

**APPROVED
MINUTES OF THE
BEACH REDEVELOPMENT ADVISORY BOARD MEETING
Monday, July 16, 2007– 2:30 P.M.
Fort Lauderdale, Florida
100 North Andrews Avenue
8th Floor Conference Room**

<u>Board Members</u>	<u>Attendance</u>	<u>Cumulative</u>	
		<u>Feb 2007 – Jan 2008</u>	
		<u>Present</u>	<u>Absent</u>
Ina Lee, Chair	P	6	0
Eileen Helfer	A	5	1
Miranda Lopez	P	5	1
Carlos Molinet	P	6	0
Amauray Piedra	A	4	2
Judy Scher	P	6	0
Shirley Smith	P	6	0
Henry Sniezek	A	3	3
	(excused)		
Aiton Yaari	P	3	3

Staff and Guests

Jeff Modarelli, Director, Economic Development
Earl Prizlee, Engineering Design Manager
Al Lovingshir, Parks & Recreation
Karen Reese, Economic Development
Silver Lee, Secretary, Beach CRA
Travis Woods, Recording Clerk, Prototype, Inc.

I. Call to Order/Roll Call

Chair Lee called the meeting to order at 2:30 p.m.

Chair Lee indicated Mr. Sniezeke has an excused absence due to jury duty.

II. Approval of June 18, 2007 Minutes

Motion made by Mr. Molinet, seconded by Ms. Smith, to approve the minutes of the June 18, 2007 meeting. In a voice vote, the motion passed unanimously.

III. Beach CRA Current Year's Budget

Mr. Molinet reviewed the proposed capital improvements programs which are located within Districts 2 and 4 under the Parks and Recreation Department. Mr. Molinet commented that on page 18-112 the Five Year total depicted the first year total.

Mr. Molinet noted that also there is an additional amount of \$1.0 million approved for the aquatic complex that is proposed in addition to the beach improvements. A total of \$3.7 million will be a fund balance as a result of a previous \$700,000 appropriation and a \$1.0 million contribution from the 2006/07 budget year.

Mr. Molinet commented that budget Year 1 is the current year ending September 30, 2007; Year 2 will start October 1, 2007 through September 30, 2008. CRA contribution for Year 1 (FY 2006/07) improvements include:

- A1A median improvements for \$1.5 million
- South Beach wall repair improvements for \$750,000
- South Beach playground replacement for \$250,000
- Automated public restrooms for \$800,000
- The Phase 1B design for \$400,000 which is part of the master streetscape plan

Mr. Molinet confirmed that these are approved projects that are in progress in this budget year; any uncompleted project funding will be carried over into the next budget year.

Mr. Molinet reviewed the proposed projects for Year 2. Some of the items as identified in Year 3 will be moved to Year 2 including \$700,000 for the east and west turtle lights. Additionally, \$2.5 million for Phase 1B construction will stay in Year 2, but the remaining \$2.5 million will be moved to Year 3 because of the time needed to get the consultant on board. However, funding requests will be finalized during the next few weeks as the City completes the Budget/CIP projects.

Chair Lee stated that one item that needs to be included for Year 2 is the transformers for the holiday lights which were approved by the Committee on Seabreeze Avenue. Mr. Modarelli stated he would need to research the status of the light transformers as the CRA Board approves the fund transfers but it is not

listed as a budget item. Mr. Molinet continued with the items that are moving up from Year 3 to Year 2 as follows:

- \$700,000 for the east and west lights
- \$700,000 for the pavers for the west side
- \$25,000 for trash receptacles
- \$100,000 for new signage
- \$100,000 for the Sebastian playground

Mr. Molinet summarized that the total for Year 2 will be \$3.4 million for the above stated improvements, plus the \$700,000 for the lights, for a grand total of \$4.125 million.

Mr. Molinet stated that the projects for Year 4 will stay out there as place holders. The only two CRA projects for Year 4 are the coconut trees in the sand for \$250,000 and the furthering of the automated restrooms for \$800,000. There are currently no projects proposed in Year 5.

Mr. Modarelli remarked that the CIP is a five year plan which the Commission approves one year at a time. Funding requested for Year 2 (FY 2007/08) will be finalized during the City's Budgeting/CIP process. Year 2 is scheduled for approval by the Commission in September.

Chair Lee commented that the committee used to receive reports on how much money is coming into the CRA. There is no information provided related to revenues and how much is there to spend. Mr. Modarelli replied that the treasurer doesn't yet have those figures but it will be provided when available.

