional grant
8 dollars. Are you looking to resurface and re-sign the
9 entire complex, or are you just working with those
10 individual business owners in the complex?

11 INTERIM EXECUTIVE DIRECTOR EVANS: Part of
12 what the Treasure Coast guy has been looking at is
13 they've identified that property, and they're looking
14 at all the properties and categorizing and prioritizing
15 for the Board's future approval.

16 So two of the other business owners have
17 submitted for a commercial grant application as a
18 property that Treasure Coast already identified that
19 needs a real comprehensive solution that could really
20 make a large scale change in our corridors.

21 So we're just temporarily, rather than
22 proceeding with the individual grant applications, we
23 just wanted to wait one more month before we evaluate
24 those in order to look at the Treasure Coast
25 recommendations and see how we could address the entire

1 property, which would include helping those businesses
2 with some commercial grants. We just didn't want to
3 spend dollars for two different projects if the outcome
4 was not going to be coordinated with the greater effort
5 that we're hoping to bring back to this Board.

6 VICE CHAIR LAWSON: Okay, follow-up, Madam
7 Chair?

8 CHAIR BOTEL: Yes. Then Mr. McCoy.

9 VICE CHAIR LAWSON: So that's why the -- so
10 Mr. Lewis, is that why the entire application is not in
11 there with an outline for the other two businesses,
12 because we're still kind of in the investigation phase?

13 MR. LEWIS: Could you repeat that? I'm
14 sorry.

15 VICE CHAIR LAWSON: Is that why the entire
16 application, because I just see limited information on
17 the other two businesses, and I see full disclosure
18 from Busch Canvas, so I'm assuming that we're just
19 still doing some research on those other two
20 properties, right --

21 MR. LEWIS: Yes.

22 VICE CHAIR LAWSON: -- the other three
23 businesses?

24 MR. LEWIS: Yes, we're proposing to move
25 forward with Busch Canvas' request, and we want to

1 again look at a comprehensive look at the entire plaza,
2 because if we're -- if we have two to three respondents
3 in the same area and they're asking for close to
4 \$100,000, we can use that and maximum our dollars and
5 improve the entire corridor starting with that plaza.

6 VICE CHAIR LAWSON: Thank you.

7 And Mr. Haygood, I just want to make sure
8 that, just for the record and also at the next meeting
9 you can give me a reminder of disclosing that in the
10 event that this is brought back to the agenda, that I
11 have a business in the complex.

12 MR. HAYGOOD: I will. The only item before
13 you today though really is approval of Busch. That's
14 it, Busch Canvas.

15 VICE CHAIR LAWSON: Okay, so it's just Busch
16 right now, okay.

17 MR. HAYGOOD: Yes.

18 CHAIR BOTEL: Mr. McCoy.

19 COMMISSIONER McCOY: Thank you, Madam Chair.

20 So that was my concern, because if I'm not
21 mistaken, that property is not currently on the market.
22 It was on the market recently. And I hope that our
23 projects aren't to help support someone with making
24 their project more marketable, to help them in, you
25 know, retailing or selling or flipping this property.

1 But certainly, if I'm not mistaken, I've
2 already seen this property that was already marketed on
3 the commercial real estate market, and I would
4 definitely not want to use taxpayer dollars to support
5 that. So do we have any provisions in our current
6 grant funding program that prohibits this?

7 MR. LEWIS: Yes, we do. We do have a
8 provision that if they attempt to do just like you
9 said, take our dollars, improve it and flip it within a
10 five year period, we will recoup those dollars.

11 COMMISSIONER McCOY: That's it?

12 MR. LEWIS: Yes.

13 COMMISSIONER McCOY: So that seems like a
14 zero interest loan to me. Is that all we're doing?

15 MR. HAYGOOD: Yes, it's really a -- it's a
16 grant; it's not a loan.

17 COMMISSIONER McCOY: Right. But what I'm
18 saying is if someone knowingly has the interest of
19 wanting to sell their property in one year after they
20 receive our dollars and improve their property, all
21 we're requiring is that they give us back the money
22 that they received from us?

23 MR. HAYGOOD: That's correct.

24 COMMISSIONER McCOY: That's not good.

25 MR. HAYGOOD: Which property are you speaking

1 of?

2 COMMISSIONER McCOY: I'm speaking of the East
3 Blue Heron properties.

4 MR. HAYGOOD: Oh, okay.

5 CHAIR BOTEL: I think, if I may, we can ask
6 Mr. Evans to take a look at that policy with an eye
7 toward making it a little more punitive if someone
8 sells, for example, tacking on some sort of an
9 interest. That's something that maybe we can ask
10 Mr. Evans to bring back at a subsequent meeting.

11 But for tonight's purpose, we're not even
12 discussing that property, we're discussing Busch, the
13 award to Busch Canvas. But you make a good point,
14 Mr. McCoy, and so we'll ask Mr. Evans to take a stab at
15 increasing the punitive measures should somebody back
16 out on that.

17 Did Mr. Lawson have a question, and then
18 Ms. Miller-Anderson.

19 VICE CHAIR LAWSON: Yes, I did have a
20 question. Thank you, Madam Chair.

21 I guess the question or the loan, as
22 Councilman McCoy referred to, who would be paying that
23 back? Would it be the property owner, because from
24 what I'm seeing, it's these individuals don't own the
25 building, so would we be recouping that money from the

1 tenants or from the people that are selling the
2 building?

3 MR. HAYGOOD: Well, actually, with -- if it's
4 the property being leased, the owner has to agree to it
5 and agree to the term.

6 VICE CHAIR LAWSON: Right. But who are we
7 recouping the money from in the event the property is
8 sold within the five years?

9 MR. HAYGOOD: It would be from the owner.

10 VICE CHAIR LAWSON: So the owner would have
11 to agree to reimbursing the 80,000 for the renovations
12 that the business owner did to the parcel?

13 MR. HAYGOOD: If they sold the property, yes.

14 VICE CHAIR LAWSON: That's a five year
15 period?

16 MR. HAYGOOD: Five years presently.

17 VICE CHAIR LAWSON: Okay, if you can please
18 follow up with just kind of reviewing that policy and
19 bringing that back before us so we can take a look at
20 this, because there's something just not sitting right
21 with, you know, allowing for the business to be
22 renovated and then the owner going and selling it and
23 then, you know, they have to just reimburse the money
24 that we put up, that the taxpayers put up for this
25 business.

1 COMMISSIONER McCOY: In fact, Madam Chair, I
2 want to be recognized for a follow-up motion.

3 VICE CHAIR LAWSON: Those are all my points.
4 Go ahead, Madam Chair.

5 CHAIR BOTEL: She has not had a chance to
6 speak, so let her speak first, and then Mr. McCoy.

7 COMMISSIONER MILLER-ANDERSON: You can go
8 ahead if it's in relation to what Mr. Lawson was just
9 speaking about, because I have something about the memo
10 that was provided for this item.

11 COMMISSIONER McCOY: Well, actually, it's
12 not. But I want to see the scoring, because here we
13 are, you know, I want to understand how we get to this
14 point. We're looking at the various scorings of
15 Terry's, Badie's, Badie's and then Busch, and we don't
16 have any backup documentation. So I certainly would
17 love to see what that looks like before we move
18 forward. But I can tell you, I can almost tell you
19 with certainty that I've already seen this property
20 marketed for sale.

21 CHAIR BOTEL: Okay.

22 MR. HAYGOOD: But that property --

23 INTERIM EXECUTIVE DIRECTOR EVANS: The
24 scoring is for purposes of ranking the project. So in
25 past rounds, we've had, say, 15 projects submitted, and

1 we only had funding to reach nine applicants. So if an
2 applicant doesn't complete their application correctly,
3 they don't get to compete.

4 In this case, we had multiple applications
5 that were submitted correctly and we have more funding
6 than is required. So that scoring is actually not even
7 being utilized to determine if they're being funded or
8 not. It's in this case, since there's less
9 applications than the funding, there's just the fact
10 that the applications are complete allows them to be
11 before you for approval.

12 COMMISSIONER McCOY: Follow-up.

13 CHAIR BOTEL: Go ahead.

14 COMMISSIONER McCOY: Okay, but Mr. Evans, if
15 I'm not mistaken, it was October 2019 that the CRA
16 adopted the same procurement policies as the City. So
17 we would have the opportunity, if we so choose, to
18 review and rank these ourselves, correct?

19 INTERIM EXECUTIVE DIRECTOR EVANS: Yes,
20 absolutely. Yes, that's why they're provided to you,
21 for that purpose.

22 COMMISSIONER McCOY: And I disagree. They're
23 not provided to us, because I don't see it in the
24 backup.

25 MR. HAYGOOD: May I be heard?

1 INTERIM EXECUTIVE DIRECTOR EVANS: We're only
2 asking for approval of one grant, not multiple grants.

3 CHAIR BOTEL: Mr. Haygood, could you please
4 clarify --

5 MR. HAYGOOD: I just wanted to say this is
6 not part of the procurement code. Now, if you, in
7 fact, want to rank these individuals in this program,
8 you have every right to do. But it's not under the
9 City's procurement code that we're going out doing
10 this. This is under a specific project, a specific
11 that you all, that the Board has approved. It's not a
12 regular procurement where we're going out buying
13 anything.

14 COMMISSIONER McCOY: Okay, but Mr. Haygood,
15 if I'm not mistaken, prior to me being elected to
16 office, I asked you and the CRA for the individuals
17 that submitted an application for these grant programs
18 and these grant improvements for beautification, and
19 your office stated to me, and I'm sure I've got it in
20 writing, that these were treated in the same fashion as
21 procurement and they were ranked in the same fashion as
22 procurement.

23 MR. HAYGOOD: No, no, no. You're incorrect.
24 No, sir.

25 COMMISSIONER McCOY: No, I'm not incorrect.

1 I'm telling you what you sent me.

2 MR. HAYGOOD: Send it to me.

3 CHAIR BOTEL: Okay, so the -- thank you,
4 Mr. --

5 COMMISSIONER McCOY: Well, I move that we
6 table. That's where I'm at, Madam Chair.

7 CHAIR BOTEL: The only thing we have on the
8 table this evening is one --

9 COMMISSIONER McCOY: I move that we table,
10 Madam Chair.

11 CHAIR BOTEL: Does anybody want to second
12 that? Dies for lack of a second.

13 So the only thing we have on the table this
14 evening --

15 COMMISSIONER MILLER-ANDERSON: I've got to
16 raise my hand, but I could not see -- I couldn't get my
17 mic off, but I raised my hand up. And this is the --
18 can I just say why I'm --

19 CHAIR BOTEL: Yes.

20 COMMISSIONER MILLER-ANDERSON: -- okay with
21 that? Because in the memo -- hold on -- the memo
22 states that this approval -- I know what the resolution
23 says, but the memo says that we're approving the --
24 hold on.

25 CHAIR BOTEL: Yes, I was going to ask that

1 the -- I know where you're going. I was going to
2 ask --

3 COMMISSIONER MILLER-ANDERSON: It says the
4 memo -- the memo says that staff is requesting approval
5 of the Commercial Grant Incentive Program applications
6 for round three, totaling \$124,000. So --

7 CHAIR BOTEL: The discrepancy between the
8 memo and the resolution, as I see it. Is that where
9 you're going, Ms. Miller-Anderson?

10 COMMISSIONER MILLER-ANDERSON: Yes, yes.

11 CHAIR BOTEL: Mr. Haygood, would you please
12 either have the resolution re-read or just correct --
13 when I heard it, I did not hear what I thought we were
14 voting on.

15 My impression was tonight that we are voting
16 to give the \$40,000 grant to Busch Canvas. The other
17 grants are out of the picture because they are not --
18 it doesn't make any sense to deal with them because
19 we're going to be doing something else with that
20 property that has to do with the Treasure Coast
21 Regional Planning. So would you please --

22 COMMISSIONER MILLER-ANDERSON: I understand,
23 Madam Chair, the resolution does say -- she read
24 40,000. It did say 40,000 in the resolution. However,
25 on the backup documentation in Novus, for subject it

1 talks about \$124,000 for the applications for round
2 three, totaling 124,000. You go into the memo, the
3 memo talks about 124,000. The PowerPoint presentation
4 we just looked at had all of the -- two Badie's and the
5 Busch one included as well, which is what kind of
6 confused me because it was there, but we were talking
7 about Busch.

8 But all of the information for the other two
9 businesses are listed as well in the PowerPoint. So I
10 just, I don't understand. Why did it change? Did
11 something -- what changed and what was -- what changed
12 and what didn't change, because there's a conflict
13 there.

