

# City of Fort Lauderdale

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## Meeting Minutes

Thursday, October 21, 2021

1:30 PM

City Hall - City Commission Chambers  
100 North Andrews Avenue, Fort Lauderdale, FL 33301

### **City Commission Conference Meeting**

***FORT LAUDERDALE CITY COMMISSION***

***DEAN J. TRANTALIS Mayor***

***HEATHER MORAITIS Vice Mayor - Commissioner - District I***

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

***ROBERT L. McKINZIE Commissioner - District III***

***BEN SORENSEN Commissioner - District IV***

***CHRIS LAGERBLOOM, City Manager***

***JOHN HERBST, City Auditor***

***JEFFREY A. MODARELLI, City Clerk***

***ALAIN E. BOILEAU, City Attorney***

## CALL TO ORDER

Mayor Trantalis called the meeting to order at 1:40 p.m.

## MEETING ANNOUNCEMENT

Mayor Trantalis announced details regarding the meeting format, including how members of the public can view and participate.

## QUORUM ESTABLISHED

**Commission Members Present:** Vice Mayor Heather Moraitis, Commissioner Steven Glassman, Commissioner Robert L. McKinzie (arrived at 3:31 p.m.), Commissioner Ben Sorensen and Mayor Dean J. Trantalis

**Also Present:** City Manager Chris Lagerbloom, City Clerk Jeffrey A. Modarelli, City Attorney Alain E. Boileau and City Auditor John Herbst

## COMMUNICATIONS TO THE CITY COMMISSION

[21-1014](#)

Communications to the City Commission - (Commission Districts 1, 2, 3 and 4)

***Planning And Zoning (P&Z) Board Meeting  
Wednesday, September 22, 2021***

### ***Communication to the City Commission***

*Motion made by Mr. Shechtman and seconded by Ms. Fertig, to request the City Commission ask staff to review existing parks within the Downtown Regional Activity Center which are not currently designated as parks to determine why they are not, and if they should be.*

In response to Mayor Trantalis' comments regarding possible logistical challenges, Phil Thornburg, Parks and Recreation Department Director, explained that Parks and Recreation Staff is working with the Department of Sustainable Development (DSD) Staff to address the P&Z Board Communication. A process and fee are involved with identifying parks in the downtown and other areas not currently zoned as a park. Further comment and discussion ensued on the genesis of this subject.

Commissioner Sorensen commented on greenways not being designated as parks. Mr. Thornburg discussed the need to address and defer to the Office of the City Attorney.

Mayor Trantalis recognized Jay Shechtman, P&Z Board Member. Mr. Shechtman noted *Hardy Park*, one of the most coveted parks in the City, is zoned *Regional Activity Center (RAC) CC*. Similar parks should be zoned as a park to protect them in the future and make park space easily identifiable for numerous reasons, including calculating open space.

In response to Commissioner Sorensen's questions, Anthony Fajardo, Department of Sustainable Development Department Director, confirmed a parks zoning category is part of community facility zoning. The zoning code was changed approximately six (6) years ago, allowing parks to be permitted use in every zoning district. There would not be a problem with rezoning *Hardy Park* as a park. DSD Staff and Parks and Recreation Staff are working to put together a list of parks that would include those designated as park community space and those that are not.

Commissioner Sorensen agreed on the need to address this P&Z recommendation. Mayor Trantalis noted the need to catalog inventory of other items, i.e., historic assets, a tree survey, etc.

Mayor Trantalis commented on the criteria for park designation. Mr. Fajardo explained Staff would need to review each park individually to determine the appropriateness of rezoning. He cited the example of *Smoker Park*, which had restrictions.

In response to Commissioner Sorensen's question regarding cataloging greenways, City Attorney Boileau commented on the ability to catalog greenways. Mr. Fajardo said Staff would create a list of greenways and vet through the Office of the City Attorney.

In response to Vice Mayor Moraitis' questions regarding the P&Z Board's communication being limited to downtown, Mr. Shechtman confirmed *Peter Feldman Park* was the only downtown area park designated as a park, and the review extended to the *Downtown RAC*. He noted this request could apply to the entire City. Mayor Trantalis concurred and said this should apply to the whole City. Vice Mayor Moraitis agreed.

