



**THE CITY FORT LAUDERDALE COMMUNITY REDEVELOPMENT AGENCY
CENTRAL CITY AREA
RESIDENTIAL FACADE AND LANDSCAPING PROGRAM APPLICATION – HOMESTEAD
PROPERTY OWNER**

INSTRUCTIONS: You must be the property owner to complete this application. Only one (1) application per household will be processed. For more information or to request assistance in completing this application, please contact the Fort Lauderdale Community Redevelopment Agency at (954) 828-6130 or 4776.

SUBMIT TO: The City of Fort Lauderdale Community Redevelopment Agency, 914 Sistrunk Boulevard, Suite 200, Fort Lauderdale, FL 33311.

NAME: Patricia Joseph

PROPERTY ADDRESS: 1217 NW 4th Ave. Ft. Laud. FL 33311

MAILING ADDRESS (IF DIFFERENT FROM ABOVE): _____

HOME PHONE: (____) _____ CELL PHONE: (____) 954-593-7136

E-MAIL ADDRESS: patricia.joseph.2005@yahoo.com
shakari.blakely@yahoo.com

TYPE OF IMPROVEMENT REQUESTED: Paint ☒ Landscape ☒

I HEREIN CERTIFY, REPRESENT AND WARRANT THAT I AM THE SOLE PROPERTY OWNER OF THE ADDRESS ABOVE AND NO OTHER PARTY'S SIGNATURE IS REQUIRED TO APPROVE THE IMPROVEMENTS. I FURTHER CERTIFY THAT THE INFORMATION PROVIDED ABOVE IS TRUE AND CORRECT TO THE BEST OF MY KNOWLEDGE.

APPLICANT'S SIGNATURE: Patricia Joseph DATE: 12-19-2023

PRINT NAME: Patricia Joseph



The just values displayed below were set in compliance with [Sec. 193.011](#), Fla. Stat., and include a reduction for costs of sale and other adjustments required by [Sec. 193.011\(8\)](#).

Property Assessment Values

2024 Exemptions and Taxable Values by Taxing Authority

Sales History

Land Calculations

Special Assessments

Fire	Garb	Light	Drain	Impr	Safe	Storm	Clean	Misc
03						F1		
R								
1						1		

RELIANCE TITLE COMPANY
2424 N. FEDERAL HIGHWAY
SUITE 455
BOCA RATON, FL 33431

Stamp: 322.00
Documentary
Intangible
Taxes
RECEIVED in Broward County as required by
law
Marilyn V. Lemora
Deputy Clerk

THIS INSTRUMENT PREPARED BY:
LAW OFFICE OF WALTER M. DINGWALL
1401 East Broward Boulevard, #110
Fort Lauderdale, Florida 33301
Telephone: (305) 461-5700

93107236

WARRANTY DEED
(Statutory Form - Section 689.02 F.S.)

THIS INDENTURE, Made this 5th day of February, 1993, BETWEEN, THELMA B. PIMENTAL, a single woman, whose post office address is 2100 N.W. 2nd Avenue, Wilton Manor, FL 33311, of the County of Broward, State of Florida, Grantor*, and PATRICIA A. JOSEPH, a single woman, whose post office address is 2749 N.W. 4th Street, Pompano Beach, State of Florida, Grantee*.

WITNESSETH: That said grantor, for and in consideration of the sum of Ten Dollars (\$10.00) and other good and valuable considerations to said grantor in hand paid by said grantee, the receipt whereof is hereby acknowledged, has granted, bargained and sold to the said grantee, and grantee's heirs and assigns forever, the following described land, situate, lying and being in Broward County, Florida, to-wit:

Lots 14, 15, 16, and 17, in Block 124 of PROGRESSO, according to the Plat thereof, as recorded in Plat Book 2, Page 18, of the Public Records of Dade County, Florida, said lands situate, lying and being in Broward County, Florida

SUBJECT to reservations, restrictions, conditions, declarations, limitations, easements, right-of-way and zoning ordinances, if any, and real estate taxes for the year 1993 and subsequent years.

and said grantor does hereby fully warrant title to said land, and will defend the same against the lawful claims of all persons whomsoever.

*"Grantor" and "grantee" are used for singular and plural, as context requires.

IN WITNESS WHEREOF, Grantor has hereunto set grantor's hand and seal the day and year first above written.

