



P. O. Drawer 1300
Pompano Beach, FL 33061

Phone: (954) 786-5535
Fax: (954) 786-7836

MEMORANDUM

Date: March 22, 2017

To: Pompano Beach City Commission

From: Kim Briesemeister, CRA Co-Executive Director

Through: Greg Harrison, City Manager
Brian Donovan, Assistant City Manager

Subject: HB 13 and SB 1770

Part III of Chapter 163, Florida Statutes, currently allows a county or municipality to create a Community Redevelopment Agency (CRA) to carry out redevelopment of slum or blighted areas when certain conditions exist. The Florida Legislature is considering House Bill (HB) 13, which will terminate all CRAs in the state by 2037, not allowing the creation of any new CRAs after October 1, 2017, and not allow any new CRA projects or debt after October 1, 2017. Senate Bill (SB) 1770 will terminate all CRAs in the state by 2037 and will only allow the creation of new CRAs by a super majority vote of a city or county. Please note the versions of HB 13 and SB 1770 attached to this agenda item may have additional amendments after the date of this memorandum.

There are currently 222 CRAs in Florida. Each of these CRAs have redevelopment plans made with the involvement of citizens and stakeholders in communities who want better conditions and more private investment in the places they work and live in. Like fingerprints, no two are alike. CRAs are a valuable tool a municipality has to help create an economically strong and healthy city. CRAs have demonstrated that the use of Tax Increment funding can dramatically improve the economic and social outcomes within their targeted areas. The ability for CRAs to leverage tax increment financing (TIF) is a tool for revitalization and to spur public private partnerships. This financing tool is very important because it provides cities access to capital for growth without any tax increases, and decreases the drain on public services in blighted areas.

During its tenure, the Pompano Beach Community Redevelopment Agency (CRA) has executed various programs and initiatives aimed at addressing slum and blight, reducing crime, construction of new single family and multi-family housing options, stimulating job creation, and building needed infrastructure to attract private investment. In the remaining life of the CRA, the Agency plans to pursue new projects and further the progress it has achieved in the local community, but cannot do so if either of these bills are passed.



P. O. Drawer 1300
Pompano Beach, FL 33061

Phone: (954) 786-5535
Fax: (954) 786-7836

CRAs are opposed to HB 13 and SB 1770, and many are taking a stand by approving a resolution strongly urging the Florida Legislature to oppose Senate Bill 1770 and House Bill 13 which would phase-out CRAs and prevent existing CRAs from commencing any new projects after October 1, 2017. While certain additions to the statute are warranted to improve reporting requirements, increase transparency and fix certain sections that are vague, the drastic approach to eliminate CRAs completely, will only ensure blighted areas are left with no resources at all.