Chair Lee stated that most of the projects proposed here have never been seen or discussed by the Board before. This Board is responsible for reviewing and making recommendations to the CRA Board. The only projects on the CIP approved by the Board are the streetscape projects, Phase 1A and 1B; the light transformers, the automated toilets, and the Hall of Fame. The other items have not been discussed by this Board. If the project funding is coming out the CRA budget, the Board needs to have the opportunity to review.

Chair Lee stated that the input of the Board is necessary if the Board is going to serve its purpose. The Board is not operating as it used to; the backup has not been provided as requested. Previously the Board was provided with the monies anticipated coming into the CRA, what has already been allocated for designated projects, the remaining amount to be allocated for salaries and operating costs, and what could be allocated for projects.

Mr. Modarelli stated that it is the responsibility of city staff to figure out the projects proposed and then come to the Board for recommendations. Staff prepares the CIP which goes to the Commission or CRA Board for approval.

Ms. Scher commented that the Board has always reviewed the projects prior to approval of the budget by the Commission. Projects are included in the CIP that have never been discussed by the Board.

Chair Lee commented that the Board can not recommend a budget when the revenues and the costs associated for staffing and overhead are unknown. Chair Lee stated that the revenues were at least projected and adjusted as actual revenues came in.

Mr. Modarelli stated he wasn't aware that the Board requested the other expense categories. The overhead expenses will not be significantly different than that reviewed last year.

Chair Lee stated that there has not been a CRA director; there is a major budget number assigned to the position. Chair Lee asked where is that money? Is it rolled over to next year? Mr. Prizlee replied that operating expenses not used get rolled into the yearly closeout to be used for capital projects.

Ms. Scher asked when the money from the St. Regis kicks in? Mr. Molinet indicated it would be October 1, 2008.

Chair Lee commented that the A1A median improvements that are in process are great but the project never came to the Board for approval. When the CIP program was approved by the City, the Board was never advised about the \$1.5 million being taken out of its budget. Chair Lee stated that when the budget was approved last year, these projects were not included. Chair Lee stated that Phase 1B construction was definitely part of the previous budget discussions but was put on hold until a consultant was chosen. The turtle compliant lights have never been discussed.

Mr. Prizlee stated that the street lights are currently from FDOT. Signs have been installed by FDOT to inform the public.

Ms. Scher commented that the lighting blackout is causing a security issue. Chair Lee commented that the turtle compliant lighting is a state requirement, not

the city's doing.

Mr. Prizlee stated that the proposed pavers project is for the area is in front of the restaurants to match the other side. The pavers project would coincide with the lighting project to limit construction impacts. The pavers will extend from south of Las Olas to the main district – the Central Beach area.

Chair Lee stated that the signage was to replace some signs along the beach walk. Mr. Prizlee commented that the Sebastian playground is the handicap accessible parking lot at Sebastian Street.

Chair Lee asked about monies for design work for the Hall of Fame complex. Mr. Molinet commented that there is \$3.7 million for the aquatic complex. Mr. Prizlee stated that approximate \$1 million is going to be put away per year until the city is ready to move forward with a project and then the financing will be considered.

Chair Lee provided a history on the complex. With the first 5 Year Plan, the Board voted that the majority of funds over the next several years be spent on the Hall of Fame project, which was estimated at approximately \$27 million at some time in the past. In a previous budget a line item was included for some type of design competition which was never used.

Mr. Modarelli stated that priorities change over time inevitably. One proposal was originally to renovate the Hall of Fame. A feasibility study is being done to determine the best possible usage of the facility in addition to the renovations.

Chair Lee stated that the Board is not currently getting the detailed information they used to. She does not see how the Board can approve a budget without the revenue information. Chair Lee stated she knows the Board approved the transformers which needs to be included in the budget.

Mr. Yaari suggested that since the Commission will not make the final approval until September, the Board can approve the budget subject to reviewing the previous year budget and make any relevant adjustments to the recommendations.

Chair Lee asked if the Board could hold off acting on the budget until the August meeting. Mr. Modarelli stated that the budget message is tomorrow, and then the first and second readings will be in September. One option is to make the Board recommendations today based on what it has before them and any additional comments or recommendations can be provided at a later date before

the final approval of the budget by the Commission. Chair Lee confirmed that tabling action on the budget would also be an acceptable option.

Motion made by Mr. Molinet, seconded by Ms. Scher, to table taking action on the budget pending receipt of the revenue and other definitive information and review the budget further at the August 20th meeting. In a voice vote, the motion passed unanimously.

Mr. Yaari added that the Board does not wish to slow down any projects in progress, the Board just wants to make sure that due diligence is accomplished.

Chair Lee stated that the City Commission approved a Task Order for approximately \$25,000 for the next stage of the automated toilets. If the Board determines that it does not want to continue with the automated route, can the "automated" be removed and the monies still be used for public toilets. Mr. Modarelli responded that was a good example of how directions change; it would be essentially a title change to the project.

