

# City of Fort Lauderdale

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## Meeting Minutes

Tuesday, November 21, 2023

2:30 PM

**OR AS SOON THEREAFTER AS POSSIBLE**

**The Parker - 707 Northeast 8th Street, Fort Lauderdale, FL 33304**

## **COMMUNITY REDEVELOPMENT AGENCY BOARD**

***FORT LAUDERDALE COMMUNITY REDEVELOPMENT AGENCY BOARD OF  
COMMISSIONERS***

***DEAN J. TRANTALIS - Chair***

***PAM BEASLEY-PITTMAN - Vice Chair***

***JOHN C. HERBST - Commissioner - District I***

***STEVEN GLASSMAN - Commissioner - District II***

***WARREN STURMAN - Commissioner - District IV***

***GREG CHAVARRIA, Executive Director***

***DAVID R. SOLOMAN, Secretary***

***THOMAS J. ANSBRO, General Counsel***

***PATRICK REILLY, City Auditor***

## CALL TO ORDER

Chair Trantalis called the meeting to order at 6:45 p.m

## ROLL CALL

**Present** 5 - Commissioner Warren Sturman, Commissioner John C. Herbst, Commissioner Steven Glassman, Vice Chair Pam Beasley-Pittman, and Chair Dean J. Trantalis

## BOARD QUORUM ESTABLISHED

**Also Present:** Executive Director Greg Chavarria, Secretary David R. Soloman, General Counsel Thomas J. Ansbro, and City Auditor Patrick Reilly

## MOTIONS

**M-1**     [23-1124](#)     Motion Approving Minutes for November 7, 2023, Community Redevelopment Agency Board Meeting - (Commission Districts 2 and 3)

Commissioner Herbst made a motion to approve the Meeting Minutes and was seconded by Commissioner Glassman.

### APPROVED

**Yea:** 5 - Commissioner Sturman, Commissioner Herbst, Commissioner Glassman, Vice Chair Beasley-Pittman and Chair Trantalis

**M-2**     [23-0992](#)     Motion Appropriating Unspent Remaining Northwest-Progresso-Flagler Heights Community Redevelopment Agency Estimated Fiscal Year (FY) 2023 Fund Balances - (Commission District 3)

Executive Director Chavarria announced that this Agenda item was updated following feedback from Commission Members. The unspent Northwest-Progresso-Flagler Heights Community Redevelopment Agency (NWPFH CRA) estimated Fiscal Year (FY) 2023 Fund Balances (Funds) would be used to pay down debt, allowing additional affordable housing opportunities.

In response to Vice Chair Beasley-Pittman's question, Executive Director Chavarria cited examples of options and adjustments prioritizing affordable housing and explained related information.

Commissioner Herbst remarked on the opportunity to designate a

City-owned property in District 3, which would be a qualified project. He explained there is no need for an approved developer and remarked on the process. Staff could issue a Request for Proposal (RFP) for a developer. Executive Director Chavarria explained that the option for that parcel known as Site Plan A would impact ongoing Public Works machinery and operations.

In response to Vice Chair Beasley-Pittman's question, Executive Director Chavarria explained Site Plan A is located at Sistrunk Boulevard and NW 19th Avenue, west of the Development Services Department (DSD) Building.

Commissioner Herbst acknowledged the challenge to developing these types of parcels, remarked on two (2) interested parties, and expounded on his viewpoint, including the critical need to address housing. He agreed with targeting the Funds towards providing affordable and workforce housing. Further comment and discussion ensued.

Vice Chair Beasley-Pittman explained her viewpoint about the need to appropriate the Funds towards affordable housing versus Carter Park. She remarked on the ability of Staff to identify other funding to address the needs of Carter Park.

Commissioner Glassman inquired about other items included in this Agenda item. In response to Chair Trantalis' question, Executive Director Chavarria confirmed that \$6,000,000 of the Funds would be used to pay down debt, which would allow an additional \$6,000,000 to be available in Fiscal Year 2024 for qualified affordable housing projects in the NWPFH CRA. All other projects in the backup information would remain, including funding for sidewalk and streetscape improvements. Further comment and discussion ensued.

In response to Vice Chair Beasley-Pittman's questions, Mr. Woods confirmed this Agenda item aligns with the goals and vision of the NWPFH CRA and explained related information.

Vice Chair Beasley-Pittman made a motion to approve this Agenda item as amended, appropriating \$6,000,000 to pay down existing debt to be applied towards affordable housing incentive funds, and was seconded by Commissioner Sturman.

**APPROVED AS AMENDED**

**Yea:** 5 - Commissioner Sturman, Commissioner Herbst, Commissioner Glassman, Vice Chair Beasley-Pittman and Chair Trantalis

**M-3**     [23-1101](#)

Motion Authorizing the Re-Issuance of a Request for Proposals (RFP) for the Purchase and Development of CRA Property at 790 Sistrunk Boulevard, 538 NW 8 Avenue, 547 NW 7 Terrace, and 537 NW 7 Terrace - (Commission District 3)

Commissioner Herbst made a motion to approve this Agenda item and was seconded by Commissioner Glassman.

**APPROVED**

**Yea:** 5 - Commissioner Sturman, Commissioner Herbst, Commissioner Glassman, Vice Chair Beasley-Pittman and Chair Trantalis

**ADJOURNMENT**

Chair Trantalis adjourned the meeting at 7:00 p.m.

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Dean J. Trantalis  
Chair

ATTEST:

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David R. Soloman  
Secretary