

**From:** [Nate Parsons](#)  
**To:** [Jennifer Gomez](#); [Brian Donovan](#); [FW Rex Hardin](#)  
**Cc:** [David Recor](#); [Mario Sotolongo](#); [Greg Harrison](#); [Matthew Leger](#); [Adam Sanders](#); "[genessac@floridarealtors.org](mailto:genessac@floridarealtors.org)"; [laurieanneminoff@gmail.com](mailto:laurieanneminoff@gmail.com); [Chris Krzemien](#)  
**Subject:** RE: Proposed Changes to Rental Housing Ordinance, Agenda Item #11  
**Date:** Monday, March 14, 2022 3:31:07 PM  
**Attachments:** [image001.jpg](#)  
[image002.png](#)  
[image003.png](#)  
[image004.jpg](#)  
[image005.jpg](#)  
**Importance:** High

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Ms. Gomez & City Staff Team,

I just wanted to once again reiterate our organization's appreciation for meeting with us today and allowing us to continue fulfilling our role as a community partner! Our members felt the meeting was very successful, and that you and the other members of City Staff were polite, welcoming, and overall very amenable to our perspectives & questions.

We were thankful to be provided significant clarifying information and we look forward to the consideration of the remaining areas of focus we mentioned (Voluntary Noise-Device, posted map/signs placed in rental booklet instead, some small language/definition additions, etc.). With these adjustments made, we believe the ordinance would be a good piece of policy that we could sign off on (and potentially point to as an example to other municipalities in the area)!

Our Association looks forward to our continued relationship with the City of Pompano Beach, and we appreciate your common-sense attitude towards policy along with your willingness to hear our perspective on the areas of our expertise. Please do not hesitate to reach out with questions, comments, or ways we could assist the City moving forward. We look forward to seeing and supporting the ordinance with our noted adjustments made. Thank you again!

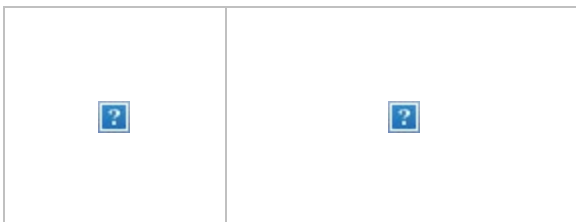
Regards,

**Nate Parsons, MAAPP |** Government Affairs Director

**Broward, Palm Beaches & St. Lucie REALTORS®**

(c) 239-848-2677

[nparsons@rapb.com](mailto:nparsons@rapb.com)



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**From:** Nate Parsons

**Sent:** Monday, March 14, 2022 9:51 AM

**To:** Jennifer Gomez <Jennifer.Gomez@copbfl.com>; Brian Donovan <Brian.Donovan@copbfl.com>; FW\_Rex Hardin <rex@cypressprintingcenter.com>

**Cc:** David Recor <David.Recor@copbfl.com>; Mario Sotolongo <Mario.Sotolongo@copbfl.com>; Greg Harrison <Greg.Harrison@copbfl.com>; Matthew Leger <mleger@rapb.com>; Adam Sanders <asanders@rworld.com>; 'genessac@floridarealtors.org' <genessac@floridarealtors.org>; laurieanneminoff@gmail.com; Chris Krzemien <ckrzemien@gmail.com>

**Subject:** RE: Proposed Changes to Rental Housing Ordinance, Agenda Item #11

Good Morning Ms. Gomez,

I hope your Monday is off to a good start! Ahead of our meeting with you this afternoon, I have included our written statements below (we can certainly elaborate or go into more detail once during the meeting). Thank you to the City Staff as well as the Mayor & Commission of Pompano Beach for allowing us this opportunity to partner with you all on this issue and talk through some perspectives in order to arrive at the best piece of policy for all!

§ 153.08 (C) "Annual Renewal of Permit Required" (pg. 3) – “The owner must pay the requisite renewal fee”: While the fee structure itself is not undergoing significant changes, we would recommend consideration of lowering the fees associated with registration and renewal. As an example, Collier County (Naples) requires only a one-time vacation rental registration fee of \$50 – Pompano’s fee is almost \$700 then almost \$400 for renewals (which could be prohibitive to participation & compliance). We would instead recommend escalation tables in fines & penalties to target the bad actors while lowering the application & renewal fees to encourage registration.

§ 153.08 (C) "Annual Renewal of Permit Required" (pg. 3) – “Renewal may be subject to inspection where there is a history of code noncompliance”: Clarification desired regarding what are the specific metrics of code noncompliance, how does the city define non-compliance (does it apply to all code infractions or just chronic nonconformers, i.e. 3 or more code violations, etc.)?