Signed, sealed and delivered in the presence of:

Dianne J. Beaudoin
DIANNE J. BEAUDOIN
Type, or Print Name

Thelma B. Pimental
THELMA B. PIMENTAL, a single woman

Walter M. Dingwall
WALTER M. DINGWALL
Type or Print Name

RECORDED IN THE OFFICIAL RECORDS BOOK
OF BROWARD COUNTY, FLORIDA
COUNTY ADMINISTRATOR

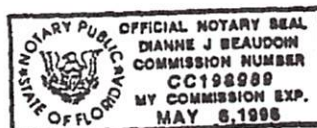
STATE OF FLORIDA)
COUNTY OF BROWARD) ss:

THE FOREGOING INSTRUMENT was acknowledged before me this 5th day of February, 1993, by THELMA B. PIMENTAL, to me known to be the person described in and who executed the foregoing instrument and who before me did (did not) take an oath.

Dianne J. Beaudoin
NOTARY PUBLIC

My Commission Expires:

✓ Personally known to me
Presented for Identification
Drivers License No. _____



93 MAR 18 AM 9:53
BK20461PG0732

RIGHT OF ENTRY AND LIABILITY WAIVER AGREEMENT

HOMESTEAD PROPERTY OWNER

This Agreement is by and between, Patricia Joseph
(the "Owner(s)") of the property commonly identified as:

1217 NW 4TH AVENUE, FORT LAUDERDALE, FL 33311-6024

Folio No(s): 49423403 4610

FORT LAUDERDALE, FLORIDA

City/Town

Street (attach legal description if available) (referred to hereafter as the "Property")

And

Fort Lauderdale Community Redevelopment Agency, a community redevelopment agency organized pursuant to Chapter 163, Part III of the Florida Statutes ("CCCRA").

RECITALS

Whereas, the CCCRA was created in part to the improve the appearance of the Central City Community Redevelopment Area ("CRA Area"); and

Whereas, the CCCRA has created a program for exterior improvements for owners in the CRA Area, which may provide, at the discretion of the CCCRA, up to \$5,000 for certain exterior improvements to existing homes.

TERMS

Now therefore, in consideration of one or more of the following activities to be conducted on the Property, the Owner(s) thereof hereby grants to CCCRA a right of entry and access to the Property and a waives liability against CCCRA, its employees, agents and public officials, for activities conducted under this Agreement in order to conduct one or more activities on the Property:

- ✓ (1) painting of the exterior, in accordance with the selection made by the Owner;
✓ (2) landscaping, in accordance with the selections made by the Owner.

Owner may select a contractor from a list of approved contractors created by CCCRA. Alternatively, Owner may select a qualified contractor of its own choosing. Before the CCCRA

will make any disbursements, the Owner must provide adequate and sufficient documentation that it has procured a minimum of three (3) bids from qualified contractors. Contractor quotes must be separate, independent, and non-collusive. Upon selecting one of the bids, Owner must provide a copy of the contract between the Owner and the Contractor, a copy of the contractor's license and proof of insurance and such other information as requested by the CCCRA. The CCCRA reserves the right to reject any contractor it deems unqualified in its sole discretion. Further, if a notice of commencement is required, the CCCRA must be listed on the Notice as an additional party to receive notice to owner. The CCCRA shall make one disbursement to the Owner when the work is completed and inspected by the CCCRA. Notwithstanding, the CCCRA reserves the right to issue a joint check payable to the Owner and the Contractor and to withhold payment to the Owner and issue a check directly to a subcontractor or lien or providing notice to owner to the CCCRA. In some instances, the CCCRA may require partial and/or final releases of liens in its sole discretion.

This right of entry and waiver of liability granted by the Owner(s) is a requirement in order to access the funds under the Residential and Landscaping Program (the "Program"), which was established by the Fort Lauderdale Community Redevelopment Agency Board of Commissioners. The purpose of the Program is to provide assistance to qualified home owners to landscape, paint the exterior of their homes and/or complete other improvements to the façade of their homes.

This right of entry and access to the Property is hereby granted by the Owner to the CCCRA and its contractors and their subcontractors thereof, employees, and authorized agents, for the purpose of accomplishing the above purpose. The Owner agrees and warrants to hold harmless CCCRA, its officers, agents, employees or assigns for damage of any type, whatsoever, either to the above described Property or to any persons present thereon and hereby releases, discharges and waives and releases CCCRA from any action against CCCRA, its officers, agents, employees, or assigns from all liability to Owner(s), Owner(s)'s children, relatives, guests, representatives, assigns, or heirs, for defects in the work product, bodily injury, death or property damage that Owner(s) may suffer in connection with any activities on the Property, whether caused solely or partially by the CCCRA, its officers, agents, employees, or assigns.

I/we have read this Right of Entry and Liability Waiver Agreement, or it has been read to me/us, and I/we fully understand its terms, understand that I have given up substantial rights by signing it, am aware of its legal consequences, and have signed it freely and voluntarily without any inducement, assurance, or guarantee being made to me and intend for my signature to be a complete and unconditional release of all liability to the greatest extent allowed by law.