14 CHAIR BOTEL: Well, I will tell you that from
15 my perspective, the conversation, the pre-meeting
16 conversation, the agenda review that I had with
17 Mr. Evans, he made it clear to me that those other
18 properties were not even going to be part of the
19 resolution because it didn't make any sense to upgrade
20 those properties because they will be falling under a
21 different program at some time in the very near future,
22 that the only thing we're voting on this evening --
23 please correct if I'm wrong, Mr. Evans -- the only
24 thing we're voting on this evening is the \$40,000 award
25 to Busch Canvas.

1 INTERIM EXECUTIVE DIRECTOR EVANS: Yes. And
2 this agenda item, when we were first preparing it
3 originally, was for all of the grant applications. And
4 we realized we didn't want to proceed without that
5 Treasure Coast having a look at the whole property, so
6 we amended it, and I think that the amended memo didn't
7 get put up correctly. But the information is correct.
8 We changed it to just be the 40,000.

9 COMMISSIONER MILLER-ANDERSON: All right. So
10 my second stands.

11 CHAIR BOTEL: Okay.

12 COMMISSIONER McCOY: Notwithstanding, Madam
13 Chair, would I have the ability -- or I'm sorry, not
14 me, but would the Commission have the ability to
15 rewrite, because, you know, at the very least, and this
16 is the same exact thing that I really emphasized on the
17 City side, don't bring us something half baked. I only
18 see, just from the backup, nothing about what the
19 scoring was.

20 And I know Mr. Lewis spoke of BB&T Manager,
21 himself, Ms. Jenkins, and there was another individual.
22 But at the very least -- and not only that, it's
23 definitely important that we have it because we had
24 that item on the agenda, just a matrix on how we decide
25 on these commercial grants, that that should be

1 included, a part of our discussion here tonight.

2 CHAIR BOTEL: That was on -- that is on the
3 agenda as a separate item, as -- Mr. Evans, am I right
4 about that? Is that one of the -- is that the thing
5 that -- one of the items that you pulled, was it number
6 11?

7 INTERIM EXECUTIVE DIRECTOR EVANS: Yes, to
8 analyze how we evaluate and rank all of our future
9 commercial grant applications, that's an item that
10 we're going to bring back to a future meeting.

11 CHAIR BOTEL: So my concern about this is
12 these people at Busch Canvas are moving forward with
13 their project. I think it would be appropriate for us,
14 if I can be so bold as to say that we should vote on
15 this tonight, up or down -- they have my complete
16 support -- to vote on this tonight so that they can
17 move forward with their project, given that the other
18 three applications are not appropriate to move forward
19 on in any case --

20 COMMISSIONER McCOY: Based on staff's
21 recommendation. That's -- we still have that
22 authority --

23 CHAIR BOTEL: Okay.

24 COMMISSIONER McCOY: -- Madam Chair. You
25 need to understand that we don't have to accept staff's

1 recommendation. That's not absolute authority.

2 INTERIM EXECUTIVE DIRECTOR EVANS: I would
3 just like to clarify -- I'm sorry.

4 CHAIR BOTEL: Go ahead, Mr. Evans.

5 INTERIM EXECUTIVE DIRECTOR EVANS: A staff
6 recommendation has absolutely nothing to do with the
7 scoring whatsoever. Our recommendation would be for
8 the Board to approve all the grants, because they were
9 all submitted, they were all complete and we have the
10 funding to fund all of them.

11 So the reason you have only one grant tonight
12 is because the other ones that were submitted for, we
13 still plan to bring them back to you, but we just want
14 to make sure that we're not approving individual grants
15 for property that we're looking at doing a
16 comprehensive improvement to.

17 So tonight's grant application is before you
18 not because they ranked high, because we've actually
19 accepted all of the grant applications from that round
20 and we're proposing that they all get approved
21 eventually. But we're only proposing to move forward
22 on one at this time because that particular grant, that
23 particular applicant is ready to go, and the other ones
24 we just want to take an extra month to make sure that
25 before we approve those grants, that they're part of a

1 coordinated approach to making improvements in the
2 District.

3 CHAIR BOTEL: So if I can restate what you
4 said, there really is no need for ranking, because
5 they're all being approved. Is that what you just --

6 INTERIM EXECUTIVE DIRECTOR EVANS: Our
7 recommendation is for all of them to be approved, yes.

8 CHAIR BOTEL: So there's no need, whether we
9 agree or disagree, there was no ranking. We could rank
10 them? We could re-rank them, and they would still all
11 be approved. Am I right?

12 INTERIM EXECUTIVE DIRECTOR EVANS: Yes.
13 There's funding for all the grants. But it's up to
14 this Board to decide if they want to approve certain
15 grants or not. The Board has the ultimate authority to
16 approve whatever grants they like.

17 CHAIR BOTEL: So tonight all you're asking is
18 for us to approve the \$40,000 to Busch Canvas so that
19 they can move forward on their project.

20 INTERIM EXECUTIVE DIRECTOR EVANS: Yes.

21 CHAIR BOTEL: Can we --

22 COMMISSIONER MILLER-ANDERSON: Madam Chair.

23 CHAIR BOTEL: Yes, go ahead.

24 COMMISSIONER MILLER-ANDERSON: So help me
25 understand this. And obviously, this is in my

1 district, and I do support trying to improve these
2 areas because they're just so old and they need some
3 work. But you're saying that they can't move on with
4 their project until we approve this. So with these
5 grants, are people dependent upon these grants, because
6 say we had a ton of applications. What if they did not
7 get accepted or weren't ranked high enough to get
8 accepted in the grant? How would they have made their
9 project move forward?

10 INTERIM EXECUTIVE DIRECTOR EVANS: We don't
11 try to evaluate the financial position of an individual
12 grant applicant. So each person who -- each -- someone
13 who has a lease within the CRA or if they own property
14 have the right to apply for the grant.

15 COMMISSIONER MILLER-ANDERSON: But, no, my
16 first thing is -- no, my question is regarding the fact
17 that if we don't approve this, they can't move forward
18 with their project. Is that --

19 INTERIM EXECUTIVE DIRECTOR EVANS: I don't
20 know that. I don't have any understanding of that. I
21 just know that they are anxious to move forward.
22 They've already started some work on some of their
23 projects and we just didn't want to delay this, just --

24 COMMISSIONER MILLER-ANDERSON: Yes, I
25 understand that, but I just want to make it clear

1 because it's a grant. So with grants, you can't depend
2 on a grant to do something that you need to move
3 forward. So in delaying it, I'm not saying that we
4 have to do that, but I'm just saying if we did delay
5 that, that should not impact, because they should be
6 operating. And when I say they, I'm not talking about
7 them specifically. Just any business. They should be
8 able to move forward on whatever project they want to
9 move on, not dependent upon the grant, because they
10 could have very well been denied.

11 So I don't -- if making the decision, it's
12 not because we need to make this decision. And we kind
13 of come across that sometimes with these community
14 benefits on the City side. So I just don't want that
15 to be that we're holding them up because we didn't
16 provide the grant.

17 CHAIR BOTEL: Anybody else?

18 VICE CHAIR LAWSON: Madam Chair, there's a
19 motion and a second on the table.

20 CHAIR BOTEL: Let's go ahead and put it to
21 vote.

22 COMMISSIONER MILLER-ANDERSON: I can -- Madam
23 Chair, I don't have a problem with rescinding my
24 second, provided in the future I really don't
25 appreciate the documentation that we have, seeing one

1 thing and then the resolution saying something
2 different. That, I seriously have a problem with that.

3 VICE CHAIR LAWSON: I second that, Madam
4 Chair.

5 COMMISSIONER MILLER-ANDERSON: And so because
6 of that reason, I'm okay with rescinding my second
7 because I don't want Busch Canvas getting caught up in
8 our issue. But this stuff has to match. I will say no
9 every time going forward if this stuff does not match.

10 CHAIR BOTEL: Mr. McCoy, did you want to --

11 COMMISSIONER MILLER-ANDERSON: Because that
12 date on that memo is April 22nd, today. So I mean it's
13 not like it's an old memo and it had the old
14 information. That memo was from today. So the new
15 information should have been on there.

16 CHAIR BOTEL: Mr. McCoy, do you want --

17 COMMISSIONER MILLER-ANDERSON: So I rescind
18 my second.

19 CHAIR BOTEL: You want to rescind your motion
20 to table?

21 COMMISSIONER McCOY: Okay. But Madam
22 Chair --

23 COMMISSIONER LANIER: You don't have a
24 second.

25 CHAIR BOTEL: You don't have a second. Does

1 anybody else care to second Mr. McCoy's motion to
2 table?

3 COMMISSIONER McCOY: Madam Chair, are you
4 going to really interrupt me?

5 CHAIR BOTTEL: Oh, excuse me.

6 COMMISSIONER McCOY: I would appreciate it if
7 you allow me to finish.

8 CHAIR BOTTEL: Mr. McCoy, please finish.

9 COMMISSIONER McCOY: Okay. So Madam Chair,
10 I've raised two concerns. The first concern is do we
11 not have the ability to rank these ourselves, and then
12 is that -- that's the first part. And I want to ask
13 you and you not defer to a staff member.

14 CHAIR BOTTEL: Me?

15 COMMISSIONER McCOY: Yes.

16 CHAIR BOTTEL: Oh. Well --

17 COMMISSIONER McCOY: It's either yes or no.

18 CHAIR BOTTEL: Yes, you can rank them all you
19 like. It doesn't change the --

20 COMMISSIONER McCOY: Okay, so that was the
21 first question. Don't you think that should be in our
22 backup, what staff ranked these individuals? And it
23 wasn't until it was brought up in the meeting tonight
24 that they had the intention on awarding everyone.

25 CHAIR BOTTEL: Okay, Mr. McCoy, did you have a

1 pre -- did you have an agenda review meeting with
2 Mr. Evans?

3 COMMISSIONER McCOY: Of course not. And I'll
4 tell you why, because nobody knew the CRA office was
5 closed.

6 CHAIR BOTEL: Yes, let's not go there. If
7 you didn't have a pre-agenda meeting with Mr. Evans,
8 then that may be why some of these questions come up.
9 I don't want to --

10 COMMISSIONER McCOY: Wait, hold on. Hold on,
11 hold on. Don't do that.

12 CHAIR BOTEL: No, no, I haven't been doing
13 it.

14 COMMISSIONER McCOY: Chair, you're out of
15 line and you're wrong.

16 CHAIR BOTEL: I'm the Chair, and I'm not out
17 of line. You asked to have something tabled. The
18 second to your asking to be tabled was removed. You're
19 no longer --

20 COMMISSIONER McCOY: But I renew my motion to
21 table.

22 CHAIR BOTEL: Does anybody want to second it?
23 Dies for lack of a second.

24 Now let's move on to the question at hand,
25 which is voting on the \$40,000 grant. Does anybody

1 else have any issues about this, or can we go ahead and
2 vote, just so --

3 VICE CHAIR LAWSON: Madam Chair, I have the
4 same concerns that Ms. Miller-Anderson and Councilman
5 McCoy have. I just do not want the businesses to
6 suffer for the lack of preparation and the lack of
7 execution from our staff. If we want to be able to
8 move forward, we're moving forward as Councilwoman
9 Miller-Anderson said, we need to make sure the
10 documentation is accurate.

11 The next concern that I want to address is
12 the other three businesses. In looking at this parcel
13 that's currently listed, what is the timeframe, what is
14 the expectation? I know Mr. Haygood is coming back to
15 the table with the policy that we have for issuing this
16 grant.

17 But in the event that the policy says that we
18 have to recoup the money or that it has to be
19 reimbursed from the owner or whatever the steps are
20 we're taking, what timeframe are we going to be
21 responding to these businesses, because from my
22 understanding, these businesses, all of them have been
23 submitting applications for months. And if businesses
24 continue to see that we're not fulfilling the grants
25 that are being executed and put out into the city,

1 they're not going to have faith and trust in the City
2 to be able to issue money to them. That's my first
3 concern.

4 And then the second concern is also the
5 marketing for this grant program. I really think we
6 have to put somebody in charge of advertising these
7 grant dollars, because to only have three applicants
8 and a grant that's issuing up to 40,000 to resurface
9 your business, I walk up and down these areas in this
10 corridor, and I see a lot of businesses that need
11 refurbishing and refacing.

12 So why is it that we aren't doing a better
13 job at advertising and marketing that and assisting
14 with getting this (inaudible)? And if we are doing
15 that job, then we need to really let these residents
16 know that there's money here within the City that needs
17 to be obtained to resurface the business.

