

City of Pompano Beach
Special Joint Meeting of City & CRA
Commission Chamber

*100 West Atlantic Blvd.
Pompano Beach, FL 33060*



Agenda

Thursday, June 20, 2024

6:00 PM

City Commission

Rex Hardin, Mayor
Andrea McGee, Vice Mayor
Alison Fournier, Commissioner
Barry Moss, Commissioner
Beverly Perkins, Commissioner
Rhonda Sigerson-Eaton, Commissioner

Gregory P. Harrison, City Manager
Mark Berman, City Attorney
Kervin Alfred, City Clerk

CALL TO ORDER

*The Honorable Rex Hardin
Mayor / Chairperson, Presiding*

ROLL CALL

Kervin Alfred, City Clerk / CRA Secretary

INVOCATION

Rex Hardin, Mayor / Chairperson

PLEDGE OF ALLEGIANCE

Led by Kervin Alfred, City Clerk / CRA Secretary

APPROVAL OF AGENDA

**COMMENCE SPECIAL JOINT MEETING OF THE CITY COMMISSION OF POMPANO
BEACH AND POMPANO BEACH COMMUNITY REDEVELOPMENT AGENCY
THURSDAY, JUNE 20, 2024 at 6:00 p.m.**

A. PRESENTATION

Staff will present the Downtown Master Developer Agreement between the City, the CRA and RP Pompano, LLC (an affiliate of RocaPoint Partners, LLC) and an Interlocal Agreement between the City and the CRA relating to the Downtown Master Development Project.

B. RECESS

The Special Joint Meeting will recess and the Special CRA Meeting will convene.

**COMMENCE SPECIAL MEETING AS POMPANO BEACH COMMUNITY
REDEVELOPMENT AGENCY**

THURSDAY, JUNE 20, 2024 at 6:30

(To start immediately after the Special Joint Meeting)

A. CONSIDERATIONS

1. [24-421](#) A RESOLUTION OF THE POMPANO BEACH COMMUNITY REDEVELOPMENT AGENCY (CRA) APPROVING AND AUTHORIZING THE PROPER OFFICIALS TO EXECUTE THE POMPANO BEACH DOWNTOWN PUBLIC PRIVATE DEVELOPMENT AGREEMENT (THE MASTER DEVELOPMENT AGREEMENT) BETWEEN THE CRA, THE CITY OF POMPANO BEACH (CITY) AND RP POMPANO, LLC, AN AFFILIATE OF ROCAPOINT PARTNERS, LLC (DEVELOPER), FOR DEVELOPMENT OF THE CITY'S DOWNTOWN (THE PROJECT) TOGETHER WITH ALL DOCUMENTS NECESSARY TO EFFECTUATE THE AGREEMENT, IDENTIFYING THE PROJECT BOUNDARIES, ESTABLISHING A PROJECT BUDGET, DELEGATING AUTHORITY TO THE CRA EXECUTIVE DIRECTOR/CITY MANAGER, AUTHORIZING FUNDING FROM ALL AVAILABLE SOURCES INCLUDING INCREMENT REVENUES AND ISSUANCE OF BONDS, AUTHORIZING INTRAGOVERNMENTAL TRANSFERS OF PROPERTIES BETWEEN THE CRA AND THE CITY, AND AUTHORIZING FINALIZATION OF AN AGREEMENT WITH BROWARD COUNTY TO SWAP LAND IN THE PROJECT AREA FOR PROPERTIES OWNED BY THE CITY AND CRA AND CONSTRUCTION OF A NEW COUNTY FACILITY; PROVIDING AN EFFECTIVE DATE AND FOR OTHER PURPOSES.

(Fiscal Impact: Up to \$112,750,000)



(Staff Contact: Suzette Sibble/Nguyen Tran)

2. [24-417](#) A RESOLUTION OF THE POMPANO BEACH COMMUNITY REDEVELOPMENT AGENCY (THE CRA), APPROVING AND AUTHORIZING THE PROPER OFFICIALS TO EXECUTE AN INTERLOCAL AGREEMENT BETWEEN THE CRA AND THE CITY OF POMPANO BEACH RELATING TO MASTER DEVELOPMENT OF THE CITY’S DOWNTOWN; PROVIDING AN EFFECTIVE DATE.
(Fiscal Impact: N/A)



Strategic Plan Initiative

(Staff Contact: Suzette Sibble/Nguyen Tran)

B. ADJOURNMENT

COMMENCE SPECIAL MEETING AS CITY COMMISSION OF POMPANO BEACH**THURSDAY, JUNE 20, 2024 at 6:45 p.m.****(To start immediately after the Pompano Beach Community Redevelopment Agency Special Meeting)****A. CONSIDERATIONS**