After the improvements are completed, Owner agrees to maintain the improvements at his or her expenses. CCCRA shall have no obligation to maintain the improvements. Further, CCCRA shall have no liability for any defects in the quality of the work product.

Owner understands and acknowledges if it does not understand the legal consequence of signing this Agreement, it is encouraged to seek the advice and counsel of an attorney.

WHEREOF, the undersigned has caused this Right of Entry and Waiver of Liability Agreement to be executed on this 19 day of December 2023.

[SIGNATURE PAGE FOLLOWS]

IN WITNESS WHEREOF, the Parties hereto have made and executed this Agreement on the date first above written.

Property Owner(s): Patricia Joseph

[Print Name]

[Print Name]

Patricia Joseph

[Signature]

[Signature]

Witness:

[Signature]

[Signature]

Aaron Blakely

[Print Name]

**STATE OF FLORIDA
COUNTY OF BROWARD**

The foregoing instrument was acknowledged before me this 19 day of December, 2023, by Patricia Joseph and _____ by means of ☒ physical presence or ☐ online notarization this 19 day of December, 2023.

He / She is personally known to me _____ or has presented the following driver license as identification.

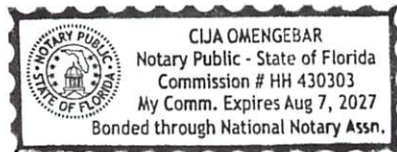
(SEAL)

[Signature]

Notary Public, State of Florida

CIJA OMENGE BAR

Name of Notary Typed, Printed or Stamped



My Commission expires: AUGUST 7, 2027
Commission Number: HH 430303


IN WITNESS WHEREOF, the Parties hereto have made and execute this Agreement on the date first above written.

AGENCY:

WITNESSES:

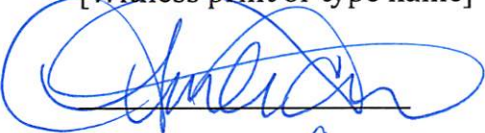
**FORT LAUDERDALE COMMUNITY
REDEVELOPMENT AGENCY**, a body corporate
and politic of the State of Florida created
pursuant to Part III, Chapter 163

Donna Varisco

By: 
for Greg Chavarria, Executive Director

Donna Varisco

[Witness print or type name]



Amber Cabrera

[Witness print or type name]

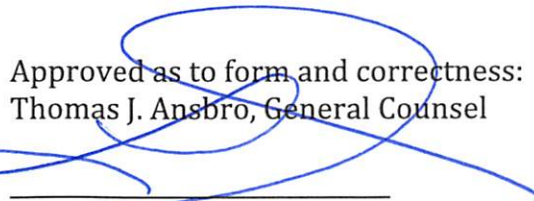
ATTEST:



David R. Solomon
CRA Secretary



Approved as to form and correctness:
Thomas J. Ansbro, General Counsel


Lynn Solomon,
Assistant General Counsel

Property Maintenance Agreement

Property Owner Name: Patricia Joseph
(Please print)

Property Address: 1217 N.W. 4th Ave. Ft. Lauderdale FL 33311
(Please print)

The undersigned property owner agrees to maintain the property improvements and landscaping.

Patricia Joseph
Property Owner's Signature

12-19-2023
Date

Paint Color Selection Agreement

NOTE: Please pick a Main (Body) Color, Trim Color and Accent Color from the color swatch.

PROPERTY OWNER NAME (PRINT): Patricia Joseph

PROPERTY ADDRESS (PRINT): 1217 NW 4th Ave Ft. Lauderdale FL 33311

MAIN (BODY) COLOR (PRINT): green

TRIM COLOR (PRINT): white

ACCENT COLOR (PRINT): green

The undersigned property owner hereby agrees to the paint color selection described Above.
I understand that once the color selection is made, colors cannot be changed.

Patricia Joseph 12-19-2023
Property Owners Signature Date

Landscaping Design Selection Agreement

Property Owner Name: Patricia Joseph
(Please print)

Property Address: 1217 NW. 4th Ave Ft. Lauderdale FL 33311
(Please print)

The undersigned property owner agrees to meet with the landscaper to discuss their individual design.

Patricia Joseph
Property Owner's Signature

12-19-2023
Date



**CITY OF FORT LAUDERDALE
City Commission Agenda Memo
CRA BOARD MEETING**

#23-0362

TO: CRA Chairman & Board of Commissioners
Fort Lauderdale Community Redevelopment Agency

FROM: Greg Chavarria, CRA Executive Director

DATE: May 2, 2023

TITLE: Resolution Delegating Authority to the Executive Director to Approve Awards for Qualified Applicants and to Execute Any and All Documents Relating to Central City Residential Façade & Landscaping Program for the Central City Area - **(Commission Districts 2 and 3)**

Recommendation

Staff recommends the Community Redevelopment Agency (CRA) Board of Commissioners approve a Resolution to delegate authority to the Executive Director to approve awards for qualified applicants to the Central City Residential Façade & Landscaping (RFL) Program.