18 CHAIR BOTEL: Mr. Evans probably wants to
19 respond, and then Ms. Lanier. Mr. Evans.

20 INTERIM EXECUTIVE DIRECTOR EVANS: Yes, we
21 can -- we do try to market the grant program, and
22 sometimes we even go door to door on some of those
23 businesses. But when we issue the new one, we will
24 bring back to you -- the new round -- we'll also
25 outline how we're going to market it and make sure that

1 Merchant Strategy is involved in trying to have an
2 outreach to those business owners, because we certainly
3 do have a number of properties that we need to approve.

4 And responding to the timeframe, I will
5 have -- we will meet with those existing -- Treasure
6 Coast is actually finishing up (inaudible). In the
7 next couple of weeks I'll have their recommendations on
8 that building, and we can then compare what the grant
9 applicants are requesting to those recommendations.
10 And then so within one month, we can bring back to you
11 either to proceed with those grant applications or to
12 proceed with the larger project on that site.

13 VICE CHAIR LAWSON: Follow-up, Madam Chair.

14 CHAIR BOTEL: Yes, go ahead. Then
15 Ms. Lanier.

16 VICE CHAIR LAWSON: Thank you.

17 Mr. Evans, thank you for just meeting with
18 them and just kind of staying, keeping them abreast of
19 what's going on.

20 In regards to the actual sites and in regards
21 to what we're doing with possibly issuing grant dollars
22 for this location or that these businesses are here,
23 what is going to be the plan in the event that the
24 business is going to be sold or advertised? What will
25 be the next steps for them?

1 INTERIM EXECUTIVE DIRECTOR EVANS: For the
2 applicants who are tenants, they'll need, of course,
3 need that sign-off by their -- by the owner of the
4 property. So that's partly a requirement, that they'll
5 have to meet that hurdle. The existing grants that we
6 issue will be under existing rules, so if we're going
7 to make changes to the rules, that would be to future
8 grant applications.

9 CHAIR BOTEL: (Inaudible) Mr. Lawson.

10 VICE CHAIR LAWSON: Thank you, Madam Chair.

11 CHAIR BOTEL: Thank you.

12 Ms. Lanier.

13 COMMISSIONER LANIER: Madam Chair, I'd like
14 to call the question, please.

15 CHAIR BOTEL: Do we have a second to call the
16 question? Do we have a second to call the question?

17 COMMISSIONER MILLER-ANDERSON: Second.

18 CHAIR BOTEL: Thank you.

19 Madam Clerk.

20 Well, we have to vote on calling the
21 question.

22 COMMISSIONER MILLER-ANDERSON: Wait, wait,
23 wait. Do we have any public comment cards?

24 CHAIR BOTEL: No.

25 COMMISSIONER MILLER-ANDERSON: No.

1 CHAIR BOTEL: So could we -- any objection to
2 calling the question?

3 MR. HAYGOOD: You do not.

4 COMMISSIONER McCOY: Well, Madam Chair --

5 CHAIR BOTEL: Thank you.

6 Mr. -- Madam Clerk.

7 COMMISSIONER McCOY: Madam Chair.

8 CHAIR BOTEL: Do you have a question,
9 Mr. McCoy?

10 COMMISSIONER McCOY: Okay, so since you don't
11 want to acknowledge me, I'm going to say what I'm going
12 to say right now.

13 CHAIR BOTEL: (Inaudible.)

14 COMMISSIONER McCOY: (Inaudible) Mr. Evans
15 that I'm filing a request that you provide this
16 information as a backup going forward, because you're
17 asking us to vote on something --

18 CHAIR BOTEL: Mr. McCoy.

19 COMMISSIONER McCOY: -- it clearly is a
20 \$40,000 grant (inaudible) and the backup is definitely
21 not in order. So going forward, can we be provided --
22 not even going forward. Can I be provided this
23 information tonight at least with all the submittals,
24 because I can tell you what Mr. Haygood represented to
25 me is absolutely incorrect.

1 And prior to me being elected on this Board,
2 I specifically requested information about the
3 individuals that were submitted, and the response back
4 as to why I couldn't have my public record received was
5 that these items were treated as the same process as
6 procurement, and it was not public. So I want to make
7 sure that I have all of these applicants, as I do on
8 the City side, prior to us making a decision about
9 awarding something like this.

10 INTERIM EXECUTIVE DIRECTOR EVANS: Yes.

11 CHAIR BOTEL: Thank you.

12 INTERIM EXECUTIVE DIRECTOR EVANS: And I do
13 recall your request previously --

14 CHAIR BOTEL: Mr. Evans.

15 Please call the question. Mr. McCoy was out
16 of order. Madam Clerk, will you please call the roll.

17 THE CLERK: Commissioner Lanier.

18 COMMISSIONER LANIER: (No response.)

19 CHAIR BOTEL: She said yes.

20 COMMISSIONER LANIER: I'm sorry. Yes.

21 THE CLERK: Commissioner McCoy.

22 COMMISSIONER McCOY: Yes.

23 THE CLERK: Commissioner Miller-Anderson.

24 COMMISSIONER MILLER-ANDERSON: Yes.

25 THE CLERK: Vice Chair Lawson.

1 VICE CHAIR LAWSON: Yes.

2 THE CLERK: Chair Botel.

3 CHAIR BOTEL: Yes.

4 THE CLERK: That motion carries.

5 COMMISSIONER MILLER-ANDERSON: Chair; Madam
6 Chair.

7 CHAIR BOTEL: (Inaudible.)

8 COMMISSIONER MILLER-ANDERSON: You're going
9 in and out. That was part of the problem, I think, too
10 while McCoy -- your voice is going in and out, so a lot
11 of it we can't really hear. We're having to rely on
12 looking at you.

13 CHAIR BOTEL: Maybe I need to put my
14 earphones back in.

15 COMMISSIONER MILLER-ANDERSON: Yes, that
16 would be helpful.

17 CHAIR BOTEL: All right, in that case, guys,
18 maybe you didn't hear me, Mr. McCoy, so I apologize.

19 We'll go forward now with number ten. Am I
20 right, Mr. Evans?

21 INTERIM EXECUTIVE DIRECTOR EVANS: Yes,
22 number ten.

23 THE CLERK: We called number ten, I thought.

24 INTERIM EXECUTIVE DIRECTOR EVANS: Oh, I'm
25 sorry, number 11.

1 COMMISSIONER LANIER: I thought you got rid
2 of eight and ten.

3 THE CLERK: We're number 11.

4 A resolution of the Board of Commissioners
5 of the Riviera Beach Community Redevelopment Agency
6 approving and authorizing the execution of the
7 professional services agreement for informational
8 technology services between Constant Computing, LLC and
9 the agency for a term of three years, with a one year
10 option, for an annual amount not to exceed \$73,740.00,
11 with a 15 percent contingency, for a total annual
12 amount not to exceed \$84,801.00, providing an
13 effective date.

14 CHAIR BOTEL: Do I have a motion?

15 COMMISSIONER McCOY: So moved.

16 CHAIR BOTEL: Do I have a second?

17 VICE CHAIR LAWSON: Second.

18 CHAIR BOTEL: Thank you.

19 Do we have any public comments? Madam Clerk,
20 do we have any public comments?

21 THE CLERK: I'm not sure. Sherley's taking
22 the public comment tonight.

23 MS. DESIR: There are no public comments.

24 CHAIR BOTEL: Thank you.

25 Mr. Evans.

1 INTERIM EXECUTIVE DIRECTOR EVANS: Yes, this
2 item (inaudible) asks you to provide any additional
3 information, but I'm just going to provide a quick
4 summary because this has been before the Board several
5 times. And what we've been trying to do is get all the
6 information. And the City's IT Department has been
7 very helpful in helping us gather all the data that the
8 Board requested so that you could make a decision.

9 So this proposal, we conducted an RFP, and
10 Constant Computing was the winning firm to provide our
11 IT services. And when the contract came before the
12 Board, the Board asked us to analyze the costs of if
13 the CRA switched to having the City manage our IT
14 before moving forward with this contract.

15 So we have worked with the City's IT
16 Department. They've been very helpful. They came
17 over, analyzed our systems, did cost analysis. And so
18 the final summary and the final data for this Board to
19 consider, we've summarized it in a few really key
20 numbers.

21 So the City has said that going forward, they
22 could manage our annual maintenance costs for our IT
23 for about approximately the same cost as our private
24 provider, and so there would be no cost savings, but
25 they could do it for the same costs. So if we switched

1 to the IT, our annual maintenance costs would be
2 approximately the same as what we would expect to pay
3 our private provider.

4 The difference that we -- what we took some
5 time to put together was how much it would cost to
6 upgrade our capital computers in order to join our
7 system to the City's system, because obviously, the
8 City has to maintain security and control over one
9 system. In order to do that, all of the computers and
10 all of the internet security has to be the same type.

11 So we identified the total cost to upgrade
12 the capital. And the total cost to upgrade the capital
13 is about \$240,000 for just the capital component. And
14 of that capital component, \$100,000 would be to make
15 improvements to our computers, our servers and our
16 systems that we would have to do over the next
17 three years, two to three years anyway, some of it next
18 year.

19 So discounting that, because I know that
20 those are upgrades that we have to make anyway, so we
21 have \$240,000 that we have to budget for in order to
22 make the switch for the City, but 100,000 of that we
23 would have to do in the next couple of years anyway.

24 So that leaves the approximate amount that we
25 have to pay to upgrade systems that are up to date that

1 are not matching the City's. So that's a capital cost
2 of about 137,000. So that would be the cost to switch
3 all of our internet security over to the kind that the
4 City uses. And that's a requirement. In order to
5 maintain one system, they have to have everybody on the
6 same hardware that utilizes the same software. So
7 that's the cost before this Board.

8 We're recommending that we do a contract with
9 Constant Computing, and before we move into our new
10 building on the corner of Broadway and Blue Heron, that
11 we consider moving to the City, because we're hoping to
12 co-locate with some City departments (inaudible).
13 That's our recommendation, but we want to bring those
14 numbers back to the Board.

15 This item, the City's IT is quite capable and
16 willing to manage our IT if that's your direction, and
17 if we were to do that, we would have to bring that back
18 as a future agenda item. And the capital costs would
19 be 240,000, 100 of which we would have to do over the
20 next couple of years anyway, and about 137,000 of it
21 which we would have to budget for now in order to
22 replace some of our internet security to match the
23 City's. Thank you.

24 CHAIR BOTEL: Thank you, Mr. Evans.

25 Questions from the Council? Ms. Lanier.

1 COMMISSIONER LANIER: Okay, yes, I've got it.
2 I've seen this item numerous times. And I was one of
3 the ones that was hoping that we can get some
4 information out of the City in terms of how we would
5 move forward. Now, if the City's IT costs are -- you
6 know, you say they're the same. I'm sure they would be
7 a little bit less. But would you not want the CRA and
8 their system to be on par with the City?

9 And also, you know, the City last year had
10 this whole issue where we had to pay money and there
11 was this whole hacking system. So the CRA is a part of
12 the City. It should be just like how the City runs.
13 And in terms of security, because we're talking about
14 development, we're talking about doing, you know,
15 \$200 million deals, we're talking about, you know,
16 40,000 here, 2 million over here, so those systems need
17 to be very secure.

18 And I, for one, given that you've done your
19 homework, Scott, and I see that the IT system that the
20 City has would be on par and you would have to make
21 some upgrades, which you need to anyway, I think that
22 we should go with the City's IT, because at some point
23 we want it all to be the same in terms of security.

24 CHAIR BOTEL: Thank you.

25 Anybody else have -- Mr. McCoy.

1 COMMISSIONER McCOY: Thank you, Madam Chair.
2 Commissioner Lanier, I can't agree. In fact,
3 I thought that was the ideal idea when I first arrived
4 here. And it was about a year ago now that I asked
5 Mr. Scott Evans simply it makes sense from a cost
6 effective standpoint that we're along with the City,
7 and just from a management standpoint. He says we have
8 everything that's done outside, and when we need
9 something, it's much easier to get it done if we just
10 made a phone call and our system was completely
11 independent.

12 And I really was, I'm not going to say
13 doubtful, but I certainly was not convinced by his
14 explanation until we had the cyber attack. And that
15 proved everything in favor of why I think the CRA
16 should be held on a separate platform, because today or
17 tomorrow, regardless of what happens, they're two
18 independent systems, and even though we went through
19 the upgrades, no system, under no circumstances, is
20 absolutely immune from any kind of attack. So I don't
21 want to lose everything all at once.