§ 153.08 (C) "Annual Renewal of Permit Required" (pg. 3) – “Those Permits not renewed when due and payable are delinquent and subject to a delinquency penalty equal to 25 percent of the permit fee for the unit”: Would this be the original application fee or the renewal fee for an existing rental? How long is the delinquency period? 25 percent of the application/permit charge could be seen as a steep delinquency fee (i.e. \$170 for a single-family). Are extensions or waivers allowed?

§ 153.08 (D-10) "Short Term Rental Application Requirements" (pg. 4) – “Name, address and 24-hour telephone number(s) of the owner, the operator, and the Local Designated Representative, who is required to be responsive and responsible in the management of the property for compliance with this section”: (1) In the modern age of cell phones and most people having access to their own device, this could be seen as an added unnecessary cost and could potentially call for an opt-out clause if the owner confirms that the renter has their own means of communication/access to a

phone. (2) Designated Local Representatives available 24/7 could lead to owners just selecting the cheapest management option rather than handling it themselves or a professional company due to the immense burden of having to be on call constantly. (3) How is “local” defined, how is “responsive” defined, what are the exact expectations of these individuals in specific situations (i.e. if an unsafe issue exists, it should be the role of trained professionals such as PD to handle). (153.26 (A) on pg. 10 does not reference “local” only 24hr contact).

§ 153.08 (D-11) “Short Term Rental Application Requirements” (pg. 4) – “Proof that the short term rental is equipped with a noise level detection device (“Device”) alerting the property owner, operator, the Local Designated Representative and the tenants to noise emanating from the short term rental and acknowledgment that all data produced by the Device will be retained for a period of 180 days and made available to the city upon its request”: (1) What constitutes “proof”? When will this proof be required? What are the guidelines surrounding the model & capabilities of the device? (2) This provision has been noted to violate the 4<sup>th</sup> amendment and potentially be in violation of state law (Bert Harris act) due to the undue financial burden and invasion of privacy it produces. (3) Data retained for 180 days – where is the precedent for this length of time? Public businesses such as gas stations and banks often do not retain security camera footage longer than 30-60 days (could be another unnecessary cost factor impacting the owner – data storage costs). (4) It may be more cost-effective and efficient means of enforcing the municipal noise ordinance to outfit Police with decibel meters or noise-gauge equipment.

§ 153.08 (E-2) “Short Term Rental Application Requirements” (pg. 4) – “The applicant may correct the deficiencies and resubmit the application for completeness determination within 15 calendar days”: This could produce a tight timeline for compliance (inspections, repairs, document requests, etc. can sometimes take over two weeks), would extensions be available on a case-by-case basis? Could the provision be modified to 30 days to be in line with other aspects of the ordinance? Does the timeline apply to full resolution or would having tangible steps taken be sufficient?

§ 153.08 (F-1) “Compliance Inspection Required” (pg. 5) – “Inspections shall be scheduled upon completion of the application process. Inspectors from the city's Landscape Division, Code Compliance Division, Building Inspections Division and Fire Department are hereby authorized to inspect all short term rental housings units and structures to insure ensure compliance with the City of Pompano Beach Code of Ordinances, the Florida Building Code and the Florida Fire Prevention Code”: (1) What would the inspection/s consist of? Would inspections be required of renewals too or just initial applicants (if renewals too, a huge backlog would be created which could through off deadlines/submission timelines & inundate staff)? Will an inspection guidelines sheet or checklist be provided before the inspections? What is the timeline for the reinspection process? (2) Are 3-4 city departments really necessary for inspections? Is it possible to consolidate all inspections into one, or at least have all inspectors come at the same time? Could just a Code Division or Fire Department inspection be considered for qualification as a sufficient inspection? (3) If registration & compliance are the goals, the process should be concise, organized, and not laborious – multiple separate appointments for inspections and reinspections make the process extremely cumbersome.

§ 153.08 (G-2) “Permit Application Approval or Denial; Appeal” (pg. 6) – “the owner, the operator and the Local Designated Representative, who are required to be responsive and responsible in the

management of the property, are required to comply with the standards and requirements set forth in this chapter and all other applicable regulations including the Florida Building Code, and the Florida Fire Prevention Code and the land development code”: (1) All three individuals are required... “and”? (2) How is “responsive” defined? How is “Local” defined? (153.26 (A) on pg. 10 does not reference “local” only 24hr contact).