1. [24-419](#) A RESOLUTION OF THE CITY COMMISSION OF THE CITY OF POMPANO BEACH, FLORIDA, APPROVING AND AUTHORIZING THE PROPER CITY OFFICIALS TO EXECUTE THE POMPANO BEACH DOWNTOWN PUBLIC/PRIVATE DEVELOPMENT AGREEMENT (THE MASTER DEVELOPMENT AGREEMENT) BETWEEN THE CRA, THE CITY OF POMPANO BEACH (CITY) AND RP POMPANO, LLC, AN AFFILIATE OF ROCAPOINT PARTNERS, LLC (DEVELOPER), FOR DEVELOPMENT OF THE CITY'S DOWNTOWN (THE PROJECT) TOGETHER WITH ALL DOCUMENTS NECESSARY TO EFFECTUATE THE AGREEMENT, IDENTIFYING THE PROJECT BOUNDARIES, ESTABLISHING A PROJECT BUDGET, DELEGATING AUTHORITY TO THE CITY MANAGER, AUTHORIZING FUNDING FROM ALL AVAILABLE SOURCES INCLUDING INCREMENT REVENUES, BUILDING INSPECTIONS CAPITAL IMPROVEMENT PROJECT FUNDS AND ISSUANCE OF BONDS, AUTHORIZING INTRAGOVERNMENTAL TRANSFERS OF PROPERTIES BETWEEN THE CRA AND THE CITY, AS PROVIDED BY LAW, AND AUTHORIZING FINALIZATION OF AN AGREEMENT WITH BROWARD COUNTY TO SWAP LAND IN THE PROJECT AREA FOR PROPERTIES OWNED BY THE CITY AND CRA AND CONSTRUCTION OF A NEW COUNTY FACILITY; PROVIDING AN EFFECTIVE DATE AND FOR OTHER PURPOSES.

(Fiscal Impact: Maximum Lease Affordability Cap of \$12,928,725 per year)



(Staff Contact: Suzette Sibble/Nguyen Tran)

2. [24-425](#) A RESOLUTION OF THE CITY COMMISSION OF THE CITY OF POMPANO BEACH, FLORIDA, APPROVING AND AUTHORIZING THE PROPER CITY OFFICIALS TO EXECUTE AN INTERLOCAL AGREEMENT BETWEEN THE CRA AND THE CITY OF POMPANO BEACH RELATING TO MASTER DEVELOPMENT OF THE CITY'S DOWNTOWN; PROVIDING AN EFFECTIVE DATE.
(Fiscal Impact: N/A)



Strategic Plan Initiative

(Staff Contact: Suzette Sibble/Nguyen Tran)

B. ADJOURNMENT

RECONVENE SPECIAL JOINT MEETING

(To start immediately after the City Commission of Pompano Beach Special Meeting)

A. CLOSING REMARKS BY CITY COMMISSION / POMPANO BEACH CRA

B. ADJOURNMENT

NOTICE:

Any person requiring auxiliary aids and services at these special meetings may call the City Clerk's Office at (954) 786-4611 at least two calendar days prior to the meetings. If you are hearing or speech impaired, please contact the Florida Relay Service at 1-800-955-8770 or 1-800-955-8771.

**CITY OF POMPANO BEACH, FLORIDA
AUDIENCE TO BE HEARD
REQUEST FORM**

NAME: _____

TITLE: _____

COMPANY: _____

ADDRESS: _____ CITY: _____

STATE: _____ ZIP: _____ EMAIL: _____

PHONE: _____ FAX: _____

EACH SPEAKER IS LIMITED TO THREE (3) MINUTES

Pursuant to Section 30.07(C)(2)(c) of the City's Code of Ordinances, "Thirty minutes or such time needed to permit ten members of the public to speak, whichever is less, shall be set aside at the beginning of each City Commission meeting for the "audience to be heard" session. The "audience to be heard" session shall be continued at the end of the Commission (Regular Agenda) meeting in the event that individuals wishing to speak are not reached during the first session."

SUBJECT YOU DESIRE TO SPEAK ON:

NOTE: THIS FORM MUST BE COMPLETED AND HANDED TO THE CITY CLERK PRIOR TO THE CALL TO ORDER OF THE MEETING. THE CITY CLERK WILL CALL RESIDENTS AND/OR TAXPAYERS, TO INCLUDE AUTHORIZED REPRESENTATIVES FOR PERSONS PERMITTED TO BE HEARD, AS WELL AS EMPLOYEES OF THE CITY TO SPEAK FIRST. OTHERS DESIRING TO SPEAK WILL THEREAFTER BE CALLED TO SPEAK, EXCEPT WHEN THE PERSON IS A USER OF THE CITY'S WATER OR SEWER SYSTEM AND WISHES TO BE HEARD ON A MATTER RELATED TO THE CITY'S WATER AND/OR SEWER SYSTEM.