22 And if it doesn't really prove to be a cost
23 savings, just for the sake of saying that they're all
24 under one roof, I mean what does that really serve on
25 the grand scheme or the real purposes of efficiencies

1 and how we operate an organization, be it the City or
2 the CRA? I don't think it really serves any purpose.

3 And you know, I really support that they
4 should be independent. If it's not financial and it
5 doesn't support the efficiencies or operation, then I
6 mean I think right now would just kind of be more than
7 we should trying to consolidate something like this.

8 CHAIR BOTTEL: Thank you.

9 Ms. Miller-Anderson, and then Ms. Lanier.

10 COMMISSIONER MILLER-ANDERSON: The several
11 departments within the City are separated from -- you
12 know, they block off like certain departments that are
13 more critical, have basically -- I guess are like on
14 their own server. And I would imagine that would be
15 how the CRA would be, as kind of separate from being
16 attached to the City. So if something happened over
17 there, it won't necessarily happen on the CRA side
18 because they could be put on a separate server, for
19 lack of a better word. I'm not sure if that's the
20 right term. But I would imagine that was the way that
21 was going to happen.

22 And then going forward each year though,
23 you're saying, Mr. Evans, that the same amount of money
24 that we would be paying Constant -- you know what I'm
25 talking about -- we would be paying the exact same

1 thing each year for the City?

2 INTERIM EXECUTIVE DIRECTOR EVANS: Yes, the
3 City's saying that they can manage us for the same
4 price, yes.

5 COMMISSIONER MILLER-ANDERSON: All right,
6 thank you.

7 CHAIR BOTEL: Ms. Lanier was first, and then
8 Mr. Lawson.

9 COMMISSIONER LANIER: Yes, Madam Chair, I
10 just wanted to say that the City's USD was not attacked
11 or hacked because it wasn't the -- it's a separate
12 platform. It wasn't the server so much as it was the
13 domain. So the CRA can also -- I mean they did the
14 same thing with the Police Department. It can also be
15 on a separate domain.

16 The thing about it is that if it is just as
17 much, and if you talk about upgrades and you talk about
18 wanting to be in a position, because now the City is
19 the standard -- people, I mean the Chair said that when
20 she went to these conferences, you know, people were
21 asking about, you know, how did you guys do this
22 hacking thing. And you know, people were asking you
23 questions because now the City is in a position to
24 provide that kind of advice, because now we are the
25 ones that set the standard, so to speak, for how IT is

1 done in municipalities.

2 So I think that providing the City with the
3 opportunity and also the funding, you know, it's a
4 source of revenue for the City, we're all one big,
5 happy family here, to be able to move forward so that
6 the CRA can also be --

7 CHAIR BOTEL: Mr. Lawson.

8 COMMISSIONER LANIER: -- it can also be a
9 part of the City's system as well, given the fact that
10 USD was not hacked, and given the fact that each of
11 those are on separate domains, and we can do the same
12 thing with the CRA and it's going to be the same amount
13 of money.

14 CHAIR BOTEL: Thank you.

15 Mr. Lawson.

16 VICE CHAIR LAWSON: Thank you, Madam Chair.

17 Just to be clear with Mr. Evans, you said
18 that the initial cost to convert everything is going to
19 be 240,000 --

20 INTERIM EXECUTIVE DIRECTOR EVANS: Yes.

21 VICE CHAIR LAWSON: And it's 100k is what we
22 have budgeted. What timeframe did you budget for that
23 100,000 that we're supposed to be doing in upgrades and
24 what timeframe were you planning on doing that?

25 INTERIM EXECUTIVE DIRECTOR EVANS: The

1 detailed analysis of all of our equipment found out
2 that over time, in order to match all the City's new
3 standards, that we would need to spend 100,000. And I
4 think it's fair to say that 100,000, we would be making
5 those upgrades, much of it in the next year, and then,
6 you know, up to three years. So it would be one to
7 three years, with most of it coming in next year's
8 budget starting on October 1st, the 100,000.

9 VICE CHAIR LAWSON: Okay. So colleagues, I
10 want to be clear. It's not going to be the same cost
11 if we switch, because that start-up cost, if you factor
12 it over the next five years, is close to \$50,000
13 annually. Then it's going to cost additional for
14 switching because of the start-up cost it's going to
15 take for equipment. So I want us to be clear that it's
16 not the same cost. The operating cost, the annual
17 nugget, the annual fee we're paying for operations,
18 yes, is the same, but we're paying a large amount of
19 money to transfer all equipment.

20 And then to Councilman McCoy's point where we
21 were on separate networks at the time, so however the
22 logistics work behind the IT Department in regards to
23 operating a separate IT, I would move forward with the
24 recommendation that staff brought before us, with using
25 the IT department that responded to the RFP and

1 allowing for them to serve us.

2 But then my follow-up to that question,
3 Mr. Evans, is during our agenda review, we didn't
4 discuss the possibility of switching to the City's IT
5 when the CRA moves. That was, I guess, new information
6 that you received, because I didn't understand that
7 aspect, as to why we wouldn't switch if we've already
8 made the decision to go to the City's IT.

9 INTERIM EXECUTIVE DIRECTOR EVANS: I just
10 offered that at a previous meeting, that if you wanted
11 us to do an analysis, that my recommendation is that we
12 do one before we even get to that building to again see
13 if it makes sense, especially if other City departments
14 were coming to join us in that building. So in a
15 previous meeting I had offered to the Board to wait
16 until that move before we did this analysis. But as
17 you're correct, the Board elected to have us gather all
18 the data now. So the decision before you tonight does
19 not include that consideration.

20 VICE CHAIR LAWSON: Okay. So exclusive of
21 that decision with the building that the CRA is
22 eventually going to move into, as of right now, we need
23 a contract for what's being presented to us. And I
24 would be in agreement with going with staff's
25 recommendation.

1 Thank you, Madam Chair.

2 CHAIR BOTTEL: You're welcome.

3 Any other questions from --

4 COMMISSIONER LANIER: Yes.

5 CHAIR BOTTEL: Ms. Lanier.

6 COMMISSIONER LANIER: I just wanted to say
7 that since we have been hacked from last year, the Town
8 of Jupiter has been hacked twice since we've been
9 hacked the last year.

10 You're going to have to spend that money
11 anyway. As I said before, the City sets the standard
12 in terms of having to go through this whole thing of
13 being hacked, you know, upgrading our equipment. You
14 know how much money we spent to be able to be on par
15 with making sure that that won't happen to us again.
16 And of course, as to Mr. McCoy's point, nothing is
17 foolproof. But we've come mighty close in terms of
18 making sure that we are secure in not having it happen
19 again.

20 But I just wanted to say that, you know, we
21 set the standard for it with the City's IT Department.
22 So why not? You're going to spend the money eventually
23 anyway, so why not be safe now?

24 VICE CHAIR LAWSON: Madam Chair.

25 CHAIR BOTTEL: Mr. Lawson.

1 VICE CHAIR LAWSON: That's not what Mr. Evans
2 said. We're not going to spend the money anyway.
3 We're only going to spend 100,000 to upgrade our
4 equipment. So right now --

5 COMMISSIONER LANIER: Upgrade to what?

6 VICE CHAIR LAWSON: I'm sorry?

7 COMMISSIONER LANIER: Upgrade to what? To be
8 on par with the City?

9 VICE CHAIR LAWSON: Mr. Evans.

10 INTERIM EXECUTIVE DIRECTOR EVANS: Yes, all
11 of our equipment will be on par with the City. The
12 \$100,000 just -- we have some older computers and older
13 servers that are in our system that over time we're
14 replacing. And so --

15 COMMISSIONER LANIER: So you're going to
16 spend that.

17 INTERIM EXECUTIVE DIRECTOR EVANS: The
18 100,000, absolutely.

19 VICE CHAIR LAWSON: But Councilwoman Lanier,
20 there's an additional 140 for making the switch. So
21 yes, 100,000 was going to be spent to be on par, but
22 there's an additional 140 that's budgeted. So that's
23 my concern, because there's more money to switch that
24 was not budgeted or planned.

25 COMMISSIONER LANIER: I understand that.

1 CHAIR BOTEL: Okay, I have a question, if I
2 might, for Mr. Evans, and maybe this will help.

3 So what you're recommending is that we spend
4 \$78,000 to an outside agency? Yes? That's -- did I
5 read that properly? That's the annual -- let me look
6 at it again. 78,000. The annual cost is 78,000?

7 INTERIM EXECUTIVE DIRECTOR EVANS: Yes.

8 MR. LEWIS: That is the cost that the City's
9 IT Department gave us. What we're asking for is for a
10 range from 74,000, with a 15 percent --

11 CHAIR BOTEL: Okay. So approximately,
12 approximately in that ballpark, you're asking to spend
13 about that to an outside agency. My question would be
14 if you spent it to an inside, if you spent it on the
15 City, would the City have to expend additional dollars
16 in order to ramp up to meet your needs, or can the
17 City's IT staff meet your needs with existing staff,
18 thereby profiting the City to the tune of 75 to \$78,000
19 a year?

20 Over time that would more than account --
21 more than pay for the \$140,000 additional that you
22 might have to spend on hardware. So I guess that's my
23 question. It's hard for me to compare apples to
24 apples -- oranges to oranges in that we're in
25 Florida -- oranges to oranges, because what we're

1 really doing is saying we're giving this money to an
2 outside agency as opposed to giving it to the City's
3 staff.

4 I can't really determine whether or not
5 that's money that's going to have to be spent by the
6 City to improve its own staffing to accommodate the
7 needs of the CRA. Do you know that, or is that a
8 question we need to ask Tony Parziale?

9 INTERIM EXECUTIVE DIRECTOR EVANS: I think it
10 is a question for Tony. But on our preliminary
11 discussions, he did feel like he may have to add
12 another staff member to help manage. But of course, if
13 he did add another staff member, I'm sure they could
14 help with other things too. We're not a full-time
15 position. So yes, I do believe they would have to add
16 some resources. I just don't know if it's an entire
17 full position or a partial one for that.

18 CHAIR BOTEL: So the City would be better --
19 the City's coffers ultimately would be -- am I feeding
20 back to anybody else?

21 The City's coffers would ultimately be
22 benefited by having this business, if you will, from
23 the CRA. We just don't know to what extent the City's
24 coffers would be benefited because we don't know what
25 additional staffing might be needed to accommodate your

1 needs, right?

2 INTERIM EXECUTIVE DIRECTOR EVANS: Correct.

3 CHAIR BOTEL: Mr. Lawson, did you have a
4 question? Mr. Lawson, did you have question?

5 VICE CHAIR LAWSON: No, Madam Chair.

6 CHAIR BOTEL: Do we have any other questions?
7 Okay, I think we can call for the vote.

8 THE CLERK: Commissioner Lanier.

9 COMMISSIONER LANIER: No.

10 THE CLERK: Commissioner McCoy.

11 COMMISSIONER McCOY: Yes.

12 THE CLERK: Commissioner Miller-Anderson.

13 COMMISSIONER MILLER-ANDERSON: No.

14 THE CLERK: Vice Chair Lawson.

15 VICE CHAIR LAWSON: Yes.

16 THE CLERK: Chair Botel.

17 CHAIR BOTEL: No.

18 THE CLERK: That motion fails.

19 INTERIM EXECUTIVE DIRECTOR EVANS: Okay, with
20 permission, I will meet with the City. In my
21 preliminary discussions with them, they were looking at
22 an October timeframe of being able to -- for us to
23 start ordering our equipment. That may be slowed down
24 because we, of course, can't join our two systems until
25 we get additional equipment.

1 So I'll bring this back as a future agenda
2 item so you can evaluate the timing and how we're going
3 to get to that. I'll bring that back in May, because
4 ultimately, I think we're going to need to continue
5 with our provider until we get to that point. And the
6 City, they are interested in taking over, but they
7 can't do it immediately.

8 CHAIR BOTTEL: Thank you. That makes sense.

9 Out of curiosity, I would like to know -- my
10 previous question: Does the City have to add
11 additional resources in order to take advantage of your
12 new influx of money to the City, and to what extent
13 will the City have to add additional? I'd just like to
14 know the bottom line for the entire City. The CRA
15 giving something to the coffers of the City, what does
16 the City benefit, because clearly, the City does
17 benefit in some way. I'd just like to know to what
18 extent.

19 INTERIM EXECUTIVE DIRECTOR EVANS: Okay.

20 CHAIR BOTTEL: Thank you.

21 Okay, item number --

22 COMMISSIONER McCOY: So I'm clear, so where
23 do we go from here? Because I mean that didn't explain
24 much, other than we voted on the one item. What's the
25 step forward, Mr. Evans?