§ 153.26 (F) “Minimum Standards for Short Term Rental” (pg. 11) – “A copy of the building evacuation map, with a minimum size of 8½" by 11", shall be provided to the renter upon the start of each short term rental”: How would this be enforced? Is a physical map really necessary – could a posted map or printed map included in the rental booklet be sufficient?

§ 153.26 (G) “Minimum Standards for Short Term Rental” (pg. 11) – “In each short term rental, located in the backyard and/or pool area, there shall be posted notice that (i) unreasonably loud noise is prohibited, (ii) the city’s noise ordinance must be fully complied with, and (iii) the property is monitored by a noise level detection device”: (1) The notice about noise should be included in the rental booklet already provided by owners, made to guests. (2) Requiring posting of signage is an unnecessary cost and erodes the integrity of the property as a single-family domicile. (3) Will these signs be sought out during inspection, how will this be enforced. If noise is the issue, fair written notice of the city noise ordinance should be sufficient. These signs could make it clear that the property is a vacation rental and makes the home a potential target for break-ins. As a rental, there may not be someone in the home every day and criminals know that.

§ 153.26 (H) “Minimum Standards for Short Term Rental” (pg. 11) – “Short term rental housings units shall be limited to one special event per fiscal year (October 1 through September 30) and are required to obtain a permit in accordance with §132.27(D). Special events include, but are not limited to, party rentals and other property usage that would substantially inhibit the usual flow of vehicular or pedestrian traffic. Short term rentals are prohibited from giving or hosting outdoor musical performances”: (1) requesting clarification that so long as the occupancy is not exceeded and the event is not a cash-generating or disruptive event, certain “events” would be allowed (example – a birthday party on a family trip, a bridal trip ahead of a wedding, a graduation celebration, etc.)? (2) Are owner-occupied properties limited on the number of events they are allowed to have throughout the year? How would the 1 event limit be enforced? Are permits required for all private events? (2) If parking, noise, and trash ordinances are enforced – there should not be a need to limit special events for rentals (the guidelines should be the same as non-rental residential properties given that they are in the same zoning area and would pose the same impact on emergency services regardless of being a rental or not).

§ 153.26 (I) “Minimum Standards for Short Term Rental” (pg. 11) – “The short term rental shall not be advertised for any commercial or non-residential use. Any advertising of the short term rental unit by the owner, representative or any service shall conform to information included in the short term rental application and shall include at a minimum, identification of the maximum occupancy permitted on the property. The owner or representative shall ensure that the name and contact information for any listing services on or through which the short term rental is to be offered for rent, which was provided in the application, is updated with the city to reflect any changes to ensure that the city has a current list of all sites on which the short term rental is listed for rent. Advertisements

*for the short term rental must display the Florida Department of Business and Professional Regulation Transient Lodging license number and the city's short term rental permit number. Any advertising of a property for purposes of a short term rental shall be deemed sufficient evidence of the use of that property as a short term rental for purposes of enforcing all sections of this chapter. It shall be the property owner's responsibility to cancel any advertisements if the property is no longer being used as a rental": (1) How will this be monitored or enforced? What are the penalties of violation? (2) If permits are properly obtained, the event takes place during reasonable hours, and parking, noise, trash, and occupancy ordinances are all enforced – there should not be a need to prohibit commercial events (determined on a case-by-case basis). (3) This prohibition infringes on the ability of a property to be used for its highest and best use.*

In essence, we recognize the city is trying to implement a more fair and efficient program, and we agree that compliance should be a focus - we would just like to advocate that the new regulations are in line with the current residential code and do not infringe on private property rights rather than potentially having stricter and more cumbersome code enacted.

The meeting today at 1 pm will consist of our President-Elect, Chris Krzemien; our Government Affairs Committee Chair, Laurieanne Minoff; our North Broward Regional Vice-President, Steve McAleer; our Corporate Director, Monica Hands; our Trustee, Laura Balistreri; and myself. We look forward to seeing you in person!

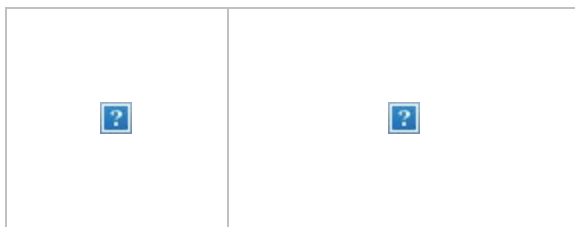
Regards,

**Nate Parsons, MAAPP |** Government Affairs Director

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**From:** Jennifer Gomez <[Jennifer.Gomez@copbfl.com](mailto:Jennifer.Gomez@copbfl.com)>