Background

On November 1, 2022, the CRA Board approved a modified version of the Northwest-Progresso-Flagler Heights Community Redevelopment Agency Façade & Landscaping Program for Central City CRA, along with a budget of \$150,000. The RFL is designed to provide funding for the beautification of single-family residential homes and includes external painting and landscaping (Exhibit 1).

On February 2, 2023, "Apply Now" information flyers were sent to 30 properties located on NW 4th Avenue between NW 13th Street and NW 11th Street, and only received 2 applications. Application approval will be contingent on CRA Board delegating authority to the Executive Director to approve the awards. Doing so will speed up the processing of applications for awards not exceeding \$5,000.

Staff plans on distributing informational door hangers on NW 4th Avenue and will allow two weeks for prospective applicants to apply. Thereafter, if funding is still available, staff intends on expanding the program to neighboring NW 3rd Avenue and NW 5th Avenue. A copy of the flyer and door hanger is provided as Exhibit 2.

Under the RFL Program, the Central City CRA will administer the program application. Eligible homesteaded properties will receive up to \$5,000, and eligible investment properties will receive 50% of the total improvement cost, not to exceed \$2,500, with applicable restrictions. The budget of \$150,000 is adequate to fund 30 homestead properties or 25 homestead and 10 tenant occupied properties. The difference between

the RFL Program in the NPF CRA and the Central City CRA RFL Program is the distinction and different level of funding between a homestead property and investment owned property. The former may receive up to the maximum benefit of \$5,000, the investment owned property may receive only 50% of the improvement cost not to exceed \$2,500. The program description and homestead and investor application and agreements are provided as Exhibit 3.

Consistency with the Central City CRA Community Redevelopment Plan

Section A., titled "Purpose", recommends several strategies and programs to address conditions of the neighborhood and needs of its residents and property owners. In particular, under "Housing Strategy", the conservation of existing homes.

The RFL program is used to improve the visual impact of the residential properties and to enhance the pride of ownership, as well as the property values, in the entire redevelopment area. This project is consistent with the Central City Community Redevelopment Plan which provides for physical improvements to enhance the overall environment and improve the quality of life.

Resource Impact

There is no fiscal impact associated with this action.

Strategic Connections

This item supports the *Press Play Fort Lauderdale 2024 Strategic Plan*, specifically advancing:

- The Public Places Focus Area
- Goal 3: Build a healthy and engaging community.
- Objective: Enhance the City's identity through public art, well-maintained green spaces and streetscapes

This item advances the *Fast Forward Fort Lauderdale 2035 Vision Plan: We Are Community and We Are Prosperous*.

This item supports the *Advance Fort Lauderdale 2040 Comprehensive Plan*, specifically advancing:

- The Neighborhood Enhancement Focus Area
- The Housing Element
- Goal 2: Be a community of strong, beautiful, and healthy neighborhoods.

Attachments

Exhibit 1 - CAM 22-0707 and Resolution 22-15

Exhibit 2 - Program Flyer and Door Hanger

Exhibit 3 - CRA Residential Façade and Landscaping Program

Exhibit 4 - Resolution

Prepared by: Clarence Woods, CRA Manager

CRA Executive Director: Greg Chavarria

05/02/2023

CAM #23-0362

City of Fort Lauderdale

www.youtube.com/cityoffortlauderdale



Action Summary

Tuesday, May 2, 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

D'WAYNE M. SPENCE, Interim General Counsel

PATRICK REILLY, City Auditor

ROLL CALL

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

MOTIONS

M-1 [23-0479](#) Motion Approving Minutes for April 18, 2023, Community Redevelopment Agency Board Meeting - (Commission Districts 2 and 3)

APPROVED

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

RESOLUTIONS

R-1 [23-0267](#) Resolution Approving a \$2,000,000 Development Incentive Program Forgivable Loan to New Hope Development Corporation for the New Hope Affordable Housing Development Located at 1316 Sistrunk Boulevard, Authorizing the Executive Director to Execute Any and All Related Instruments, and Delegating Authority to the Executive Director to Take Certain Actions - (Commission District 3)

REMOVED FROM AGENDA

R-2 [23-0362](#) Resolution Delegating Authority to the Executive Director to Approve Awards for Qualified Applicants and to Execute Any and All Documents Relating to Central City Residential Façade & Landscaping Program for the Central City Area - (Commission Districts 2 and 3)