1 INTERIM EXECUTIVE DIRECTOR EVANS: The next
2 steps are an agenda item to extend our current contract
3 with our provider through a time when the City and I
4 agree that they'll be capable and ready to start
5 providing us service. So I'll meet with them right
6 away.

7 And then also to identify the funding to
8 begin purchasing all of the capital improvements, so
9 we're going to have to bring back a budget amendment to
10 try and identify those funds so that we can make those
11 purchases and upgrade our systems. And then also, out
12 of the outcome of our negotiations with the City, we'll
13 bring back some sort of agreement for this Board to
14 approve that allows the City to provide us and be
15 responsible for providing us the service.

16 COMMISSIONER McCOY: Follow-up.

17 CHAIR BOTEL: Yes, Mr. McCoy, and then
18 Mr. Lawson.

19 COMMISSIONER McCOY: So my question is being
20 that we didn't go with Constant Computing, is there now
21 a desire or an automatic default to the City? Is that
22 what I'm hearing, Mr. Evans, or do we not go back out?
23 Because clearly, it wasn't just about money. I mean
24 that failed, a contract that we were just -- a routine
25 contract to renewal. So what's next?

1 INTERIM EXECUTIVE DIRECTOR EVANS: Well, my
2 interpretation of this failing is not -- wasn't a lack
3 of choosing Constant Computing, but rather a choice to
4 move forward with the City. So we'll bring that action
5 back to you at a future date, as well as continuing
6 services with Constant Computing to allow us to get to
7 the point when the City can start to support us.

8 MR. HAYGOOD: And eventually we'll have an
9 interlocal agreement with the City for providing the IT
10 services.

11 VICE CHAIR LAWSON: Madam Chair.

12 CHAIR BOTEL: Yes.

13 VICE CHAIR LAWSON: So I guess that was my
14 confusion in regards to moving forward with our next
15 steps, because I didn't have that interpretation, that
16 we voted this down just to move forward with the City's
17 direction. So I'm trying to figure out, is that the
18 direction that was given to Mr. Evans, to bring back a
19 contract negotiated with the City, or are we putting
20 this back out for RFP? What direction are we giving to
21 Mr. Evans right now, because I thought just the motion
22 we took was to turn down this contract.

23 CHAIR BOTEL: Ms. Miller-Anderson.

24 COMMISSIONER MILLER-ANDERSON: I mean I can
25 make a motion if that's good for everyone.

1 Or Michael Haygood, do I need to make a
2 motion to look at the information and go with the City
3 and then bring it back to the Council?

4 (Inaudible.)

5 CHAIR BOTEL: Could someone second that,
6 please?

7 COMMISSIONER LANIER: Second.

8 CHAIR BOTEL: Thank you.

9 Madam Clerk.

10 COMMISSIONER McCOY: What's the motion? I'm
11 sorry.

12 CHAIR BOTEL: Want to repeat that,
13 Ms. Miller-Anderson?

14 COMMISSIONER MILLER-ANDERSON: To go with our
15 second choice, the discussion that we just had about
16 the option with the City, going with the City and
17 providing that information back to us in the next
18 agenda.

19 MR. HAYGOOD: You don't mean the next agenda.
20 You want to --

21 COMMISSIONER MILLER-ANDERSON: The
22 information that Mr. Evans said that he would bring.
23 When he -- at the timeframe in which he said he can
24 bring it back.

25 MR. HAYGOOD: Okay.

1 CHAIR BOTEL: Madam Clerk.
2 THE CLERK: Commissioner Lanier.
3 COMMISSIONER LANIER: Yes.
4 THE CLERK: Commissioner McCoy.
5 COMMISSIONER McCOY: Yes.
6 THE CLERK: Commissioner Miller-Anderson.
7 COMMISSIONER MILLER-ANDERSON: Yes.
8 THE CLERK: Vice Chair Lawson.
9 VICE CHAIR LAWSON: Yes.
10 THE CLERK: And Chair Botel.
11 CHAIR BOTEL: Yes.
12 THE CLERK: That motion carries.
13 CHAIR BOTEL: Mr. Evans, before I leave this
14 topic, I think that there was a sense from the group
15 that we would want to also be sure that the CRA's
16 computing was isolated, as is the Utility Department,
17 from the -- and as is the Police Department now so
18 you're on your own, but you're still paying the City
19 for the services.
20 COMMISSIONER MILLER-ANDERSON: Madam Chair.
21 CHAIR BOTEL: Yes, Ms. --
22 COMMISSIONER MILLER-ANDERSON: (Inaudible)
23 wanted us to all continue to be cautious of all of the
24 information that we give about the security of our
25 systems, as we had to do for the last time. So just a

1 precaution. Thank you.

2 CHAIR BOTEL: Okay, item -- what are we up
3 to?

4 THE CLERK: Twelve.

5 CHAIR BOTEL: Twelve. Thank you, 12.

6 THE CLERK: A resolution of the Board of
7 Commissioners of the Riviera Beach Community
8 Redevelopment Agency awarding a contract to Langton
9 Associates, Incorporated to provide grant writing
10 services to the agency, providing an effective date.

11 The acceptance of public comment cards is now
12 closed.

13 CHAIR BOTEL: Do we have a motion?

14 VICE CHAIR LAWSON: So moved.

15 CHAIR BOTEL: And a second? Do we have a
16 second? Oh, come on, guys. No second? Dies for lack
17 of a second? Really? I can't second, right? No.

18 MR. HAYGOOD: Mr. McCoy and I have a
19 different opinion on this. I think you can pass the
20 gavel and second.

21 CHAIR BOTEL: All right, then I pass the
22 gavel.

23 COMMISSIONER McCOY: You can't do it.
24 Robert's Rules don't allow you to do it.

25 Mr. Haygood, this will be one point that I

1 will bring up in litigation. If you allow her to do
2 it, I promise you not only will your job be on the
3 line, but I'll be suing the CRA, because you can't
4 establish a standard that's not already prescribed from
5 Robert's Rules of Order. Now, go ahead and advise her.

6 MR. HAYGOOD: Well, I reviewed it, and I
7 don't agree with you, but --

8 COMMISSIONER McCOY: Well, go ahead and
9 advise her then.

10 MR. HAYGOOD: Go ahead and what?

11 COMMISSIONER McCOY: Advise her that she can
12 do it.

13 MR. HAYGOOD: Well, I reviewed it. Mr. McCoy
14 seems to be pretty strong about this, but we're going
15 to have to come up with a policy on this.

16 COMMISSIONER McCOY: You can't. No, sir.
17 The purpose of being the Chairperson is that you don't
18 have the ability to make a motion. You can't
19 relinquish that position for the pure convenience of
20 comfort and to be able to second a motion. And if you
21 do that, doing so relinquish your position as the
22 Chairperson.

23 MR. HAYGOOD: Ms. --

24 COMMISSIONER McCOY: Because the statute --

25 MR. HAYGOOD: I will -- I'm sorry.

1 COMMISSIONER McCOY: Go ahead.

2 MR. HAYGOOD: I will prepare a --

3 COMMISSIONER McCOY: You know my position.

4 MR. HAYGOOD: I will prepare a legal opinion
5 on this issue. At this time I probably shouldn't do
6 it, but we will get a consensus on this issue.

7 CHAIR BOTEL: All right, I will not
8 relinquish the Chair. I will express my grave concerns
9 over the fact that we don't have a grant writer, and
10 there are, right now, when there's so much out there
11 that we should be taking in --

12 COMMISSIONER McCOY: Madam Chair, Madam
13 Chair.

14 CHAIR BOTEL: Yes.

15 COMMISSIONER McCOY: Is there a second?

16 CHAIR BOTEL: Dies for a lack of a second.

17 However, I take, or I will take this moment
18 to continue to express my concern over the fact that we
19 don't have a grant writer -- Sherley's laughing at
20 me -- because there's so much out there that we're not
21 taking advantage of because we don't have somebody
22 writing these grants. And I just don't understand why
23 we can't move forward on this. However --

24 COMMISSIONER LANIER: And Madam Chair, I
25 totally agree with you. The only reason I didn't

1 second that was because I just got information today
2 about the backup for who actually competed for this
3 grant, you know, what the scoring criteria was, what
4 the evaluation criteria was. I just got that
5 information, so that's the only reason I didn't go
6 forward with it.

7 CHAIR BOTEL: Okay. So is there hope that we
8 can bring this up in two weeks, or whenever our next
9 meeting is?

10 COMMISSIONER LANIER: Sure, sure.

11 CHAIR BOTEL: Good, because I really think
12 that we -- it doesn't look very promising, given
13 that -- well, I won't --

14 COMMISSIONER LANIER: No, no, no, that's
15 fine. The only reason is because I had not seen any of
16 the backup for it in terms of who else competed, you
17 know, all that stuff. So I just got it today, some
18 yesterday, but you know, I didn't have enough
19 opportunity or a chance to just go through all of it.
20 So if we bring it back in two weeks, that's fine.

21 CHAIR BOTEL: Well, one of the blessings of
22 doing this remotely is that Mr. Langton didn't have to
23 get all the way down here to Riviera Beach and can come
24 back in a couple of weeks and we can do this all over
25 again.

1 Mr. Evans, will you please put this on the
2 next possible agenda?

3 MR. LANGTON: Madam Chairwoman, before you
4 leave, can I make just a quick thought, comment?

5 CHAIR BOTEL: I'll permit you to do that
6 since you've come all this far away.

7 MR. LANGTON: I have been patiently with you
8 for four hours, and so I'd just like to take a personal
9 liberty to say whatever you all think is the best
10 judgment for the CRA, I can certainly live with.

11 Langton Associates is a firm that's been in
12 business for 39 years. It's the largest and oldest
13 grant consulting firm in the state. We submitted a
14 proposal. There were four total proposers. I don't
15 know how the scoring went, but we were selected number
16 one --

17 COMMISSIONER McCOY: You don't know either,
18 Mr. Langton.

19 MR. LANGTON: Pardon me?

20 COMMISSIONER McCOY: That says something.

21 MR. LANGTON: Can I finish? May I finish my
22 statement?

23 CHAIR BOTEL: Go ahead, finish, Mr. Langton.

24 MR. LANGTON: Anyway, I'm glad I was with you
25 for the four hours tonight, and I'll be happy to come

1 back at another time if you all deem it worthy for me
2 to do so. But in listening to the discussion tonight,
3 I am confident that I can put you in a very competitive
4 grant for the \$2.7 million for the Broadway utility
5 burial project on a brand new program that was just
6 announced yesterday, the CDBG MIT program. It's a one
7 time brand new federal program, which only 51 counties
8 in Florida are eligible and the local governments
9 within those 51. One of the large criteria is how
10 many LMI, low to moderate income folks do you have in
11 your community. I believe Riviera Beach --

12 COMMISSIONER LANIER: And Mr. Langton, I
13 don't want to interrupt you, but the motion died for a
14 lack of a second. And we just, you know -- and you
15 know, we can't -- you can't do this.

16 MR. LANGTON: I'm sorry.

17 CHAIR BOTEL: Thank you, Mr. Langton.

18 MR. LANGTON: Thank you very much.

19 COMMISSIONER LANIER: And thank you,
20 Mr. Langton; thank you for being here.

21 MR. LANGTON: I thought four hours listening
22 to you, I would be able to say a few things, but I
23 guess not. Okay.

24 VICE CHAIR LAWSON: Madam.

25 CHAIR BOTEL: I hope -- excuse me. I hope

1 you'll come back and share those thoughts, Mike, when
2 you come in a couple of weeks. I do want to say I did
3 have a question about that grant, and I wanted to ask
4 Ms. Jenkins about that. You were kind enough,
5 Mr. Langton, to send us in advance a document about the
6 general infrastructure program, which, by the way, has
7 set aside \$315,500,000.

8 And my question was if we apply as a CRA --
9 and I will just state that these multi-jurisdictional
10 and regional investments include upgrading of water,
11 sewer, solid waste, communications, energy,
12 transportation, health and medical and other public
13 infrastructure projects that will reduce the hazard/
14 risks identified in mitigation needs assessment portion
15 of the action plan.

16 So my question was: Can the CRA apply for
17 items that are citywide, using Mr. Langton or whoever
18 gets this contract? Can that be something that we can
19 do as a City, because we have so many infrastructure
20 projects that would be appropriate for funding under
21 this grant.