**Sent:** Tuesday, March 8, 2022 8:04 AM

**To:** Brian Donovan <[Brian.Donovan@copbfl.com](mailto:Brian.Donovan@copbfl.com)>; Nate Parsons <[nparsons@rapb.com](mailto:nparsons@rapb.com)>; FW\_Rex Hardin <[rex@cyppressprintingcenter.com](mailto:rex@cyppressprintingcenter.com)>

**Cc:** David Recor <[David.Recor@copbfl.com](mailto:David.Recor@copbfl.com)>; Mario Sotolongo <[Mario.Sotolongo@copbfl.com](mailto:Mario.Sotolongo@copbfl.com)>; Greg Harrison <[Greg.Harrison@copbfl.com](mailto:Greg.Harrison@copbfl.com)>; Matthew Leger <[mleger@rapb.com](mailto:mleger@rapb.com)>; Adam Sanders <[asanders@r-world.com](mailto:asanders@r-world.com)>; 'genessac@floridarealtors.org' <[genessac@floridarealtors.org](mailto:genessac@floridarealtors.org)>; [laurieanneminoff@gmail.com](mailto:laurieanneminoff@gmail.com); Chris Krzemien <[ckrzemien@gmail.com](mailto:ckrzemien@gmail.com)>

**Subject:** RE: Proposed Changes to Rental Housing Ordinance, Agenda Item #11

Mr. Parsons: I have sent you an Outlook invite to join us in our conference room on March 14<sup>th</sup> at 1 p.m. on the 3<sup>rd</sup> floor of the Pompano Beach City Hall, located at 100 West Atlantic Boulevard. Please feel free to invite anyone from your group to join.

We understand there is a general objection towards new regulations for short term rentals. If you have specific comments on the ordinance, it would help us to understand and address your specific concerns.

We look forward to meeting with you.

Thank you,

Jennifer



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**From:** Brian Donovan

**Sent:** Monday, March 7, 2022 2:02 PM

**To:** Nate Parsons <[nparsons@rapb.com](mailto:nparsons@rapb.com)>; FW\_Rex Hardin <[rex@cypressprintingcenter.com](mailto:rex@cypressprintingcenter.com)>; Jennifer Gomez <[Jennifer.Gomez@copbfl.com](mailto:Jennifer.Gomez@copbfl.com)>

**Cc:** David Recor <[David.Recor@copbfl.com](mailto:David.Recor@copbfl.com)>; Mario Sotolongo <[Mario.Sotolongo@copbfl.com](mailto:Mario.Sotolongo@copbfl.com)>; Greg Harrison <[Greg.Harrison@copbfl.com](mailto:Greg.Harrison@copbfl.com)>; Matthew Leger <[mleger@rapb.com](mailto:mleger@rapb.com)>; Adam Sanders <[asanders@r-world.com](mailto:asanders@r-world.com)>; 'genessac@floridarealtors.org' <[genessac@floridarealtors.org](mailto:genessac@floridarealtors.org)>; [laurieanneminoff@gmail.com](mailto:laurieanneminoff@gmail.com); Chris Krzemien <[ckrzemien@gmail.com](mailto:ckrzemien@gmail.com)>

**Subject:** RE: Proposed Changes to Rental Housing Ordinance, Agenda Item #11

Thanks Nate. Mrs. Gomez will reach out to you to confirm the time and location.

---

**From:** Nate Parsons <[nparsons@rapb.com](mailto:nparsons@rapb.com)>

**Sent:** Monday, March 7, 2022 9:58 AM

**To:** Brian Donovan <[Brian.Donovan@copbfl.com](mailto:Brian.Donovan@copbfl.com)>; FW\_Rex Hardin

<[rex@cypressprintingcenter.com](mailto:rex@cypressprintingcenter.com)>; Jennifer Gomez <[Jennifer.Gomez@copbfl.com](mailto:Jennifer.Gomez@copbfl.com)>

**Cc:** David Recor <[David.Recor@copbfl.com](mailto:David.Recor@copbfl.com)>; Mario Sotolongo <[Mario.Sotolongo@copbfl.com](mailto:Mario.Sotolongo@copbfl.com)>; Greg Harrison <[Greg.Harrison@copbfl.com](mailto:Greg.Harrison@copbfl.com)>; Matthew Leger <[mleger@rapb.com](mailto:mleger@rapb.com)>; Adam Sanders <[asanders@r-world.com](mailto:asanders@r-world.com)>; 'genessac@floridarealtors.org' <[genessac@floridarealtors.org](mailto:genessac@floridarealtors.org)>; [laurieanneminoff@gmail.com](mailto:laurieanneminoff@gmail.com); Chris Krzemien <[ckrzemien@gmail.com](mailto:ckrzemien@gmail.com)>

**Subject:** RE: Proposed Changes to Rental Housing Ordinance, Agenda Item #11

Good Morning Brian,

It looks like the 14<sup>th</sup> will work for us! Would you and your staff be able to meet in person on the afternoon of Monday, March 14<sup>th</sup> – perhaps around 1 or 2 pm?

