

**Pompano Beach City Commission  
and the  
Pompano Beach Community Redevelopment  
Agency (CRA)  
Special Joint Meeting  
and  
Special Meeting of the CRA  
and  
Special Meeting of the  
Pompano Beach City Commission**



**Commission Chamber**  
*100 W. Atlantic Blvd.  
Pompano Beach, Florida 33060*



**Agenda**

**Thursday, June 20, 2024**

**6:00 PM**

***Rex Hardin, Mayor / Chairperson  
Andrea McGee, Vice Mayor / Vice Chairperson  
Rhonda Eaton, Commissioner  
Alison Fournier, Commissioner  
Barry Moss, Commissioner  
Beverly Perkins, Commissioner***

***Gregory P. Harrison, City Manager  
Suzette Sible, Assistant City Manager  
Nguyen Tran, CRA Director  
Mark Berman, City Attorney  
Claudia McKenna, CRA Attorney  
Kervin Alfred, City Clerk / CRA Secretary***

**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.*