22 MR. LANGTON: The answer is yes.

23 CHAIR BOTEL: Thank you and Ms. Jenkins.

24 VICE CHAIR LAWSON: Madam Chair.

25 COMMISSIONER MILLER-ANDERSON: Madam Chair.

1 VICE CHAIR LAWSON: Madam Chair.

2 CHAIR BOTEL: Mr. Lawson.

3 VICE CHAIR LAWSON: Ten minutes to extend,
4 first thing. And then second thing, I wanted to make a
5 point after you make a motion to extend the meeting.

6 CHAIR BOTEL: Ms. Miller-Anderson, do we have
7 to move on CRA meetings also to extend?

8 COMMISSIONER MILLER-ANDERSON: Yes, we
9 usually do.

10 CHAIR BOTEL: So --

11 MR. HAYGOOD: I think that's a City Council
12 rule.

13 COMMISSIONER MILLER-ANDERSON: Just a City
14 one? Okay.

15 MR. HAYGOOD: Usually you all -- usually I
16 think you try to comply or keep some consistency. So
17 if you want to vote on it, fine, but it's not in your
18 bylaws.

19 COMMISSIONER LANIER: And usually we're out
20 of here before now, so I --

21 CHAIR BOTEL: I'm going to say that we can
22 take item 13 in two weeks from now. Yes, Mr. Evans?

23 COMMISSIONER MILLER-ANDERSON: Well, that's
24 not from him to decide that.

25 CHAIR BOTEL: Hold on.

1 COMMISSIONER MILLER-ANDERSON: Madam Chair.

2 INTERIM EXECUTIVE DIRECTOR EVANS: Item 13,

3 Economic Recovery --

4 COMMISSIONER MILLER-ANDERSON: Madam Chair.

5 Hold on, please.

6 CHAIR BOTEL: Ms. Miller-Anderson.

7 COMMISSIONER MILLER-ANDERSON: Okay, so

8 Mr. Haygood said that we don't have to do the

9 extension, so that's fine.

10 But what I was just going to say to

11 Mr. Langton, I appreciate you being here with us for

12 the four hours, but understand that we do still have a

13 right to table an item, vote an item down. Just

14 because a person has come to a meeting, we're not

15 obligated to automatically go with it. So I'm sorry

16 that you've been with us this long, but that is always

17 a chance at any meeting you go to, that you may be at a

18 meeting, and it may not work out in your favor.

19 But I do believe that -- I understand. I've

20 been here for a little bit; I know you've been around

21 for a while. One of the things I was asking Mr. Evans

22 is to see if we can get some of the information in

23 regards to like what are the successes of the grants

24 that have happened, how many -- you know, and those

25 that we don't get, what can we do to make sure that we

1 get it for going forward, or you know, just having some
2 kind of follow-up.

3 But again, Ms. Lanier asked for it to come
4 back. You making a motion to bring it -- I mean --

5 COMMISSIONER LANIER: No, I wasn't. I was
6 basically saying that I had no problem with the item.
7 The only problem I have with the item was because I had
8 no information about, you know, how the whole process
9 went, what the evaluation criteria was, who else
10 competed. You know, I had no information of any of
11 that until like today, yesterday. So I don't want to
12 venture out and make a decision about something I just
13 got.

14 CHAIR BOTTEL: Right, right.

15 COMMISSIONER MILLER-ANDERSON: So I mean it
16 died for a lack of a second, and --

17 COMMISSIONER LANIER: So that's the end of
18 that, yes.

19 COMMISSIONER MILLER-ANDERSON: That's the end
20 of that conversation. And so, you know, I appreciate
21 it. We can come back another time, as you suggested.
22 Thank you.

23 CHAIR BOTTEL: Okay, so we're done with that
24 item. We have item number -- so we -- that was 12,
25 sorry. Thirteen, do we have time? Should we make a

1 motion to -- oh, no, you said we don't really have to
2 make a motion to extend because we're not on Council,
3 okay.

4 COMMISSIONER LANIER: I think we should save
5 this for next week. I mean --

6 CHAIR BOTEL: It's late, it's -- do we all
7 agree? Can we agree?

8 Ms. Miller-Anderson.

9 COMMISSIONER MILLER-ANDERSON: I don't even
10 recall, did we ever do public comment, regular public
11 comment?

12 CHAIR BOTEL: I don't think there were any.
13 Madam Clerk, are there any public comments?

14 COMMISSIONER MILLER-ANDERSON: I mean the
15 general ones.

16 THE CLERK: There are.

17 CHAIR BOTEL: Yes, the general.

18 COMMISSIONER LANIER: Well, then we should do
19 that before we leave.

20 CHAIR BOTEL: Thank you, yes.

21 COMMISSIONER MILLER-ANDERSON: I usually try
22 to do those around 7:30, but I know we started late --

23 CHAIR BOTEL: I know, I know.

24 COMMISSIONER MILLER-ANDERSON: -- so maybe an
25 hour and a half after you get started with the meeting

1 maybe, if we don't have a certain time.

2 CHAIR BOTEL: Next time kick me under the
3 table.

4 COMMISSIONER MILLER-ANDERSON: No,
5 actually --

6 COMMISSIONER LANIER: Hey, we all been going,
7 we all just been going, so yes.

8 CHAIR BOTEL: So public comment, Madam Clerk.

9 THE CLERK: We have Ms. Brabham who sent an
10 e-mail. She said: We do need to move forward in
11 securing the strategic implemented CRA Director if the
12 CRA is to exist. Even under these circumstances,
13 government always goes on in crisis. We tap into what
14 we have. Forget about the past and let's move forward
15 because we are in the new normal.

16 I have another from Ms. Brabham: And this is
17 a continuation, but my first comment about the CRA
18 Director, this has nothing to do with like or dislike
19 of anyone who look at the holistic outcomes and
20 movement. We can fill this out like we acquired the
21 City Manager, Utility Director and make sure whoever
22 you have, that the business that's been dictated in the
23 City always comprise of citizens. And when and what we
24 come to do business in the City, whatever or whoever
25 that the Director may be, let he -- I'm a bird -- that

1 may be always provide we as citizens with the backup
2 and the information that our pertaining agenda item,
3 because this is what we have had to endure. And that's
4 not a way to do business, asking the Chairs about
5 certain backups that is that the books, it's not out in
6 the front. We must this, we must do business like we
7 know how to do business.

8 COMMISSIONER MILLER-ANDERSON: Madam Chair.

9 CHAIR BOTEL: Yes.

10 COMMISSIONER MILLER-ANDERSON: I just -- with
11 the public comment, is someone keeping the time? And
12 then also, was that two cards from one person, or was
13 that one from the workshop?

14 CHAIR BOTEL: I think she said it was an
15 extension.

16 MS. DESIR: Yes.

17 COMMISSIONER MILLER-ANDERSON: Yes, but they
18 only get to turn in one. I don't understand. What do
19 you mean, extension of what?

20 CHAIR BOTEL: She must have stopped typing
21 and -- it wasn't three minutes in any case, so it's --

22 COMMISSIONER MILLER-ANDERSON: But I'm
23 saying --

24 MS. DESIR: I'm keeping time. I am keeping
25 time. It wasn't three minutes. She sent two e-mails

1 because the first one cut her off, so she sent me a
2 backup to finish that sentence.

3 COMMISSIONER MILLER-ANDERSON: Okay, okay.

4 And then to announce that public comment -- the public
5 comments is closed so that we don't get any after we
6 start.

7 MS. DESIR: Okay, and that is all.

8 CHAIR BOTEL: Okay. So did we agree that
9 we're going to start -- we're going to put item 13 on
10 the next agenda? You all agree? Any objection? Thank
11 you. So there's public comment. And then the report
12 of the Executive Director, Mr. Evans.

13 INTERIM EXECUTIVE DIRECTOR EVANS: I have
14 nothing at this time.

15 CHAIR BOTEL: Report of counsel, Mr. Haygood.

16 MR. HAYGOOD: I have nothing.

17 CHAIR BOTEL: Discussion by the Council,
18 starting with Mr. Lawson.

19 VICE CHAIR LAWSON: Mr. Haygood, I just
20 wanted to know the -- if we have a sunset date for the
21 CRA. I know we had asked about it recently, but I
22 didn't know if you had given an accurate date.

23 MR. HAYGOOD: Yes, sir. It was extended, and
24 if I'm -- I think it's 2044.

25 VICE CHAIR LAWSON: 2044. And when was it

1 extended?

2 INTERIM EXECUTIVE DIRECTOR EVANS: It was --

3 MR. HAYGOOD: The last time you --

4 INTERIM EXECUTIVE DIRECTOR EVANS: Let me --

5 MR. HAYGOOD: Go ahead, Scott.

6 INTERIM EXECUTIVE DIRECTOR EVANS: Yes, okay.

7 So --

8 MR. HAYGOOD: The last time you adopted an
9 amendment to your CRA Plan, it extended it.

10 INTERIM EXECUTIVE DIRECTOR EVANS: Right.

11 So --

12 VICE CHAIR LAWSON: Do you know when that
13 was?

14 INTERIM EXECUTIVE DIRECTOR EVANS: --
15 extension was to 2041. 2044 is the key number. That's
16 the theoretical maximum that we could extend. So when
17 we adopted our new CRA Plan, 2044, when you review that
18 this year would be the maximum date. Of course, the
19 statutes took all CRAs and limited them to 2039, with
20 the exception of any outstanding debt that you have, I
21 believe.

22 MR. HAYGOOD: Correct. And I think our debt
23 goes to 2041.

24 INTERIM EXECUTIVE DIRECTOR EVANS: It's right
25 at the same date. I think we're about 2040.

1 MR. HAYGOOD: Yes.

2 VICE CHAIR LAWSON: Do you know when it was
3 extended and from what was the original sunset date
4 from that extension?

5 INTERIM EXECUTIVE DIRECTOR EVANS: Yes, it
6 was extended in July of 2011. And that extended us out
7 30 years, through July of 2041.

8 VICE CHAIR LAWSON: So that was 20 -- that
9 was 30 years from 2011?

10 INTERIM EXECUTIVE DIRECTOR EVANS: Yes, sir.

11 MR. HAYGOOD: Yes.

12 VICE CHAIR LAWSON: What was the sense --

13 MR. HAYGOOD: I'm sorry. I think it's not to
14 exceed 60 years from the initial establishment of the
15 CRA.

16 VICE CHAIR LAWSON: And that was my next
17 question. Thank you, Mr. Haygood. What was the sunset
18 date in 2011?

19 INTERIM EXECUTIVE DIRECTOR EVANS: The time
20 of our last amendment. I'm not sure.

21 MR. HAYGOOD: Yes.

22 INTERIM EXECUTIVE DIRECTOR EVANS: I think we
23 ended up amending our plan previously every few years,
24 so it was likely about 2037, 2038, my best estimate.

25 VICE CHAIR LAWSON: 2037, 2038, okay. And

1 that's all my comments. Thank you, Dr. Botel.

2 CHAIR BOTEL: Thank you.

3 Mayor Felder.

4 MAYOR FELDER: Yes, thank you, Chair. Just
5 one question.

6 Mr. Evans, where are we with the Dairy Belle
7 project?

8 INTERIM EXECUTIVE DIRECTOR EVANS: The Dairy
9 Belle project is proceeding. We are working on --
10 we're not doing the parking lot enhancements, but we
11 are working on improving the interior of the building
12 so that Ashley can move in with her new business. And
13 the progress is, I think we've done demolition, we're
14 in the process of doing updating plumbing. And we have
15 some, a couple of permits pending at the City, I think,
16 to finish the work.

17 MAYOR FELDER: Do you have like a date that
18 you guys can determine when it will be done?

19 INTERIM EXECUTIVE DIRECTOR EVANS: It's about
20 two months away from completion.

21 MAYOR FELDER: Okay, thank you. That's all
22 then.

23 CHAIR BOTEL: Thank you.

24 Back to Ms. Lanier.

25 COMMISSIONER LANIER: I just wanted to say

1 that, you know, even like Mayor Felder said about the
2 Dairy Belle project, from time to time we should have
3 an update on these projects, you know, that we've
4 talked about. You know, at some times we've approved
5 projects, we've moved on and we're approving additional
6 projects, but I think at some point we need to have an
7 update. I mean I'm not saying every month, but at
8 least, you know, at least every quarter an update of
9 all the projects that we're currently working on, that
10 we have some idea of where these things stand and we
11 don't have to, you know, take up time at the end of the
12 meeting.