IV. Walking Tour Improvements Update

Mr. Modarelli reported that staff has been out looking and becoming familiar with the beach area but needs additional time to complete their analyses.

Chair Lee stated that once a definitive report is completed, the Board will want to act on the tour improvements in Year 2 and asked where that money will come from. Mr. Modarelli responded that some may come out of the funds designated in the CIP; others will need to be determined as they arise.

Chair Lee asked if a contingency item needs to be included in the CIP that can be used for miscellaneous items as they come up, such as wall repairs or sidewalk cracks, etc. Mr. Modarelli stated that some items will fall under repairs, but once the big picture is determined then the projects can be broken out.

Mr. Molinet asked if the walking tour report as was promised in the June meeting minutes could be prepared and submitted to the Board at its August 20th meeting. Mr. Modarelli stated he was not sure it would be feasible for August but it will be provided as soon as possible. Chair Lee asked that it be submitted no later than the September meeting.

Chair Lee asked if once revenue is determined and monies are left over can the funds be used for additional items that come up. Chair Lee asked that a methodology be identified and provided to the Board at its August meeting.

V. Update on Toilets

Chair Lee stated that what has happened with the toilets issue has crossed over beyond what the Board is accountable for. This Board is only responsible for getting toilets on the beach; not for behaviors that occur related to the toilets. The Board needs to determine whether automated toilets make sense, the design, and moving to the next step related to feasibility. The Board has never said the automated toilets are to stop sex on the beach. The editorials in the newspapers rationalize that the CRA is taking money away from the police and fire; CRA monies can only be used for capital improvements, not for fire and police departments. The money is budgeted and part of the 5 Year Plan.

Mr. Prizlee updated the Board on the status. Renderings are being developed as well as cost comparisons.

Ms. Smith asked why the condos and hotels along the beach couldn't be made to provide restrooms with access from the outside that they maintain. Mr. Molinet responded that would be crossing the line between public and private property jurisdictions.

Ms. Scher commented that the automated toilets are a great idea. New York City has been using the toilets for years. Ms Scher stated that she hopes the Board is not swayed by politics against the automated toilets because they work.

Mr. Prizlee commented that the information should be available for the August meeting so the Board recommendations could be provided to the Commission in September.

VI. Old/New Business

Old Business

Chair Lee asked about the status of the streetscape plan – the new trees and the new median. Mr. Prizlee advised that the project is nearly complete. A change order is going before the Commission for new plants to be placed in the median. The change order is related to the consultant using specifications required by the FDOT and the city wanting either additional plantings or substitutions.

Mr. Yaari commented that when illuminated at night it is spectacular and maybe the up lighting is an option for lighting to protect the turtles.

New Business

Chair Lee distributed a copy of a Riverwalk magazine article regarding Fort Lauderdale beach for the Board's reference – it is good background information on the history of the beach area.

Mr. Yaari stated he owns or controls most of the businesses on the showcase block of Fort Lauderdale – from the Elbow Room down to the Las Olas Beach Club. It has been a showcase of nightclubs and restaurants since the 1950's. Efforts are being made to clean up the area and put in upscale places to fit into the world class destination image of Fort Lauderdale. Mr. Yaari stated that the Las Olas Beach Club opened up which is a residential building in the entertainment district that has always been there. One tenant in the development has been complaining and is requesting the City to ban the outdoor entertainment in the showcase block.

Mr. Yaari stated Code Enforcement advised him to discontinue the music and he was going to fight against it. He removed the lights when asked due to the turtles, which he respected.

Mr. Molinet stated that the Board empathizes but the Board's responsibility is what is good for the beach, the Board should not delve into individual business interests. Mr. Molinet stated that the Board seems to agree that good taste music in restaurants along A1A make sense, so what can the Board do to make that happen.

Mr. Modarelli stated he was not sure, but to make a motion would be one way to make the Board's opinion known. Chair Lee stated that what she hears is that tasteful music on the beach is what is already established – it is and has been an entertainment district and that a motion by the Board may be in order.

Motion was made by Mr. Molinet and seconded by Ms. Scher, that the Beach Redevelopment Board endorses having tasteful music in existing outdoor restaurants along the beach and, to the extent that it is being prohibited now, that the City Manager or City Attorney as appropriate, advise the Board as to what steps need to be taken to make the outdoor music a reality again. In a voice vote, the motion passed unanimously.

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Mr. Modarelli stated the bids for sidewalk super cleaning have been put out being paid for by the Beach Improvement District.

There being no further business to come before the Board, the meeting was adjourned at 3:54 p.m.