ADOPTED

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

R-3 [23-0394](#) Resolution Authorizing Budget Amendment - Reappropriate \$20,000 for the NE 4th Avenue Complete Street Project - (Commission District 2)

ADOPTED

Yea: 4 - Commissioner Glassman, Vice Chair Beasley-Pittman, Commissioner Sturman and Chair Trantalis

Nay: 1 - Commissioner Herbst

RESOLUTION NO. 23-03 (CRA)

A RESOLUTION OF THE BOARD OF COMMISSIONERS OF THE FORT LAUDERDALE COMMUNITY REDEVELOPMENT AGENCY DELEGATING AUTHORITY TO THE EXECUTIVE DIRECTOR TO APPROVE AWARDS FOR QUALIFIED APPLICANTS RELATING TO THE CENTRAL CITY RESIDENTIAL FAÇADE & LANDSCAPING PROGRAM; DELEGATING AUTHORITY TO THE EXECUTIVE DIRECTOR TO EXECUTE ANY AND ALL AGREEMENTS RELATING TO SUCH AWARDS; PROVIDING FOR AN EFFECTIVE DATE.

WHEREAS, the Residential Façade and Landscaping ("RFL") Program is designed to provide funding for the beautification of single-family residential homes and includes for funding assistance for external painting and landscaping; and

WHEREAS, on November 1, 2022, the Fort Lauderdale Community Redevelopment Agency ("CRA") Board of Commissioners approved a modified version of the Northwest-Progresso-Flagler Heights Community Redevelopment Agency Façade & Landscaping Program for Central City CRA along with an allocation of One Hundred Fifty-Thousand and No/100 Dollars (\$150,000); and

WHEREAS, the Central City RFL Program allows for eligible homestead properties to receive up to \$5,000 and eligible investment properties to receive up to \$2,500 (with applicable restrictions) in funding assistance; and

WHEREAS, the allocation and appropriation of One Hundred Fifty-Thousand and No/100 Dollars (\$150,000) is estimated to fund 30 homestead properties or 25 homestead and 10 investment properties.

NOW THEREFORE, BE IT RESOLVED BY THE BOARD OF COMMISSIONERS OF THE FORT LAUDERDALE COMMUNITY REDEVELOPMENT AGENCY:

SECTION 1. That the recitals set forth above are true and correct and are incorporated in this Resolution.


SECTION 2. That the Executive Director is hereby delegated authority to approve all awards under the Central City RFL Program to qualified applicants and to execute any and all agreements pertaining to the award in accordance with the RFL policy and guidelines approved by the Board of Commissioners.

SECTION 3. That this Resolution shall be in full force and effect upon final passage.

ADOPTED this 2nd day of May, 2023.


Chair
DEAN J. TRANTALIS

ATTEST:


CRA Secretary
DAVID R. SOLOMAN

Dean J. Trantalis Yea


John C. Herbst Yea

Steven Glassman Yea

Pamela Beasley-Pittman Yea

Warren Sturman Yea

APPROVED AS TO FORM:


Interim General Counsel
D'WAYNE M. SPENCE



**CITY OF FORT LAUDERDALE
City Commission Agenda Memo
CRA BOARD MEETING**

#22-0707

TO: CRA Chairman & Board of Commissioners
Fort Lauderdale Community Redevelopment Agency

FROM: Greg Chavarria, CRA Executive Director

DATE: November 1, 2022

TITLE: Resolution Adopting a Modified Version of the Northwest-Progresso-Flagler Heights Community Redevelopment Agency Residential Façade & Landscaping Program for the Central City Area and Approving a Budget of \$150,000 - **(Commission Districts 2 and 3)**

Recommendation

Staff recommends the Community Redevelopment Agency (CRA) Board of Commissioners approve a Resolution to adopt a modified version of the Northwest-Progresso-Flagler Heights (NPF) CRA Residential Façade & Landscaping (RFL) Program for the Central City Area and approve a budget of \$150,000.

Background

At the May 4, 2022 and June 1, 2022 Central City Redevelopment Advisory Board (CCRAB) meetings, staff presented two types of home improvement programs that are currently in operation in the NPF Area. One was a Residential Façade and Landscaping Program and the other a Home Repairs and Renovation Program administered by *Rebuilding Together Broward County Inc.* The CCRAB discussed the benefits of collaborating with *Rebuilding Together* in a similar partnership, tailored to the housing profile of the Central City CRA area. Pursuant to the Central City Community Redevelopment Plan, 32% of housing is owner-occupied and 68% is renter-occupied. As such, consensus was reached that the program would primarily benefit owner-occupied, single-family detached properties. Renter-occupied, single-family detached properties would be secondary. This is to ensure that the revitalization efforts of the program can be visible throughout the area. The approved meeting minutes are provided as Exhibit 1.