13 Other than that, I'm fine, thank you.

14 CHAIR BOTEL: Thank you.

15 Mr. McCoy.

16 COMMISSIONER McCOY: Thank you, Madam Chair.

17 A few things.

18 So first I want to put these comments to
19 Mr. Scott Evans. So at least tonight we had a couple
20 items that we evaluated that were in front of us as a
21 Commission to deliberate on, and the backup just isn't
22 there. And I know I brought this up before, but even
23 if staff has a recommendation, because we have the sole
24 authority of approving this, I would expect that we
25 have all of those that submitted or participated in

1 whatever competitive process there was, because just
2 like you, and even on the procurement side, we don't
3 always get it right.

4 And just because we're the final decision
5 makers, I would like to have all of the information
6 available to us so that we can have an opportunity to
7 opine on it. And it really comes very late in the
8 game, being that these items were only uploaded after
9 5:00 on Friday, and they weren't there.

10 In fact, I was by the CRA offices on Friday,
11 only to find out that there are no CRA offices, and
12 also by the Marina Event Center to find out operations
13 are shuttered there too. And I expect that we have
14 some understanding or knowledge of this beforehand and
15 we shouldn't be caught by surprise when everything just
16 suddenly shut down and there's a note on the door.

17 Mr. Evans, I'm really looking to understand
18 why that's okay or why that's the case, because I have
19 Mr. Jonathan Evans that probably sends us five or six
20 e-mails in one day relative to the operations, and
21 nobody, at least when I spoke to the Chair and then the
22 past Chair, was even aware that the CRA operations had
23 shuttered.

24 I mean (inaudible) at the very least a
25 communication as to what's going on, especially if

1 we're in the City and we refer individuals to the CRA.
2 It's a little bit embarrassing to send someone
3 somewhere and you guys aren't even open. So that's my
4 first question as to what's going on with the
5 operations of the CRA, and then also down at the Event
6 Center.

7 And then secondly, I want to find out --
8 well, if you can handle that, I definitely want to ask
9 a question related to public records.

10 CHAIR BOTEL: Mr. Evans.

11 INTERIM EXECUTIVE DIRECTOR EVANS: So the CRA
12 has closed our offices, and we're following directives
13 from the Governor. We are operating remotely.

14 COMMISSIONER McCOY: But you don't work for
15 the Governor. Let's just remember that, Mr. Evans.
16 (Inaudible) the courtesy with me to send the
17 Commissioners that oversee the Board some communication
18 that operation isn't --

19 INTERIM EXECUTIVE DIRECTOR EVANS: We utilize
20 Constant Contact, so we put out notices of the changes
21 to CRA. We have all the Board members on those
22 Constant Contact notices. What I will do is I will
23 make -- if those aren't getting through to you for some
24 reason, when we do our notices of what's happening in
25 our offices, when we're closing, when we're open, I'll

1 make sure that I personally send you that information
2 every time that we do an announcement.

3 COMMISSIONER McCOY: So Mr. Evans, you send
4 it out by Constant Contact?

5 INTERIM EXECUTIVE DIRECTOR EVANS: Yes, I
6 believe we would send out by Constant Contact notice of
7 our office closure.

8 COMMISSIONER McCOY: So when did you close
9 the CRA offices?

10 INTERIM EXECUTIVE DIRECTOR EVANS: I want to
11 say April 4th, something like that.

12 COMMISSIONER McCOY: Okay, well --

13 INTERIM EXECUTIVE DIRECTOR EVANS: April 6th,
14 I think.

15 COMMISSIONER McCOY: -- at least me and two
16 other Commissioners were not aware of it, because I
17 thought maybe this was something that was only provided
18 to the Chairperson, and when I spoke to both of them,
19 they say that they didn't know that the operations were
20 closed. So I don't know if I understand or even agree
21 with that.

22 INTERIM EXECUTIVE DIRECTOR EVANS: Okay. Do
23 you want staff to be working under these conditions? I
24 mean I think that that's -- we're following the exact
25 procedures and protocols that the City has been doing,

1 which is to direct all staff to go home and work
2 remotely. So that's exactly what we've been doing.

3 We attended all the conference calls held by
4 the City Manager. They came up with policies which
5 we've been trying to follow also. So we're just trying
6 to be safe and continue our operations. And I'm
7 hearing that you're not getting enough direct
8 communication from me related to those, and I will
9 improve that.

10 COMMISSIONER McCOY: Okay. Well, Ms. Botel,
11 if you like, you want to say something, but certainly
12 when I asked you about --

13 CHAIR BOTEL: No, no, no. Go ahead, finish
14 your -- you had a second thought.

15 COMMISSIONER McCOY: -- you weren't aware of
16 it, and nor was the past Chairperson. And if I'm not
17 mistaken, this was just last week.

18 But I don't buy that, Mr. Evans. In fact, I
19 think that's -- at the minimum, that's not going to
20 work, because even when I look back at my e-mails, I
21 even made a joke that we got an e-mail from the CRA to
22 tell us about all the other businesses that was closed,
23 but there was no indication that the CRA was closed.
24 And I specifically went back to look.

25 But Mr. Evans, I think as a member of the

1 Governing Board, I don't need a Constant Contact
2 e-mail. I think something a little more formal. And I
3 think we get e-mails, and I think that the Board can
4 probably agree, probably -- I wouldn't say too much,
5 because I really appreciate what the work Mr. Jonathan
6 Evans is doing, but at least three to five times a day
7 as to what the current state of the City is on the City
8 side.

9 And then only when I needed a meeting room to
10 do a teleconference did I found out the CRA was closed
11 just by dropping by. And I mean that's clearly not
12 acceptable.

13 And since the Chairperson's comments about
14 why I didn't have an agenda review, I think I probably
15 had more than anybody, because routinely I met with you
16 every week before the CRA meeting.

17 And, you know, I would say that this probably
18 was an oversight, but I don't believe it. March 20th
19 of last month I requested public records from
20 Ms. Sherley Desir, who I was told was the custodian of
21 records. And not only did I tell her about my record
22 request, when I told her, you called me back and asked
23 me and confirmed that I actually requested those
24 records. And here we are a month later, and I still
25 don't have it. I mean, please, help me out. Am I

1 missing something, or should I expect something
2 different?

3 INTERIM EXECUTIVE DIRECTOR EVANS: No, I
4 wasn't aware that you had anything that you weren't --

5 COMMISSIONER McCOY: Mr. Evans --

6 INTERIM EXECUTIVE DIRECTOR EVANS: Yes.

7 COMMISSIONER McCOY: -- should I remind you
8 what I requested?

9 INTERIM EXECUTIVE DIRECTOR EVANS: I believe
10 you requested a copy of my contract, which we sent like
11 the next day, I think. That's what I recall.

12 COMMISSIONER McCOY: Well, I requested your
13 schedule, and I also requested your calendar, because
14 it seems to be that every time I go to the CRA, nobody
15 knows where you are on Fridays. Do you remember that
16 conversation when you called me and asked me why do I
17 want to request your calendar and your schedule?

18 INTERIM EXECUTIVE DIRECTOR EVANS: Yes, I do
19 recall us talking about you --

20 COMMISSIONER McCOY: Is that not a legitimate
21 public records request, or should I put it in writing?

22 INTERIM EXECUTIVE DIRECTOR EVANS: Yes,
23 absolutely, you are quite welcome to my calendar.

24 COMMISSIONER McCOY: Well, here we are a
25 month later. Is that not reasonable time?

1 INTERIM EXECUTIVE DIRECTOR EVANS: And I
2 didn't -- I wasn't aware you were waiting on that. I
3 thought after our conversation that you weren't waiting
4 for it. So we will definitely get it to you.

5 COMMISSIONER McCOY: Well, help me out. So
6 Mr. Evans, what do we do right now, because I mean I'm
7 over a month now, so help me out. What should I be
8 doing?

9 INTERIM EXECUTIVE DIRECTOR EVANS: We'll send
10 you a copy of it tomorrow.

11 COMMISSIONER McCOY: But Mr. Evans, do you
12 recognize that that is unacceptable? As a Commissioner
13 of the CRA, if I ask for the paper that you put on the
14 wall at a bulletin board, I think I should be able to
15 have it.

16 INTERIM EXECUTIVE DIRECTOR EVANS: We have
17 always provided any information that anyone's looking
18 for. That's my misunderstanding, that you were
19 still --

20 COMMISSIONER McCOY: You had a month. Is
21 that reasonable? Is that reasonable, Mr. Evans? I
22 want you to accept some culpability or responsibility
23 in this, because not only did I send it to the
24 custodian of records, you acknowledged --

25 UNIDENTIFIED SPEAKER: No, you didn't.

1 COMMISSIONER McCOY: -- and you called me
2 back. I'm sorry, did I hear somebody?

3 INTERIM EXECUTIVE DIRECTOR EVANS: No.

4 COMMISSIONER McCOY: I thought I heard
5 somebody say no, I didn't.

6 INTERIM EXECUTIVE DIRECTOR EVANS: Mr. McCoy,
7 what I will say is that I misunderstood that you were
8 still looking for those documents, and we will get them
9 to you.

10 COMMISSIONER McCOY: But did I not submit it
11 properly?

12 CHAIR BOTEL: Mr. McCoy, I think that he
13 said --

14 INTERIM EXECUTIVE DIRECTOR EVANS: If you
15 submitted a written request, I haven't seen it. But
16 you don't need to, it's --

17 COMMISSIONER McCOY: It's not a written
18 request. There's no requirement that it has to be
19 written, Mr. Evans.

20 And Madam Chair, I would appreciate it if you
21 allow me to finish my comments.

22 Mr. Evans, does it have to be --

23 Mr. Haygood, does public records have to be
24 written?

25 INTERIM EXECUTIVE DIRECTOR EVANS: I didn't

1 say it had to be written. I just said if we had a
2 miscommunication, it was between you and I, and I said
3 we'd get you the information.

4 COMMISSIONER McCOY: Okay, so I didn't -- I
5 initially put it through to Ms. Sherley Desir, because
6 when I called to speak to you, mysteriously, you
7 weren't there and nobody knew your whereabouts. And
8 now becoming problematic, Mr. Scott Evans. So I mean
9 help me out. I'm expecting some sort of explanation.
10 So is it Ms. Desir, or is it the responsibility of you?

11 INTERIM EXECUTIVE DIRECTOR EVANS: It's my
12 responsibility. We had a misunderstanding that you
13 were still waiting for those. I had no idea. You
14 could have called me and said where's my public records
15 request and I would have been aware that you were still
16 waiting on something. So that's my fault. I accept
17 responsibility for that, and we will get you those
18 documents.

19 COMMISSIONER McCOY: Okay. I respectfully
20 disagree, and I reserve the opportunity to place a
21 motion to relinquish you of the Executive Director
22 position when we're done with comments.

23 CHAIR BOTEL: Who am I missing? Oh,
24 Ms. Miller-Anderson. No one's packing up yet.

25 COMMISSIONER MILLER-ANDERSON: Hey, I don't

1 miss that anymore; I don't miss that part, no. I can
2 say something. And I actually don't have much to say.

3 I did just want to ask about the -- I know
4 you mentioned about the Dairy Belle. I had heard that
5 there was a stop work order put on for the Dairy Belle,
6 maybe a few weeks back. Are you aware of that, you or
7 Mr. Andre?

8 INTERIM EXECUTIVE DIRECTOR EVANS: Yes, I'm
9 aware of it. I believe that one of the inspectors came
10 out and felt like the work didn't match what was
11 approved. So I know that our architect went in and
12 submitted and reviewed what the electrical contractor
13 was -- the work that they were doing. I think some of
14 the -- I think what they're doing is upgrading to
15 electric, and they had to make some changes to the
16 walls to accommodate that. But we've addressed it with
17 the Building Department.

18 COMMISSIONER MILLER-ANDERSON: Okay. So
19 everything is going back now and working? They're back
20 working?

21 INTERIM EXECUTIVE DIRECTOR EVANS: I believe
22 so, yes.

23 COMMISSIONER MILLER-ANDERSON: Okay. Then
24 also, for -- I do want to just kind of reiterate the
25 points about the communication. Mr. Evans -- and of

1 course, this is not about Mr. Jonathan Evans. But I
2 know you say you follow what the City does, but he
3 communicates to us what he's doing, so we're constantly
4 getting information about what is happening. Like he
5 told us that we would be closing, he told us, you know,
6 all of these things.

7 And this is actually not new probably,
8 Mr. Evans, but it has -- you know, there have been
9 times that I would call and I don't -- you didn't
10 answer or you responded back to the e-mail a little bit
11 later. And I'm not -- I'm only bringing this up
12 because it has happened, and you know, it just has to
13 be a little more communication going on, and we -- that
14 really hasn't happened.

