



**COMMUNITY REDEVELOPMENT AGENCY BOARD AGENDA
REGULAR MEETING**

**Village Hall - Council Chambers
226 Cypress Lane
Palm Springs, FL 33461
Thursday, April 8, 2021
6:00 PM**

Persons who need an accommodation in order to attend or participate in this meeting should contact the Village Clerk at (561) 965-4010 at least three (3) business days prior to the meeting in order to request such assistance.

1. CALL TO ORDER

2. ROLL CALL

Board Members:

Chairman Beverly Smith, Vice-Chair Gary Ready, Board Member Patti Waller, Board Member Douglas Gunther, Board Member Joni Brinkman, Board member Marta Padron (Lake Worth Corridor District) and Board Member Ejola Cook (Congress Avenue District)

Administration:

Executive Director Richard Reade, Legal Counsel Glen Torcivia and Board Clerk Kimberly Wynn

3. INVOCATION

4. PLEDGE OF ALLEGIANCE

5. ADDITIONS, DELETIONS, OR MODIFICATIONS, AND APPROVAL OF AGENDA

6. CONSENT AGENDA *(Public Comment on Consent Agenda Items is permissible prior to voting)*

6.1 Approval of September 10, 2020 Community Redevelopment Meeting Minutes

END OF CONSENT AGENDA

7. **PUBLIC COMMENT** *The public shall be limited to three (3) minutes to speak on agenda or non-agenda item(s)*
8. **ACTIONS AND REPORTS**
 - 8.1 Approve Community Redevelopment Agency (CRA) Annual Report - Fiscal Year 2019-2020
[1. Proposed Palm Springs CRA FY 2020 Annual Report - FY 2019-2020](#)
 - 8.2 Discussion - Palm Springs Community Redevelopment Agency (CRA) Community Redevelopment Plan Modification and Economic Development Strategic Plan
9. **EXECUTIVE DIRECTOR REPORT**
10. **BOARD MEMBER COMMENTS**
11. **ADJOURNMENT**

Next Meeting, Thursday, September 9, 2021

If a person decides to appeal any decision made by this Council with respect to any matter considered at this meeting, he will need a record of the proceeding, and that for such purpose he may need to ensure that verbatim record of the proceedings is made, which record includes the testimony and evidence upon which the appeal is to be based.



**MEETING MINUTES - COMMUNITY REDEVELOPMENT AGENCY BOARD
VILLAGE HALL - COUNCIL CHAMBERS – VIRTUAL
226 CYPRESS LANE | PALM SPRINGS, FL 33461
September 10, 2020 At 5:30 PM**

**Participants Can Use Their Telephone or Computer Mic & Speakers (VOIP)
United States: 1 (213) 929-4212 Access Code #114-931-534**

Registration URL

[HTTPS://ATTENDEE.GOTOWEBINAR.COM/REGISTER/3478475868183790605](https://attendeegotowebinar.com/register/3478475868183790605)

Webinar ID #538-912-315

BOARD MEMBERS

- Beverly Smith - Chairman
- Patti Waller - Vice-Chair
- Gary Ready - Board Member
- Douglas Gunther - Board Member
- Joni Brinkman - Board Member
- Marta Padron - Board Member Lake Worth Road District
- Ejola Cook - Board Member Congress Avenue District

ADMINISTRATION

- Village Manager Richard Reade
- Village Attorney Glen Torcivia
- Village Clerk Kimberly Wynn

1. CALL TO ORDER

Mrs. Smith called the meeting to order at 5:30 PM.

2. ROLL CALL

Board Members Present: Chairman Beverly Smith, Vice-Chair Patti Waller, Board Member Gary Ready, Board Member Douglas Gunther, Board Member Joni Brinkman, Board Member Marta Padron (Lake Worth Corridor District), and Board Member Ejola Cook (Congress Avenue District)

Absent: None

Administration/Staff Present: Executive Director Richard Reade, Legal Counsel Glen Torcivia, Board Clerk Kimberly Wynn, Sergeant-at-Arms Tom Ceccarelli, Police Chief, Assistant CRA Director, Kim Glas-Castro and CFO, Rebecca Morse.

3. **INVOCATION**

4. **PLEDGE OF ALLEGIANCE**

5. **ADDITIONS, DELETIONS, OR MODIFICATIONS, AND APPROVAL OF AGENDA**

Board Member Ready made a motion to approve the agenda as amended. Seconded by Board Member Brinkman. There was a roll call vote, and the board as follows: Vice-Chair Waller - Yes, Board Member Ready - Yes, Board Member Gunther - Yes, Board Member Brinkman - Yes, Board Member Cook - Yes, Board Member Padron and Chairman Smith. The motion carries 7-0.

Mr. Reade, the Executive Director, said there was a change to the meeting dates for the CRA meetings. The new dates were Thursday, April 8, 2021, and Thursday, September 9, 2021. He explained the dates were required; however, more meetings may be necessary, they will get notified. The two (2) committee meetings were published, per State Statutes.

6. **CONSENT AGENDA** (*Public Comment on Consent Agenda Items is permissible prior to voting*)

6.1 Approval of Community Redevelopment Agency (CRA) Meeting Minutes

- [November 21, 2019 - CRA Meeting Minutes - Session 1](#)

6.2 Approval of Palm Springs Community Redevelopment Agency (CRA)
Meeting Schedule - FY 2021

END OF CONSENT AGENDA

There was a roll call vote, and the board voted as follows: Vice-Chair Waller - Yes, Board Member Ready - Yes, Board Member Gunther - Yes, Board Member Brinkman - Yes, Board Member Cook - Yes, Board Member Padron and Chairman Smith. The motion carries 7-0.