On July 6, 2022, in a (5-1) vote, the CCRAB recommended the approval of \$150,000 to fund the CRA Residential Façade and Landscaping (RFL) Program, in partnership with *Rebuilding Together Broward County*. The level of funding depends on whether the property is homestead or investment-owned. Homestead properties would receive up to \$5,000 in assistance. Renter-occupied properties would receive 50% of the total improvement cost, not to exceed \$2,500. The approved meeting minutes have been provided as Exhibit 2.

While discussions with the CCRAB demonstrated a strong preference to collaborate with *Rebuilding Together*, in order to provide the improvement services, the RFL Program must first be established as an ongoing program in the area. CRA staff recommends the adoption of a modified version of the RFL Program, and funding in the amount of \$150,000 to provide external painting and low maintenance landscaping services for eligible single-family homes in the Central City Area. The program description and application form are provided as Exhibit 3.

Under the RFL Program, the Central City CRA will administer the program application. Eligible homesteaded properties will receive up to \$5,000, and eligible investment properties will receive 50% of the total improvement cost, not to exceed \$2,500, with applicable restrictions. The budget of \$150,000 is adequate to fund 30 homestead properties or 25 homestead and 10 tenant owned properties. The difference between the RFL Program in the NPF CRA and the Central City CRA RFL Program is the distinction and different level of funding between a homestead property and investment owned property. The former may receive up to the maximum benefit of \$5,000, the investment owned property may receive only 50% of the improvement cost not to exceed \$2,500.

Objective

The objective of the CRA Residential Façade and Landscaping Program is to improve the visual landscape of the Central City CRA area, to enhance the pride of ownership, and to improve the property values by enhancing the homes and landscapes.

AWARD GUIDELINES AND FUNDING CONDITIONS

The properties eligible for improvements are detached single-family homes in the Central City residential core area. The program favors homestead/owner-occupied properties. Investment/tenant-occupied properties will be allowed on a case-by-case basis. Staff will identify priority streets to roll out the program (Exhibit 4). All homes must be approved by the Area Manager.

Once approved, property owners must submit a completed application as well as a right of entry and liability waiver agreement (Exhibit 5 and Exhibit 6). Three estimates from licensed and insured contractors are also required. The application and right of entry and liability waiver agreement is reviewed by the CRA staff and approved by the Executive Director prior to the commencement of any exterior improvements.

Low maintenance landscaping is designed specifically for areas that are susceptible to drought, or for properties where water conservation is indicated. Non-eligible expenses include, but are not limited to, sprinkler system, driveway gate, paving or improvements to a driveway, removal and/or trimming of trees, backyard landscaping, and fencing. Participation is subject to availability of funds and is subject to change without notice.

Payment for completed improvements shall be contingent on inspection and sign-off by CRA staff to ensure that the completed work is satisfactory. The CRA will only reimburse for external painting and low maintenance landscaping. The following conditions apply:

- Award(s) are a one-time benefit per property, duplicate funding is restricted in future years.
- The CRA will pay 100% of improvement cost, not to exceed \$5,000, for homestead/owner-occupied, single-family detached homes.
- The CRA will pay 50% of the improvement cost, not to exceed \$2,500, for investor owned/renter-occupied, single-family detached homes.
- The Executive Director or his designee reserves the right to waive the eligibility requirements and allow multi-family properties that consist of two (2) to four (4) units. The property must also have a need for painting and landscaping upon CRA inspection.

Consistency with the Central City CRA Community Redevelopment Plan

Section A., titled "Purpose", recommends several strategies and programs to address conditions of the neighborhood and needs of its residents and property owners. In particular, under "Housing Strategy", the conservation of existing homes.

The RFL program is used to improve the visual impact of the residential properties and to enhance the pride of ownership, as well as the property values, in the entire redevelopment area. This project is consistent with the Central City Community Redevelopment Plan which provides for physical improvements to enhance the overall environment and improve the quality of life.

Resource Impact

Funds for this transaction are contingent upon the approval of a Fiscal Year 2023 budget transfer.