15 And then with the backup, I just want to make
16 sure that we're trying to -- and of course, this is not
17 the first time this has happened either with the backup
18 situation. We want to make sure that we get
19 information we request, also the information that's
20 posted is accurate, and as well as the presentations
21 that we're doing are accurate so that we have
22 everything that we need.

23 The other thing, I just wanted to make
24 mention about the face masks. There will be a face
25 mask giveaway with the City. I know on the City side

1 I've provided a lot of my (inaudible) to the Fire
2 Department, and I believe what they'll be doing is
3 purchasing face masks to give away on this Sunday from
4 11 to 1 p.m. at Cunningham Park and Tate's Gym, and
5 then on Monday, from 11 a.m. to 1:00 p.m. at Wells and
6 Ocean Walk. So that's for the community to be aware
7 of.

8 And actually, that's it for me. Thank you.

9 CHAIR BOTEL: Thank you.

10 I have one question, Mr. Evans, that I
11 intended to bring up when we were looking at the bills,
12 the vendor bills that were paid, and it relates to the
13 building on Broadway and Blue Heron. It looks like
14 we've spent -- sorry. It looks like we've spent money
15 on conceptual phase, about 100 percent of it; on the
16 CRA Board and community workshops, about 75 percent;
17 and on a good portion of the schematic design. Where
18 are we with regard to the timeline for getting into
19 that building? People have been asking me. You know,
20 what's the holdup? Are we moving forward?

21 INTERIM EXECUTIVE DIRECTOR EVANS: Yes. The
22 next step right now that we're currently in is awaiting
23 site plan approval. So we have submitted that to the
24 City's department for that approval. That process will
25 probably take about four to five months. After that we

1 can put the plans out for bid. And then that's a three
2 month process. So it's about a year and six months
3 from now.

4 CHAIR BOTEL: Wait, wait. Four to five
5 months to get something from the City's Planning? Say
6 that again. I don't think I heard you.

7 INTERIM EXECUTIVE DIRECTOR EVANS: Right now
8 the approval process is where we are right now, so
9 we're expecting that to take about four months.

10 CHAIR BOTEL: You don't have an inside track
11 with them? Don't you know any of the Council people
12 over there you can say move it along?

13 INTERIM EXECUTIVE DIRECTOR EVANS: We
14 could -- we can do that, yes.

15 CHAIR BOTEL: Can we get on an expedited list
16 or something?

17 INTERIM EXECUTIVE DIRECTOR EVANS: I will see
18 what I can do, absolutely.

19 CHAIR BOTEL: Please. That would be good.

20 I want to say happy -- thank you, Mr. Evans.

21 Happy Earth Day. It's the 50th anniversary
22 of Earth Day today, and very happy to have participated
23 in a call with my friends on the Palm Beach North
24 Chamber Sustainability Group. We'll be doing some
25 exciting things in the future.

1 I wanted to remind parents, if you have a
2 child, a school age child at Lincoln, Washington,
3 Bethune or JFK, please let your principal know if you
4 cannot get to the feeding sites. We will provide
5 transportation. Mr. Evans, Jonathan, has kindly
6 provided us with drivers, and our Friends of the
7 Riviera Beach Schools volunteers have been working
8 along with Valley of Love Ministries over on Blue
9 Heron. So if you need food and you can't get
10 transportation to the site, please let us know.

11 And I think Mr. McCoy had something else
12 before we adjourn.

13 COMMISSIONER McCOY: Mr. Evans.

14 CHAIR BOTEL: Yes, go ahead, Mr. McCoy. I
15 think he can hear you.

16 COMMISSIONER McCOY: Okay, so I want to
17 understand what has to happen next, because clearly,
18 you know, I don't even know if I want to think that
19 this is something that was overlooked. I really want
20 to believe that that's the case and not willful. But,
21 you know, I really don't have the desire to even move
22 forward at this point, so I was hoping that you was
23 going to come to the meeting tonight to give me some
24 sort of indication of where we are, because again, I've
25 asked even the Chairperson, both Chair Botel and also

1 Miller-Anderson if they knew about where we are with
2 City operations, and I've still not heard anything
3 about where we go from even the Marina standpoint, even
4 the lack of communications.

5 But quite honestly, you don't even have to
6 answer. You know, I'm really ready to figure out if
7 this is something that's going to work, because
8 clearly, I'm accountable to every person in the city,
9 whether I like it or not. And I only think you have
10 five people that you're accountable to, that you owe an
11 answer to. And it's not been there, Mr. Evans.

12 So I mean if you don't think this is
13 something that's going to work, you know, I want to at
14 least give you that opportunity for us to meet
15 personally or what we need to do, because clearly, I'm
16 not impressed, nor am I satisfied, and tonight is no
17 better. The presentation of the agenda and the items,
18 it's like I've seen this already.

19 CHAIR BOTEL: So I think, Mr. McCoy --

20 INTERIM EXECUTIVE DIRECTOR EVANS: -- willing
21 to work with you. My goal is to provide the service
22 you expect. And if you want to meet and talk about how
23 we can improve what we're doing so that it meets your
24 expectations, I'm ready whenever you're available.

25 COMMISSIONER McCOY: But surely --

1 CHAIR BOTEL: I'm going to recommend that you
2 do that, given the time.

3 COMMISSIONER McCOY: Ms. Botel.

4 CHAIR BOTEL: I know --

5 VICE CHAIR LAWSON: Madam Chair.

6 CHAIR BOTEL: -- and I cut you off, but it's
7 getting late, and I know you -- and you've really made
8 your point very strongly.

9 VICE CHAIR LAWSON: Madam Chair, Madam Chair.
10 Point of order. Councilman McCoy reserved his time to
11 make a motion, and until he's completed with his
12 comments, I think we should allow for him to continue
13 to speak.

14 CHAIR BOTEL: Oh, I'm sorry. I didn't know
15 he was making a motion.

16 VICE CHAIR LAWSON: And in the event he
17 decided not to make a motion, I still would like to
18 hear the remaining of his comments. So I know it's
19 late, but I do want us to move forward.

20 CHAIR BOTEL: My impression was that he had
21 made his point quite clearly --

22 COMMISSIONER McCOY: Well, you always assume
23 with me. You know that.

24 CHAIR BOTEL: If you want to make a motion,
25 please do so.

1 COMMISSIONER McCOY: Okay. Well, I have a
2 question. So would any other members know what was
3 going on, because clearly, I feel like I'm lost. And
4 I'm literally the closest to you, I'm right down the
5 street, and I don't even know what's going on at the
6 Marina Event Center. So I was expecting that we was
7 going to have an update about the overall process and
8 where we are with the operations, and I don't even see
9 any Ambassadors out. So like kind of help us know
10 that. We're the oversight committee for the CRA. What
11 happens? Like what's going on?

12 INTERIM EXECUTIVE DIRECTOR EVANS: Is that
13 directed to me, Mr. McCoy? Yes, we have been following
14 the City's policies and procedures and their shutdown.
15 We've directed our staff to work from home. The Event
16 Center has been closed, although we are trying to make
17 some minor improvements now that it's closed.

18 Also, our Ambassadors work, the ones that
19 were essential have been working some. Some of them
20 are now being called back. We're resuming our cleaning
21 of the fishing bridge because that's gotten
22 (inaudible).

23 Our office staff is currently working
24 remotely, similar to the City. And we've been trying
25 to follow all of their policies as we deal with our

1 staff. And when the City -- what we've been doing is
2 mirroring every action that they've been doing, so when
3 they determine it's safe for the employees to come back
4 to work, we will, of course, follow the exact same
5 protocol.

6 COMMISSIONER McCOY: Okay.

7 COMMISSIONER LANIER: So Madam Chair, do the
8 Ambassadors work from home? I don't know, how does
9 that work?

10 CHAIR BOTEL: I know that the Ambassadors are
11 cleaning the bridge because we had a complaint from a
12 citizen about the condition of the bridge, so Mr. Evans
13 put them back on a Monday, Wednesday, Friday schedule
14 from about 10 in the morning till noon. Somebody --

15 COMMISSIONER McCOY: Well, I'm glad you know
16 that, Chairperson. It's not a single person Board.
17 And this is exactly why I'm raising this concern. But
18 clearly you know something, just like you knew
19 something last week about the P3 partnership with the
20 Utility District. Is this not something that we need
21 to know as a Board, because when I get asked these
22 questions, Madam Chair, perhaps I should say call the
23 Chairperson Botel. Is that what you would like?

24 CHAIR BOTEL: No. Mr. McCoy, I only know
25 that because someone complained to me about the bridge.

1 And I raised the issue with Mr. Evans, and he gave me
2 the answer that he would put the Ambassadors on the
3 bridge. That's the only -- if you had something in
4 your district and you raised the question with him,
5 don't you think that he would respond to you and let
6 you know? Do you think that --

7 COMMISSIONER McCOY: That's the problem. I
8 actually called, and I didn't realize nobody was there
9 until I arrived and see a note on the door. So I guess
10 that -- all right, if there's nothing else, I want to
11 offer my motion, Madam Chair.

12 CHAIR BOTEL: Sorry, go ahead.

13 COMMISSIONER McCOY: I move that we
14 relinquish Scott Evans of his position as Interim
15 Executive Director of the CRA.

16 COMMISSIONER LANIER: Second.

17 CHAIR BOTEL: Madam Clerk.

18 COMMISSIONER MILLER-ANDERSON: Madam Chair.

19 CHAIR BOTEL: Yes. This wasn't on the
20 agenda.

21 COMMISSIONER MILLER-ANDERSON: Right. And
22 they have the right to do that, but typically if
23 there's something like that that kind of comes up, we
24 kind of give the public the opportunity --

25 COMMISSIONER LANIER: And I actually want to,

1 yes, I actually want to second this for the purpose of
2 discussion anyway, because apparently this is -- you
3 know, I've been saying this for a long time about not
4 getting information. And if we have to discuss this to
5 be able to try and figure out how this is going to work
6 for us, because now with us needing more and more
7 information, us needing to have it in time enough to be
8 able to have some conversation about it, I've been
9 asking for this for a long time. So I, in terms of
10 seconding this motion, I'm doing it for discussion
11 purposes.

12 CHAIR BOTEL: Could I ask a legal question
13 from counsel, Mr. Haygood?

14 MR. HAYGOOD: Yes, ma'am.

15 CHAIR BOTEL: Councilwoman Miller-Anderson
16 raises this. Are we allowed to vote on something that
17 hasn't been on the agenda?

18 MR. HAYGOOD: And I know that the custom, you
19 all have entertained certain items such as this nature
20 without it being on the agenda.

21 CHAIR BOTEL: I just wanted to be sure that
22 we weren't doing something untoward, so --

23 COMMISSIONER MILLER-ANDERSON: Madam Chair.

24 CHAIR BOTEL: -- I harken back to
25 Mr. Jonathan Evans, and I think there's not a lot of

1 preparation for a decision that's as momentous as this.

2 But go ahead, Ms. Miller-Anderson.

3 COMMISSIONER MILLER-ANDERSON: Yes, I was
4 just talking about the public comment cards, we do need
5 to put out there for people to submit so you can get
6 their opinion. I mean that's just best.

7 CHAIR BOTEL: Do you think anybody is still
8 writing public comment cards? All right, so we'll -- I
9 mean how long --

10 COMMISSIONER MILLER-ANDERSON: I mean
11 (inaudible).

12 COMMISSIONER McCOY: Madam Chair.

13 CHAIR BOTEL: Yes, Mr. McCoy.

14 COMMISSIONER McCOY: You know what? The hour
15 is late. I withdraw my motion, and we'll take this up
16 at the next meeting.

17 CHAIR BOTEL: Thank you, because it's -- you
18 know, I think it's a perfectly legitimate thing for you
19 to put, given I know how you feel about this, and if we
20 could put it on a meeting that the public would have
21 time to comment on it and that we would have time to
22 consider it, I think I would appreciate it, for one,
23 and I suspect that others would as well.

24 So is there anything else? Hearing none, the
25 meeting is adjourned.

1 (Whereupon, at 10:32 p.m., the proceedings
2 were concluded.)

3
4

5 C E R T I F I C A T E

6
7

8 THE STATE OF FLORIDA)
9)
10 COUNTY OF PALM BEACH)

11
12

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

19 IN WITNESS WHEREOF, I have hereunto set my
20 hand this 27th day of April, 2020.

21
22



23
24 *Susan S. Kruger*
25 Susan S. Kruger

ADJOURNMENT

The CRA Board Meeting was adjourned at 10:32 P.M. The minutes were approved
by the Board of Commissioners on _____.

Julia Botel, Chairperson

Interim Executive Director Scott Evans

/cw
Florida Court Reporting