***Infrastructure Task Force Advisory Committee  
Monday, September 22, 2021 and  
Monday, October 4, 2021  
(same Communication to Commission at both meetings)***

***Communication to the City Commission***

*Motion made by Mr. Ladd, seconded by Mr. Partington, that we understand the Commission's interest in having us to extend our term, and we would like to confirm it and to confirm specifically how long that term would be. In a roll call vote, the motion passed unanimously.*

Mayor Trantalis noted a discussion of this communication at a previous *Commission Joint Workshop with the ITFAC*. Commissioner Glassman and Commissioner Sorensen commented on their understanding of previous Commission discussion on this topic.

Mayor Trantalis requested Tarlesha Smith, Assistant City Manager - Human Resources Director, work on a proposal for extending the *ITFAC*. Ms. Smith confirmed.

Mayor Trantalis commented the *ITFAC* should not sunset each year. He recommended maintaining the *ITFAC* on an ongoing basis, or having a three (3) or five (5) year sunset. He confirmed the Commission is moving forward quickly on numerous infrastructure items and the importance of feedback from the *ITFAC* and public participation in the process.

Vice Mayor Moraitis commented on Commission discussions regarding the next infrastructure project the *ITFAC* would address, including the *Fiveash*. She requested *ITFAC* provide input when the analysis of the four (4) proposals is completed. Vice Mayor Moraitis noted the need to provide a scope of work for the *ITFAC*. Mayor Trantalis agreed.

**OLD/NEW BUSINESS**

**BUS-1 [21-0996](#)**

Recommendations of the Broward County Condominium Structural Issues Committee - (Commission Districts 1, 2, 3 and 4)

Mayor Trantalis commented on the virtual *Broward County Condominium Structural Issues Committee Meetings* and inquired about attendance. Vice Mayor Moraitis said she did not participate but worked with the *Galt Mile Community Association* and a *Broward County Board of Rules and Appeals* member. She would share meeting feedback following the Staff presentation.

Anthony Fajardo, Department of Sustainable Development Director, narrated a presentation entitled *Summary Report and Recommendations of the Broward County Condominium Structural Issues Committee (Committee Report)*.

***A copy has been made part of the backup to this Agenda item.***

Mr. Fajardo discussed background information regarding the makeup of the *Committee* included in the Exhibit attached to the Commission Agenda Memo.

***A copy is part of the backup to this Agenda item.***

Mayor Trantalis questioned a remedy in the absence of the City receiving an acknowledgement of a needed repair. Mr. Fajardo explained should these recommendations be adopted, local municipalities or local government agencies would use their enforcement abilities. The responsibility of John Travers, Building Official, would be to determine repair timelines.

John Travers, Building Official, commented on challenges related to recommendations being included in the *Florida Building Code* or included in a local ordinance or County requirement. He explained there are mechanisms for enforcement action under the current system that include issuing Code Enforcement cases before the Special Magistrate. Should building deficiencies be egregious, grievances could be taken before the *Unsafe Structures Board*. As the Building Official, he and the Fire Marshall could declare a portion of a building or an entire building unsafe and order the building be vacated. Mr. Travers commented on cases that have required such action.

In response to Mayor Trantalis' questions, Mr. Travers explained the *Committee Report* includes recommendations regarding dates and liability of municipalities. Mr. Travers noted other local governments in Broward County (County) have not been as vigilant as the City. The State Legislature will consider the *Committee Report* for inclusion in the Florida Building Code. Mayor Geller's purpose for *Committee* Meetings is to bring consensus throughout the County and State when presenting building safety recommendations. Broward County and Miami-Dade County are the only two (2) counties in the state with building safety programs. The City would collaborate to present a united front to the State Legislature towards *Committee Report* recommendations becoming part of the State-wide Florida Building Code. If the State

Legislature takes no action, the City will abide by County building safety regulations.

Commissioner Glassman noted the recommendation regarding collecting funds from each condominium unit for building safety education and enforcement. He referenced the *Sadowski Affordable Housing Trust Fund (Sadowski Trust)*, which collects a large amount of annual funding that the state uses for other purposes.

Mr. Fajardo said only some of the *Committee Recommendations* apply directly to the City in terms of the process and cited examples. Other recommendations would be enforced through other agencies.