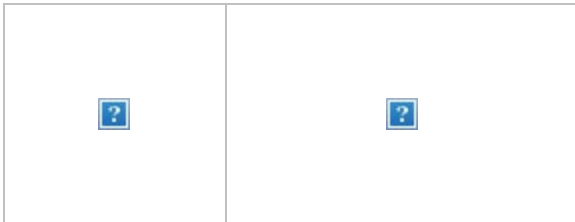
Regards,

**Nate Parsons, MAAPP |** Government Affairs Director

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**From:** Brian Donovan <[Brian.Donovan@copbfl.com](mailto:Brian.Donovan@copbfl.com)>

**Sent:** Wednesday, March 2, 2022 5:37 PM

**To:** Nate Parsons <[nparsons@rapb.com](mailto:nparsons@rapb.com)>; FW\_Rex Hardin <[rex@cypressprintingcenter.com](mailto:rex@cypressprintingcenter.com)>; Jennifer Gomez <[Jennifer.Gomez@copbfl.com](mailto:Jennifer.Gomez@copbfl.com)>

**Cc:** David Recor <[David.Recor@copbfl.com](mailto:David.Recor@copbfl.com)>; Mario Sotolongo <[Mario.Sotolongo@copbfl.com](mailto:Mario.Sotolongo@copbfl.com)>; Greg Harrison <[Greg.Harrison@copbfl.com](mailto:Greg.Harrison@copbfl.com)>; Matthew Leger <[mleger@rapb.com](mailto:mleger@rapb.com)>; Adam Sanders <[asanders@r-world.com](mailto:asanders@r-world.com)>; 'genessac@floridarealtors.org' <[genessac@floridarealtors.org](mailto:genessac@floridarealtors.org)>; [laurieanneminoff@gmail.com](mailto:laurieanneminoff@gmail.com); Chris Krzemien <[ckrzemien@gmail.com](mailto:ckrzemien@gmail.com)>

**Subject:** RE: Proposed Changes to Rental Housing Ordinance, Agenda Item #11

Nate – can you all do the 14<sup>th</sup> in person?

---

**From:** Nate Parsons <[nparsons@rapb.com](mailto:nparsons@rapb.com)>

**Sent:** Wednesday, March 2, 2022 4:49 PM

**To:** Brian Donovan <[Brian.Donovan@copbfl.com](mailto:Brian.Donovan@copbfl.com)>; FW\_Rex Hardin <[rex@cypressprintingcenter.com](mailto:rex@cypressprintingcenter.com)>; Jennifer Gomez <[Jennifer.Gomez@copbfl.com](mailto:Jennifer.Gomez@copbfl.com)>  
**Cc:** David Recor <[David.Recor@copbfl.com](mailto:David.Recor@copbfl.com)>; Mario Sotolongo <[Mario.Sotolongo@copbfl.com](mailto:Mario.Sotolongo@copbfl.com)>; Greg Harrison <[Greg.Harrison@copbfl.com](mailto:Greg.Harrison@copbfl.com)>; Matthew Leger <[mleger@rapb.com](mailto:mleger@rapb.com)>; Adam Sanders <[asanders@r-world.com](mailto:asanders@r-world.com)>; 'genessac@floridarealtors.org' <[genessac@floridarealtors.org](mailto:genessac@floridarealtors.org)>; [laurieanneminoff@gmail.com](mailto:laurieanneminoff@gmail.com); Chris Krzemien <[ckrzemien@gmail.com](mailto:ckrzemien@gmail.com)>  
**Subject:** RE: Proposed Changes to Rental Housing Ordinance, Agenda Item #11  
**Importance:** High

Good Afternoon Brian,

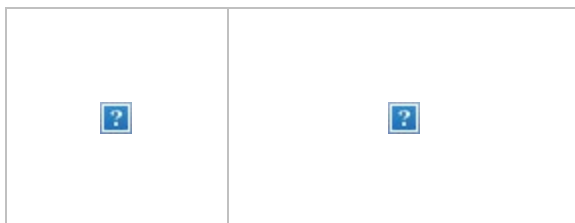
I hope you are doing well and having a good Wednesday! I just wanted to follow up regarding our proposed meeting date, as it looks like one of our integral members has a commitment that cannot be moved on Wednesday the 9<sup>th</sup>.