Funds available as of October 25, 2022					
ACCOUNT NUMBER	COST CENTER NAME (Program)	CHARACTER / ACCOUNT NAME	AMENDED BUDGET (Character)	AVAILABLE BALANCE (Character)	AMOUNT
20-121-1521-552-40-4203-CRA092314	Residential Façade & Landscaping CC FY23	Other Operating Expenses/Redevelopment Projects	\$0	\$0	\$150,000
TOTAL AMOUNT ►					\$150,000

Strategic Connections

This item supports the *Press Play Fort Lauderdale 2024 Strategic Plan*, specifically advancing:

- The Public Places Focus Area
- Goal 3: Build a healthy and engaging community
- Objective: Enhance the City's identity through public art, well-maintained green spaces and streetscapes
- The Neighborhood Enhancement Focus Area
- Goal 4: Build a thriving and inclusive community of neighborhoods

- Objective: Work with partners to reduce homelessness by promoting independence and self-worth through advocacy, housing and comprehensive services
- Objective: Ensure a range of affordable housing options
- Objective: Create a continuum of education services and support

This item advances the *Fast Forward Fort Lauderdale 2035 Vision Plan: We Are Community and We Are Prosperous*.

Attachments

Exhibit 1 - May 4, 2022 and June 1, 2022 Approved Minutes

Exhibit 2 - July 6, 2022 Approved Minutes

Exhibit 3 - CRA Residential Façade and Landscaping Program

Exhibit 4 - Location Map

Exhibit 5 - Application and Agreement – Homestead Property Owner

Exhibit 6 - Application and Agreement – Investment Property Owner

Exhibit 7 - Resolution

Prepared by: Clarence Woods, CRA Manager

CRA Executive Director: Greg Chavarria

City of Fort Lauderdale

<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



Action Summary

Tuesday, November 1, 2022

2:30 PM

City Hall - City Commission Chambers

OR AS SOON THEREAFTER AS POSSIBLE

100 North Andrews Avenue, Fort Lauderdale, FL 33301

COMMUNITY REDEVELOPMENT AGENCY BOARD

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

DEAN J. TRANTALIS - Chair

BEN SORENSEN - Vice Chair

HEATHER MORAITIS - Commissioner - District I

STEVEN GLASSMAN - Commissioner - District II

ROBERT L. McKENZIE - Commissioner - District III

GREG CHAVARRIA, Executive Director

DAVID R. SOLOMAN, Secretary

ALAIN E. BOILEAU, General Counsel

PATRICK REILLY, City Auditor

ROLL CALL

Present 4 - Vice Chair Ben Sorensen, Commissioner Steven Glassman,
Commissioner Robert L. McKinzie, and Chair Dean J. Trantalis

Not Present 1 - Commissioner Heather Moraitis

MOTIONS

M-1 22-0958 Motion Approving Minutes for September 22, 2022, Community
Redevelopment Agency Board Meeting - (Commission Districts 2 and
3)

APPROVED

Yea: 4 - Vice Chair Sorensen, Commissioner Glassman, Commissioner
McKinzie and Chair Trantalis

Not Present: 1 - Commissioner Moraitis

RESOLUTIONS

R-1 22-0707 Resolution Adopting a Modified Version of the
Northwest-Progresso-Flagler Heights Community Redevelopment
Agency Residential Façade & Landscaping Program for the Central
City Area and Approving a Budget of \$150,000 - (Commission
Districts 2 and 3)

ADOPTED

Yea: 3 - Vice Chair Sorensen, Commissioner Glassman and Commissioner
McKinzie

Nay: 1 - Chair Trantalis

Not Present: 1 - Commissioner Moraitis

R-2 22-0898 Resolution Approving a Development Incentive Program Loan in the
Amount of \$1,500,000 to Related FATVillage, LLC for the Gallery at
FAT Village Project Located at 600 Andrews Avenue, 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)

ADOPTED

Yea: 3 - Vice Chair Sorensen, Commissioner Glassman and Commissioner
McKinzie

Nay: 1 - Chair Trantalis

Not Present: 1 - Commissioner Moraitis

R-3 **22-1037** Resolution Approving an Increase in Property and Business Improvement Program Funding to Cravemadness, LLC in the Amount of \$347,219.89 for the Jamaican Jerk Shack Restaurant at 560 NW 7 Avenue, Waiving the Maximum Funding Limits of the Program, Authorizing the Executive Director to Execute Any and All Related Instruments, and Delegating Authority to the Executive Director to Take Certain Actions - (Commission District 3)

ADOPTED

Yea: 4 - Vice Chair Sorensen, Commissioner Glassman, Commissioner McKinzie and Chair Trantalis

Not Present: 1 - Commissioner Moraitis

ADJOURNMENT

RESOLUTION NO. 22-15 (CRA)

A RESOLUTION OF THE BOARD OF COMMISSIONERS OF THE FORT LAUDERDALE COMMUNITY REDEVELOPMENT AGENCY ADOPTING A RESIDENTIAL FAÇADE AND LANDSCAPING PROGRAM FOR THE CENTRAL CITY REDEVELOPMENT AREA; APPROVING A BUDGET OF \$150,000; AND PROVIDING FOR AN EFFECTIVE DATE.