In response to Vice Mayor Moraitis' questions, Mr. Fajardo explained *Committee Report* recommendations would be a combination of County ordinances and State statutes, and the City is responsible for enforcement. He explained the City receives annual notice of buildings that meet the criteria. The City sends out notifications to those buildings, which starts the process. If there is no response, enforcement action begins.

Vice Mayor Moraitis shared feedback from the *Galt Mile Community Association (Association)* that had concerns regarding condominiums doing necessary repairs listed in an inspection report. The *Association* indicated the forty (40) year inspection was adequate and a thirty (30) year inspection would be an additional expense to condominiums.

In response to Vice Mayor Moraitis' questions, Mr. Fajardo explained his understanding that the recommendations in the *Committee Report* are recommended State-wide and have been packaged and would be transmitted to the State Legislature. Mr. Travers monitored the *Broward County Condominium Structural Issues Committee (Committee)* meetings and worked directly with a *Committee* member. Mr. Travers explained building safety inspection enforcement is under *Florida Building Code, Chapter 1, Section 110.15*. Should *Committee Report* recommendations fail at the State level, Broward County could include in amendments to *Florida Building Code, Chapter 1, Section 110.15*.

Vice Mayor Moraitis noted that a full report on *Champlain Towers'* collapse in Surfside, Florida, has not been issued. Mr. Travers explained that when *Champlain Towers* was built, there was no State program for certifying inspectors or plans examiners and was done at the local level. Following *Hurricane Andrew* in 1992, the State took control of

certification and renewal certifications of inspectors and plans examiners.

**BUS-2** [21-1006](#)

Update on Fort Lauderdale Police Headquarters Project -  
(Commission District 2)

Tarlesha Smith, Assistant City Manager - Human Resources Director, said *AECOM Technical Services Inc. (AECOM)* and Staff would provide a presentation on this Agenda item.

Robert Buscemi, Project Manager/Police Contractor, narrated the presentation entitled, *Fort Lauderdale Police Headquarters - "Through this door walk the finest police officers in the world" (Project)*, updating the Commission on progress and the path moving forward, including public outreach and engagement.

***A copy has been made part of the backup to this Agenda item.***

In response to Mayor Trantalis' question regarding the *Project* rendering of the bridge connecting the *Fort Lauderdale Police Department Headquarters (FLPDH)* to parking, it was confirmed it would be provided. Mayor Trantalis commented on concerns related to police exposure on the bridge and safety concerns. Mr. Buscemi confirmed those comments were incorporated. There would be proper bridge screening and protection.

In response to Commissioner Sorensen's questions, Mr. Buscemi confirmed a complete soil analysis was done for structural stability and environmental testing, and there were no concerns. The site will be raised approximately three and one-half feet (3.5') to address flood plain requirements. Mr. Buscemi said he would forward the results of environmental testing to Commissioner Sorensen and confirmed a positive working relationship and alignment with *Fort Lauderdale Police Department (FLPD)* Staff. There are regular charrettes with *FLPD* Senior Command. Utilities around the site would be underground. There would be redundancy of Information Technology Services within the site. He confirmed and commented on a site security analysis performed and expounded on specific details.

In response to Commissioner Glassman's question regarding meetings with Trisha Logan, Department of Sustainable Development Historic Preservation Planner, Mr. Buscemi confirmed meetings with Ms. Logan, and she provided preliminary comments.

Commissioner Glassman noted *FLPDH* is located within the *Historic*

*Sailboat Bend District* and commented on concerns regarding the *Project* meeting all Ordinances, descriptions, types of guidelines, design and other items. He expounded on the need to address these things from the start and concerns related to changes from the original design he felt were more fitting and paid homage to the original architect.

Mayor Trantalis confirmed his input regarding *Building* design and said the design update successfully achieved paying homage to the past by drawing in elements of the architectural appeal of *Historic Sailboat Bend* while adding modern, forward-thinking features to create an up-to-date design.

Commissioner Glassman confirmed his desire to have this discussion and input from Ms. Logan related to design guidelines and all Ordinances that apply to ensure collaboration with the *Historic Preservation Board (HPB)*. He commented on the need to address these concerns early in the process as the *Project* will come before the *HPB*.

Trisha Logan, Department of Sustainable Development Historic Preservation Planner, provided input on the *Project*.