We were hoping instead that you and your staff would be able to meet on Friday, March 11<sup>th</sup> instead? If meeting over zoom, we could meet sometime in the morning (perhaps 10:30 am) or if you believe the conversation would be more productive in person, then we should be able to meet in the early afternoon (maybe around 1 pm).

Please let me know if this change in date would work for you and your staff. Thank you again for including us in the process, and for continued understanding in the planning!

Regards,

**Nate Parsons, MAAPP | Government Affairs Director**  
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**From:** Brian Donovan <[Brian.Donovan@copbfl.com](mailto:Brian.Donovan@copbfl.com)>  
**Sent:** Wednesday, February 23, 2022 10:55 AM  
**To:** Nate Parsons <[nparsons@rapb.com](mailto:nparsons@rapb.com)>; FW\_Rex Hardin <[rex@cypressprintingcenter.com](mailto:rex@cypressprintingcenter.com)>;



Jennifer Gomez <[Jennifer.Gomez@copbfl.com](mailto:Jennifer.Gomez@copbfl.com)>

**Cc:** David Recor <[David.Recor@copbfl.com](mailto:David.Recor@copbfl.com)>; Mario Sotolongo <[Mario.Sotolongo@copbfl.com](mailto:Mario.Sotolongo@copbfl.com)>; Greg Harrison <[Greg.Harrison@copbfl.com](mailto:Greg.Harrison@copbfl.com)>; Matthew Leger <[mleger@rapb.com](mailto:mleger@rapb.com)>; Adam Sanders <[asanders@r-world.com](mailto:asanders@r-world.com)>; 'genessac@floridarealtors.org' <[genessac@floridarealtors.org](mailto:genessac@floridarealtors.org)>

**Subject:** RE: Proposed Changes to Rental Housing Ordinance, Agenda Item #11

Thanks Nate. We currently have availability for that day at 10am, 1pm and 4pm. Let me know if any of those times work for you all.

---

**From:** Nate Parsons <[nparsons@rapb.com](mailto:nparsons@rapb.com)>

**Sent:** Wednesday, February 23, 2022 10:19 AM

**To:** Brian Donovan <[Brian.Donovan@copbfl.com](mailto:Brian.Donovan@copbfl.com)>; FW\_Rex Hardin <[rex@cypressprintingcenter.com](mailto:rex@cypressprintingcenter.com)>; Jennifer Gomez <[Jennifer.Gomez@copbfl.com](mailto:Jennifer.Gomez@copbfl.com)>

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**Subject:** RE: Proposed Changes to Rental Housing Ordinance, Agenda Item #11

Good Morning Mr. Donovan,

We completely understand the scheduling conflict and have no issue with moving the meeting date so long as the postponement is extended to March 22<sup>nd</sup> as you noted in your email.

I believe we have availability during both weeks – however, I would need to check with my leadership and confirm their availability before officially committing to a date.

Could we tentatively set our meeting for Wednesday, March 9<sup>th</sup>? If a conflict happens to exist I would inform you immediately and propose a new date.

Regards,

**Nate Parsons, MAAPP |** Government Affairs Director

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---

**From:** Brian Donovan <[Brian.Donovan@copbfl.com](mailto:Brian.Donovan@copbfl.com)>  
**Sent:** Tuesday, February 22, 2022 5:14 PM  
**To:** Nate Parsons <[nparsons@rapb.com](mailto:nparsons@rapb.com)>; FW\_Rex Hardin <[rex@cypressprintingcenter.com](mailto:rex@cypressprintingcenter.com)>; Jennifer Gomez <[Jennifer.Gomez@copbfl.com](mailto:Jennifer.Gomez@copbfl.com)>  
**Cc:** David Recor <[David.Recor@copbfl.com](mailto:David.Recor@copbfl.com)>; Mario Sotolongo <[Mario.Sotolongo@copbfl.com](mailto:Mario.Sotolongo@copbfl.com)>; Greg Harrison <[Greg.Harrison@copbfl.com](mailto:Greg.Harrison@copbfl.com)>; Matthew Leger <[mleger@rapb.com](mailto:mleger@rapb.com)>; Adam Sanders <[asanders@r-world.com](mailto:asanders@r-world.com)>; 'genessac@floridarealtors.org' <[genessac@floridarealtors.org](mailto:genessac@floridarealtors.org)>  
**Subject:** RE: Proposed Changes to Rental Housing Ordinance, Agenda Item #11

Nate

One of the key staff people I need in this meeting will be out next week. Therefore, I will request that the item be postponed to the 22<sup>nd</sup>. Are you all available to meet the week of March 7<sup>th</sup> or the 14<sup>th</sup>?

