
JEFF LANTZ, Parking Operations Manager

100 W. Atlantic Boulevard
Pompano Beach, FL 33060
Phone: (954) 786-5580
Jeff.Lantz@copbfl.com



MEMORANDUM

DATE: March 26, 2026

TO: City Manager – Greg Harrison
Through Suzette Sibble, Mark Berman

FROM: Jeff Lantz, Parking Manager

SUBJECT: Parking License Agreement between the City of Pompano Beach and First Baptist Church of Pompano Beach

The City of Pompano Beach (“City”) entered into a Ground Lease Agreement with the First Baptist Church of Pompano Beach (“Church”) in 2015, approved with Ordinance 2015-42, for use of 126 spaces in the Church’s parking lot located at 117 N.E. 1st Street to provide public parking for patrons of surrounding commercial establishments in Old Town. The City entered into a new agreement with the Church in 2020, approved with Ordinance 2020-54, which expired on May 31, 2025. This new agreement will replace the prior agreement. With the addition of new businesses in Old Town since 2020, including The Vault, Soulful Steep and South Bar and Kitchen, and the City’s Old Town Untapped and Concert Jam Series, the need for additional parking has increased.

The new Parking License Agreement is for a five-year term, for use of 126 spaces, and use of an additional 143 parking spaces for up to two (2) special events monthly at no additional charge. The monthly license fee will be \$5,040.00 (\$40 per parking space) for the term of the agreement, with the City paying 40% of the monthly landscaping expenses for the parking lot, not to exceed \$650 per month. The landscaping maintenance fee paid by the City under the prior agreement was \$560 per month. The Church will be responsible for maintenance and repairs to the parking lot.

To assist with negotiations the City obtained an independent appraisal from Callaway & Price, Inc. in May 2025, which valued the market rent for the parking spaces at \$45 per month, per space, based upon market conditions and parking demands specific to the area. The appraisal has been included in the backup.

Staff is requesting approval of the License Agreement to continue to use the Church’s parking lot to provide public parking.