In response to Commissioner Glassman's questions, Ms. Logan confirmed several preliminary meetings with *Project* planners before *Project* submission to the *Design Review Committee (DRC)*. Final submission to the *HPB* for final review has not been received. She noted her preliminary review of several criteria and design guidelines City-wide. A full assessment has not been done. There are positive aspects of the *Project* design, i.e., setbacks and division of volumes. Ms. Logan noted concerns regarding proposed materials, citing examples that include fencing and other elements that do not meet material and design guidelines. These are up for *HPB* consideration when making a determination regarding a certificate of appropriateness, i.e., appropriateness for the immediate context in which this property is located. The context of this *Project*, a commercial project located on Broward Boulevard, would differ from new residential property. She is assisting the applicant and has requested responses to all related criteria as part of the submittal to the *HPB*.

Commissioner Glassman reiterated his perspective regarding the need to address these items to avoid any controversy later in the process and ensure appropriate collaboration with the *HPB* was occurring.



Vice Mayor Moraitis requested input from *FLPD* regarding satisfaction with the *Project* and programming. Adam Solomon, Fort Lauderdale Police Lieutenant, confirmed *FLPD* has been in lock-step with this team on the *Project*. He confirmed the *Project* would meet all *FLPD* programming needs and expounded on details. Lieutenant Solomon requested the Commission allow this *Project* to continue to move forward and cited existing conditions.

In response to Vice Mayor Moraitis' question, Mayor Trantalis confirmed the *Emergency Operations Center (EOC)* would remain at *Fort Lauderdale Executive Airport (FXE)*. Lieutenant Solomon said there would continue to be a Command Center within the new *FLPDH*.

In response to Commissioner Sorensen's questions regarding the location of on-site evidence storage and a detention center at the new Building, Lieutenant Solomon said there would continue to be an in-house holding facility for processing individuals. There would be on-site evidence storage currently housed at a rental warehouse facility.

In response to Mayor Trantalis's questions, Lieutenant Solomon explained that individuals unable to post bond go through separate processing, are transferred to the Broward County Jail and expounded on related details. City Attorney Boileau said *FLPD* would not handle any proceedings related to posting bonds, arraignment, etc. Broward County addresses those responsibilities. Duties dealt with by the *FLPD* involve photos and fingerprinting of individuals. Lieutenant Solomon said the goal is to continue operating as described by City Attorney Boileau.

In response to Commissioner Sorensen's questions regarding fleet maintenance and fueling, Lieutenant Solomon confirmed plans are for these operations to continue on-site.

Tim Blair, AECOM Managing Principal Building and Places, continued the presentation reviewing aspects of the site plan, i.e., Community Center, elevations and schedule, in addition to community engagement. There were no additional questions from Commission Members.

## **CITY COMMISSION REPORTS**

***Members of the Commission announced recent and upcoming events and matters of interest.***

Vice Mayor Moraitis distributed the *Florida League of Cities Legislative Action Agenda* to the Commission and City Clerk.

***A copy has been made part of the backup to this Agenda item.***

Vice Mayor Moraitis commented on upcoming *Broward Days* in Tallahassee in January 2022. Discussion ensued on scheduling conflicts. Vice Mayor Moraitis noted the *Florida League of Cities* would be hosting an action day in February 2022 in Tallahassee.

Commissioner Glassman discussed the upcoming departure of City Clerk Jeffrey Modarelli and recommended discussing plans moving forward soon.

Mayor Trantalis requested City Manager Lagerbloom place this on the next Commissioner Conference Meeting Agenda for discussion.

Commissioner Sorensen announced Ryan Thomas, District 4 Community Outreach Director, has joined his team.

Commissioner Sorensen commented on discussions with representatives of *Bahia Mar* and the *Fort Lauderdale International Boat Show (Boat Show)* who indicate readiness to move towards a *Commission Workshop on Bahia Mar*.

Mayor Trantalis discussed a meeting he had with the tenant. He would be meeting with City Attorney Alain Boileau and City Auditor John Herbst before the Workshop to fine-tune details of his understanding.