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**From:** Nate Parsons <[nparsons@rapb.com](mailto:nparsons@rapb.com)>  
**Sent:** Tuesday, February 22, 2022 3:10 PM  
**To:** Brian Donovan <[Brian.Donovan@copbfl.com](mailto:Brian.Donovan@copbfl.com)>; FW\_Rex Hardin <[rex@cypressprintingcenter.com](mailto:rex@cypressprintingcenter.com)>; Jennifer Gomez <[Jennifer.Gomez@copbfl.com](mailto:Jennifer.Gomez@copbfl.com)>  
**Cc:** David Recor <[David.Recor@copbfl.com](mailto:David.Recor@copbfl.com)>; Mario Sotolongo <[Mario.Sotolongo@copbfl.com](mailto:Mario.Sotolongo@copbfl.com)>; Greg Harrison <[Greg.Harrison@copbfl.com](mailto:Greg.Harrison@copbfl.com)>; Matthew Leger <[mleger@rapb.com](mailto:mleger@rapb.com)>; Adam Sanders <[asanders@r-world.com](mailto:asanders@r-world.com)>; 'genessac@floridarealtors.org' <[genessac@floridarealtors.org](mailto:genessac@floridarealtors.org)>  
**Subject:** RE: Proposed Changes to Rental Housing Ordinance, Agenda Item #11

Good Afternoon Mr. Donovan,

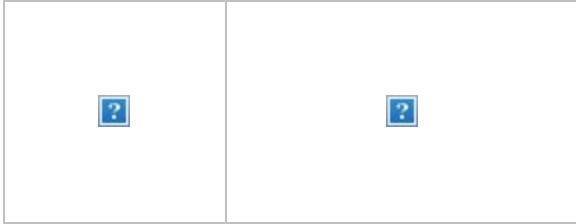
Thank you for following up with us! I am still communicating with some of our leadership to determine their availability, but barring any objection from them I believe that either Monday or Tuesday afternoon (2/28 or 3/1) would work best for us (either in person or via Zoom) – would either of those work for you?

We would be sure to have questions/concerns to you and your team before meetings. Thank you again for working with us on this issue!

Regards,

**Nate Parsons, MAAPP |** Government Affairs Director  
**Broward, Palm Beaches & St. Lucie REALTORS®**

(c) 239-848-2677  
[nparsons@rapb.com](mailto:nparsons@rapb.com)



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**From:** Brian Donovan <[Brian.Donovan@copbfl.com](mailto:Brian.Donovan@copbfl.com)>  
**Sent:** Tuesday, February 22, 2022 10:01 AM  
**To:** Nate Parsons <[nparsons@rapb.com](mailto:nparsons@rapb.com)>; FW\_Rex Hardin <[rex@cypressprintingcenter.com](mailto:rex@cypressprintingcenter.com)>; Jennifer Gomez <[Jennifer.Gomez@copbfl.com](mailto:Jennifer.Gomez@copbfl.com)>  
**Cc:** David Recor <[David.Recor@copbfl.com](mailto:David.Recor@copbfl.com)>; Mario Sotolongo <[Mario.Sotolongo@copbfl.com](mailto:Mario.Sotolongo@copbfl.com)>; Greg Harrison <[Greg.Harrison@copbfl.com](mailto:Greg.Harrison@copbfl.com)>; Matthew Leger <[mleger@rapb.com](mailto:mleger@rapb.com)>; Adam Sanders <[asanders@r-world.com](mailto:asanders@r-world.com)>; 'genessac@floridarealtors.org' <[genessac@floridarealtors.org](mailto:genessac@floridarealtors.org)>  
**Subject:** RE: Proposed Changes to Rental Housing Ordinance, Agenda Item #11

Good morning Mr. Parsons

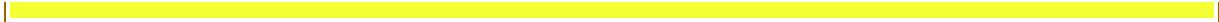
Myself and staff would be happy to meet with you and any other interested parties to discuss the proposed Ordinance. Can you let us know your availability. Also, if you could provide your questions or concerns ahead of time it would be very helpful. Thank you

