

City of Fort Lauderdale

COMMUNITY REDEVELOPMENT AGENCY BOARD

Agenda

City Hall - City Commission Chambers

Tuesday, September 21, 2021 - 1:45 PM

OR AS SOON THEREAFTER AS POSSIBLE

100 North Andrews Avenue, Fort Lauderdale, FL 33301

<https://fortlauderdale.legistar.com/Calendar.aspx>

www.fortlauderdale.gov/fltv

www.youtube.com/cityoffortlauderdale

Cable Television - Comcast Channel 78 and AT&T U-verse Channel 99



FORT LAUDERDALE COMMUNITY REDEVELOPMENT AGENCY BOARD OF COMMISSIONERS

DEAN J. TRANTALIS - Chair

HEATHER MORAITIS - Vice Chair

STEVEN GLASSMAN - Commissioner - District II

ROBERT L. McKINZIE - Commissioner - District III

BEN SORENSEN - Commissioner - District IV

CHRIS LAGERBLOOM, Executive Director

JOHN HERBST, City Auditor

JEFFREY A. MODARELLI, Secretary

ALAIN E. BOILEAU, General Counsel

PUBLIC APPEARANCES BEFORE THE CRA BOARD:

The City of Fort Lauderdale is hosting Board Meetings in both a virtual and in-person format. Due to COVID-19, Board Chambers seating capacity has been reduced; therefore, we are encouraging members of the public to participate virtually when possible.

If any person wishes to address the Board virtually or in-person, the person shall sign up using the online Speaker Card prior to the meeting or sign up in the City Hall lobby using the City Clerk's iPad. Speaker Cards are given to the Chair. After being recognized by the Chair, the speaker should identify the agenda item in question, indicate support, opposition, or neutrality on the agenda item, and then proceed to succinctly state the speaker's position or present information.

If an attorney, or any other person appears before the Board virtually or in-person in a representative capacity, the attorney, or other representative shall also sign up using the online Speaker Card prior to the meeting or sign up in the City Hall lobby using the City Clerk's iPad. After being recognized by the Chair, the speaker should identify the client(s) being represented, and identify the agenda item in question. The speaker shall then indicate the client's support, opposition, or neutrality on the agenda item and then proceed to succinctly state the client's position or present information on behalf of the client(s).

The online Speaker Card can be accessed at:
<https://www.fortlauderdale.gov/citycommissionmeetings>.

Pursuant to Section 3.13 of the Charter of the City of Fort Lauderdale, Florida, the Chair shall maintain order at all meetings, and the Police Department, upon instructions of the Chair, shall expel any person from the meeting who refuses to obey the order of the Chair in relation to preserving order at the meetings. Any person who interrupts or disturbs a City Board meeting, or who willfully enters or remains in a City Board meeting having been warned by the Chair to depart and who refuses to do so, may be subject to arrest.

AUXILIARY AIDS AND SERVICES: If you desire auxiliary aids or services or both to assist in viewing or hearing the City Board meetings or reading the agenda and minutes for the meeting, please contact the City Clerk's Office at 954-828-5002 at a minimum of two days prior to the meeting and arrangements will be made to provide these services to you.

NOTICE TO MEMBERS OF THE PUBLIC: If a person decides to appeal any decision made by the board, agency, or commission with respect to any matter considered at such meeting or hearing, the person will need a record of the proceedings, and that, for such purpose, the person may need to ensure that a verbatim record of the proceedings is made, which record includes the testimony and evidence upon which the appeal is to be based.

ROLL CALL

MOTIONS

- M-1** [21-0916](#) Motion Approving Minutes for September 9, 2021 Community Redevelopment Agency Board Meeting - (Commission Districts 2 and 3)
Attachments: [September 9, 2021 Community Redevelopment Agency Board Meeting](#)
- M-2** [21-0834](#) Motion Approving Subordination of the CRA Mortgages from Urban North, LLC to a New Mortgage in Favor of First Republic Bank; Amendments to the Façade Program Participation Agreement with Urban North LLC and to the Property and Business Improvement Program Agreement with Patio Bar and Pizza, LLC; Amendments to both CRA Mortgages and Authorizing the Executive Director to Execute Any and All Related Instruments, and Delegating Authority to the Executive Director to Take Certain Actions - (Commission District 2)
Attachments: [CRA Board Memo 21-0834](#)
[Exhibit 1 – Location Map](#)
[Exhibit 2 – Letter from Urban North, LLC.](#)
[Exhibit 3 – Space Coast Credit Union Balloon Mortgage](#)
[Exhibit 4 – CRA Mortgage - \\$50,000](#)
[Exhibit 5 – CRA Mortgage - \\$225,000](#)
[Exhibit 6 – Loan Commitment from First Republic Bank](#)
[Exhibit 7 – Location Map/Photos of Properties to be Improved from First Republic Bank](#)
[Exhibit 8 – Broward County Property Appraiser Information](#)
[Exhibit 9 – First Republic Bank – Appraisal by Callaway & Price, Inc.](#)
[Exhibit 10- Subordination Agreement](#)
[Exhibit 11 – Amendment to the Facade Program Participation](#)
[Exhibit 12 – Amendment to the PBIP Agreement](#)
[Exhibit 13 – Mortgage Modification and Spreader Agreement - PBIP Mortgage](#)
[Exhibit 14 – Mortgage Modification and Spreader Agreement - Façade Program](#)

RESOLUTIONS

- R-1** [21-0852](#) Resolution Approving Altis Cardinal Living, LLC, with Principals Frank Guerra, Alberto J. Suarez and Anthony Seijas as New Partners, Removing the Lansing Melbourne Group, LLC with Managing Member Peter Flotz, Adding Yalale Holdings, LLLP with Principal Felipe Yalale, Amending the Letter of Intent for the West Village, LLC Project and Ratifying Resolution 20-01 - (Commission District 3)

- Attachments:** [CRA Board Memo 21-0852](#)
[Exhibit 1 – Location Map](#)
[Exhibit 2 – CAM #20-0011, approved on January 21, 2020](#)
[Exhibit 3 – New Organization Chart – The Adderley/West Village, LLC](#)
[Exhibit 4 – Altis Cardinal Living, LLC – Company Description](#)
[Exhibit 5 – Updated Letter of Intent](#)
[Exhibit 6 – Resolution 20-01 \(CRA\)](#)
[Exhibit 7 - Resolution](#)

ADJOURNMENT