WHEREAS, on May 4, 2022, and June 1, 2022, two Home Improvement Programs were presented to the Central City Redevelopment Advisory Board ("CCRAB"); the first being a Residential Façade & Landscaping Program and the second a Home Repair and Renovation Program Administered by Rebuilding Together Broward County, Inc.; and

WHEREAS, the Central City Community Redevelopment plan estimates that 32% of housing stock within the specified Central City Redevelopment Area is owner occupied, while 68% is renter occupied; and

WHEREAS, on July 6, 2022, in a 5-1 vote the CCRAB recommended approval of \$150,000 to fund the Central City Residential Façade and Landscaping Program ("RFL"); and

WHEREAS, the level of funding is dependent upon whether the property is homestead or investment owned; and

WHEREAS, homestead properties would receive a maximum of \$5,000 in assistance; and

WHEREAS, renter occupied properties would receive 50% of the total improvement cost, not to exceed \$2,500.

NOW, THEREFORE, BE IT RESOLVED BY THE BOARD OF COMMISSIONERS OF THE FORT LAUDERDALE COMMUNITY REDEVELOPMENT AGENCY:

SECTION 1. The foregoing recitals are true and correct and incorporated herein by reference.

SECTION 2. That the Board of Commissioners of the Fort Lauderdale Community Redevelopment Agency hereby adopts and approves the Central City Redevelopment Area Residential and Façade Landscaping Program.

SECTION 3. The Board of Commissioners adopt and approve the budget of \$150,000 for the RFL Program.

SECTION 4. That this Resolution shall be in full force and effect immediately upon and after its passage.

ADOPTED this 1st day of November, 2022.


Chair
DEAN J. TRANTALIS

ATTEST:


CRA Secretary
DAVID R. SOLOMAN

APPROVED AS TO FORM:


General Counsel
ALAIN E. BOILEAU

Dean J. Trantalis	<u>Nay</u>
Heather Moraitis	<u>Not Present</u>
Steven Glassman	<u>Yea</u>
Robert L. McKinzie	<u>Yea</u>
Ben Sorensen	<u>Yea</u>



DOCUMENT ROUTING FORM

Rev: 3 | Revision Date: 9/1/2022

TODAY'S DATE: 12/20/23DOCUMENT TITLE: CFTL CRA CENTRAL CITY RES. FACADE AND LANDSCAPE PROGRAM - HOMESTEAD - PATRICIA JOSEPH - 1217 NW 4TH AVECOMM. MTG. DATE: 5/2/23 CAM #: 23-0362 ITEM #: R-2 CAM attached: ☒ YES ☐ NORouting Origin: CRA Router Name/Ext: LITA 4776 Action Summary attached: ☒ YES ☐ NOCIP FUNDED: ☐ YES ☒ NO

Capital Investment / Community Improvement Projects defined as having a life of at least 10 years and a cost of at least \$50,000 and shall mean improvements to real property (land, buildings, or fixtures) that add value and/or extend useful life, including major repairs such as roof replacement, etc. Term "Real Property" include land, real estate, realty, or real.

2) City Attorney's Office: Documents to be signed/routed? ☒ YES ☐ NO # of originals attached: 1Is attached Granicus document Final? ☐ YES ☐ NO Approved as to Form: ☐ YES ☐ NODate to CCO: 12-26-23 Attorney's Name: LYNN SOLOMON Initials: [Signature]3) City Clerk's Office: # of originals: 1 Routed to: CMO Ext: _____ Date: 12/27/234) City Manager's Office: CMO LOG #: DEC 48 Document received from: CCO 12/27/23Assigned to: GREG CHAVARRIA ☐ ANTHONY FAJARDO ☐ SUSAN GRANT ☐
GREG CHAVARRIA as CRA Executive Director ☐☐ APPROVED FOR G. CHAVARRIA'S SIGNATURE ☐ N/A G. CHAVARRIA TO SIGN

PER ACM: A. FAJARDO _____ (Initial) S. GRANT _____ (Initial)

☐ PENDING APPROVAL (See comments below)

Comments/Questions: _____

Forward _____ originals to ☐ Mayor ☐ CCO Date: _____

5) Mayor/CRA Chairman: Please sign as indicated.

Forward _____ originals to CCO for attestation/City seal (as applicable) Date: _____

INSTRUCTIONS TO CITY CLERK'S OFFICE

City Clerk: Retains _____ original and forwards _____ originals to: CJA/4776 (Name/Dept/Ext)Attach _____ certified Reso # _____ ☐ YES ☐ NOOriginal Route form to CAO
email scan to Erica Keiper