Commissioner Glassman noted an upcoming meeting with representatives of the tenant and *Boat Show*. He requested scheduling a subsequent meeting with the City Attorney and City Auditor. Further comment and discussion ensued regarding scheduling. There was consensus to schedule the Workshop on Tuesday, November 16, 2021 at 11:30 a.m. before regularly scheduled Commission Meetings. A scheduled Commission Joint Workshop with the Citizens' Police Review Board could be rescheduled to November 2, 2021 or December 7, 2021. Commissioner Sorensen requested all stakeholders be invited to the *Workshop*.

In response to Commissioner Sorensen's request for an update on plans for Lockhart Stadium, City Manager Lagerbloom said *Inter Miami* updates him once a week and anticipates a proposed plan from *Inter Miami* in the next month.

In response to Commissioner Sorensen's request for an update on the

*public-private partnerships (P3s)* submitted for the *Water Treatment Plant*, City Manager said all four (4) unsolicited *P3s* had been forwarded for a preliminary financial analysis. Further comment and discussion ensued. There is an item on tonight's Commission Regular Agenda to approve moving forward with a comparative analysis.

Commissioner Sorensen discussed a request from the Denison family to honorarily rename SW 20th Street, an initial yachting location, for a member of the yachting community. He inquired and commented on his understanding of related processes.

City Manager Lagerbloom explained details regarding two (2) methods. The official option requires eight percent (80%) approval of those impacted for an official renaming of a street that impacts numerous items. The unofficial option is to have a dual name. The street name and or number remain, and future signage would include adding an honorary name, i.e., the Denison Family.

Commissioner Sorensen noted a two (2) mile portion of SW 20th Street could be unofficially, honorarily named. He would reach out to the community for feedback and input. Mayor Trantalis concurred with exploring this proposal.

Mayor Trantalis discussed his attendance at a luncheon with the Oakland Park Chamber, where representatives of cities updated attendees on their respective activities and upcoming plans. He also participated in a panel of Commercial Real Estate Women, and attendees included Plantation Mayor Lynn Stoner and Boca Raton Mayor Scott Singer.

Mayor Trantalis commented on tonight's Commission Regular Meeting presentation commemorating the City's 10th Anniversary with Duisburg, Germany. He noted participation with the Counsel General of Germany at the October 16, 2021 opening of Oktoberfest at Esplanade Park and the City of Duisburg's invitation to attend its annual Carnival Event in February 2022.

Mayor Trantalis commented on numerous upcoming events associated with the *Boat Show*, October 27, 2021 through October 31, 2021.

In response to Mayor Trantalis' request for an update on the topic of Leaf Blowers, City Manager Lagerbloom confirmed he would inquire with Commission McKinzie about providing an update at the next Commission Conference Meeting.

## **CITY MANAGER REPORTS**

City Manager Lagerbloom informed the Commission the City would be hosting *4th Annual EMERGE 2021 Conference for the National Forum for Black Public Administrators (NFBPA)*, November 2021 at the *Sonesta Hotel*.

City Manager Lagerbloom said the Commission would reconvene at 4:00 p.m. in the Office of the City Attorney Conference Room for a shade discussion of an unsolicited proposal followed by the scheduled Executive Closed-Door Session.

## **MEETING ANNOUNCEMENT**

Mayor Trantalis announced the Commission would reconvene the Commission Conference Meeting for a shade meeting at 4:00 p.m. today to discuss an unsolicited proposal.

Mayor Trantalis announced following the 4:00 p.m. shade meeting, the *Executive Closed-Door Session (Closed-Door Session)* would commence. He read the matter to be discussed and those in attendance in the *Closed-Door Session*.

Mayor Trantalis recessed the Conference Meeting at 3:31 p.m.

Mayor Trantalis reconvened the Conference Meeting at 4:03 p.m. for a Shade Meeting. The Shade Meeting ended at 4:25 p.m.

## **EXECUTIVE CLOSED DOOR SESSION - 4:30 P.M. OR AS SOON THEREAFTER AS POSSIBLE**

[21-1039](#)

The City Commission will meet privately pursuant to Florida Statute, Section 286.011(8) concerning:

Mark Messina et al. v. City of Fort Lauderdale  
Case No.: 21-60168-CIV-RKA

Mayor Trantalis opened the *Executive Closed-Door Session* at 4:27 p.m.

Mayor Trantalis adjourned the *Executive Closed-Door Session* at 4:56 p.m.

## **ADJOURNMENT**

Mayor Trantalis adjourned the Conference Meeting at 4:57 p.m.