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**From:** Nate Parsons <[nparsons@rapb.com](mailto:nparsons@rapb.com)>  
**Sent:** Monday, February 21, 2022 7:18 PM  
**To:** FW\_Rex Hardin <[rex@cypressprintingcenter.com](mailto:rex@cypressprintingcenter.com)>; Jennifer Gomez <[Jennifer.Gomez@copbfl.com](mailto:Jennifer.Gomez@copbfl.com)>  
**Cc:** David Recor <[David.Recor@copbfl.com](mailto:David.Recor@copbfl.com)>; Mario Sotolongo <[Mario.Sotolongo@copbfl.com](mailto:Mario.Sotolongo@copbfl.com)>; Brian Donovan <[Brian.Donovan@copbfl.com](mailto:Brian.Donovan@copbfl.com)>; Greg Harrison <[Greg.Harrison@copbfl.com](mailto:Greg.Harrison@copbfl.com)>; Matthew Leger <[mleger@rapb.com](mailto:mleger@rapb.com)>; Adam Sanders <[asanders@r-world.com](mailto:asanders@r-world.com)>; 'genessac@floridarealtors.org' <[genessac@floridarealtors.org](mailto:genessac@floridarealtors.org)>  
**Subject:** RE: Proposed Changes to Rental Housing Ordinance, Agenda Item #11

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**EMAIL ADDRESS** as legitimate and know the contents are safe.



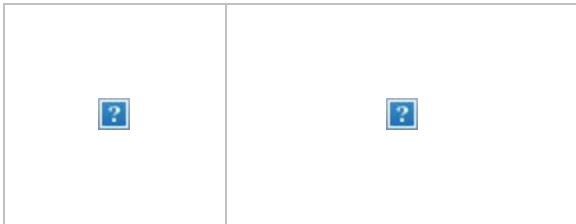
Good Evening Mayor Hardin,

On behalf of the Realtors® I wanted to say thank you for your quick response and your willingness to allow us to participate in the process to arrive at the best legislation for all. We look forward to working with Ms. Gomez and other members of your professional city staff in the near future.

Ms. Gomez, I would be happy to reach out to you during business hours tomorrow to discuss steps moving forward. Thank you in advance for your assistance and thank you to Mayor Hardin and the other Commissioners for the opportunity to continue to serve as engaged community partners - I look forward to speaking soon!

Regards,

**Nate Parsons, MAAPP |** Government Affairs Director  
**Broward, Palm Beaches & St. Lucie REALTORS®**  
(c) 239-848-2677  
[nparsons@rapb.com](mailto:nparsons@rapb.com)



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**From:** Rex Hardin <[rex@cypressprintingcenter.com](mailto:rex@cypressprintingcenter.com)>  
**Sent:** Monday, February 21, 2022 1:21 PM  
**To:** Chris Krzemien - Realtors <[ckrzemien@gmail.com](mailto:ckrzemien@gmail.com)>  
**Cc:** Adam Sanders <[asanders@r-world.com](mailto:asanders@r-world.com)>; Nate Parsons <[nparsons@rapb.com](mailto:nparsons@rapb.com)>; Beth Daly <[beth@livebythesea.com](mailto:beth@livebythesea.com)>; Monica Hands <[monica@springerharris.com](mailto:monica@springerharris.com)>; Jeremy Willard <[jwillard@gmail.com](mailto:jwillard@gmail.com)>; Mariesen Sartori <[msartori@sartorirealtyinc.com](mailto:msartori@sartorirealtyinc.com)>; Jennifer Gomez <[Jennifer.Gomez@copbfl.com](mailto:Jennifer.Gomez@copbfl.com)>; David Recor <[David.Recor@copbfl.com](mailto:David.Recor@copbfl.com)>; Mario Sotolongo <[Mario.Sotolongo@copbfl.com](mailto:Mario.Sotolongo@copbfl.com)>; Brian Donovan <[Brian.Donovan@copbfl.com](mailto:Brian.Donovan@copbfl.com)>; Greg Harrison <[Greg.Harrison@copbfl.com](mailto:Greg.Harrison@copbfl.com)>  
**Subject:** Proposed Changes to Rental Housing Ordinance, Agenda Item #11

Good afternoon,

Thank you for any and all input so far on the proposed changes to the Rental Housing Ordinance in

the City of Pompano Beach.

I understand that there are concerns with parts of the proposed changes, although I do not know what the actual issues may be at this time.

In an effort to come up with the best possible legislation to serve the interests of the residents and property owners in the City, Item #11 on our upcoming agenda will be postponed from our meeting tomorrow until the next scheduled City Commission meeting on March 8th at 1:00 P.M.

That should give everyone enough time to discuss the changes and fashion any modifications that may work better.

I have cc'd Jennifer Gomez on this email. She is the Assistant Development Services Director and would be a good contact on this matter.

Please feel free to reach out to me anytime I can help with any matters.

Sincerely,

Rex Hardin  
954-328-5967 Cell

Mayor