7. PUBLIC COMMENT *The public shall be limited to three (3) minutes to speak on agenda or non-agenda item(s)*

Board Chair Mrs. Smith offered the public an opportunity to speak at this time; there were no comments.

8. PUBLIC HEARINGS

The Executive Director, Mr. Reade, read the report from staff into the record. He informed the CRA Board that this is the 1st budget term. He stated that per State Law, there is a balanced budget of \$137,162 for the fiscal year beginning October 1, 2020, ending September 30, 2021. The proposed CRA budget for the Congress Avenue Corridor is \$75,162, and Lake Worth Road has a proposed budget of \$62,000. Mr. Reade stated that the expected TIF disbursement from Palm Beach County is \$68,581.

Mr. Reade asked the Finance Director, Ms. Morse, and Assistant CRA Director, Mrs. Glas-Castro, to summarize the budget and answer questions. Ms. Morse explained that the expected revenues to collect budgeted at 95%. Mrs. Glas-Castro explained the expenditures fees. She talked about the Professional Services that include the consulting fees (which would be considered by the Village Council later in the evening. Mrs. Glas-Castro said that the budget line "Other Contractual Services" to hire an Engineer to help develop the design for the sanitary sewers on Congress Avenue and north of Forest Hill Boulevard. They identified the sewer project as a primary infrastructure for that CRA district. She explained furthermore the \$15,000 was for gateway signage to the CRA district. Mr. Reade corrected her and said that this is actually for stamped pavers as part of the Florida Department of Transportation (FDOT) Resurfacing, Restoration, and Rehabilitation (RRR) project. She informed them that the cost would come from Council's General Fund Budget.

Board Member Mr. Ready asked about grants through the CRA. Mrs. Glas-Castro answered that in most cases, we are eligible to apply for grants. Board Member Mrs. Brinkman questioned the expenditures on Congress Avenue versus Lake Worth Corridor. She asked if all of the fees were coming out of Congress for the Engineer Consultant. Mr. Reade answered that the project would occur on Congress Avenue, and the costs would come out of that fund. Mr. Reade explained after he and Mrs. Glas-Castro spoke with PBC Property Appraiser and estimated the level of growth for each district, they projected the budget. The process would be the same each year to ensure the right level of budgeting. Ms. Cook asked if the sewer project was the only infrastructure project budgeted. Mr. Reade explained that the sewer project was considered a priority for that area. Chairman Smith questioned if more money from the General Budget besides the requested \$15,000 for pavers needed. Mr. Reade could not answer; however, Mrs. Glas-Castro said they estimated the cost to be approximately \$28,000.

Chairman Smith offered the public an opportunity to speak on Item 8.1. There were no comments from the public regarding this subject.

Vice-Chair Mrs. Waller gave a motion to approve the FY 2021-2022 CRA budget, seconded by Board Member Mr. Ready. The motion carries 7-0.

8.1 Palm Springs Community Redevelopment Agency (CRA) Resolution No. 2020R-01 - FY 2021 Budget

- [Proposed Resolution No. 2020R-01 - Palm Springs CRA Recommendation to Approve FY 2021 Budget](#)
- [Proposed Palm Springs CRA FY 2021 Budget](#)

9. **ACTIONS AND REPORTS**

9.1 Approve Firm Rankings & Authorize Agreement for Professional Services - RFP No. 2020R-001 - Palm Springs CRA Community Redevelopment Plan Modification and Economic Development Strategic Plan (FY2020 Budget Funded)

- Village of Palm Springs - Proposed Agreement for Professional Services - CRA Community Redevelopment Plan Modification & Economic Development Strategic Plan
- Exhibit "A" - RFP #2020R-001 - Proposal - KCI Technologies Inc.
- Village of Palm Springs - Request for Proposals CRA Community Redevelopment Plan Modification and Economic Development Strategic Plan - RFP #2020R-001 - Evaluation Committee Scoring Recommendation Memo
- Village of Palm Springs - Request for Proposals CRA Community Redevelopment Plan Modification and Economic Development Strategic Plan - RFP #2020R-001 - Selection Committee Recommendation - Final
- Village of Palm Springs - Request for Proposals CRA Community Redevelopment Plan Modification and Economic Development Strategic Plan - RFP #2020R-001 - Selection Committee Recommendation - Shortlist
- Village of Palm Springs - Request for Proposals CRA Community Redevelopment Plan Modification and Economic Development Strategic Plan - RFP #2020R-001 - E-Bid Responses - June 5, 2020
- Village of Palm Springs - Request for Proposals CRA Community Redevelopment Plan Modification and Economic Development Strategic Plan - RFP #2020R-001
Village of Palm Springs - CRA Community Redevelopment Plan Modification & Economic Development Strategic Plan - RFP #2020R-001 - Evaluation Committee Members

Board Member Mrs. Brinkman made a motion to approve the firm rankings and authorize an agreement for professional services - RFP No. 2020R-001; seconded by Vice Chair Waller. The motion carries 7-0.

10. COMMUNITY REDEVELOPMENT AGENCY EXECUTIVE DIRECTOR COMMENTS

The Executive Director gave comments

11. COMMUNITY REDEVELOPMENT AGENCY BOARD COMMENTS

The Community Redevelopment Agency Board gave comments.

12. ADJOURNMENT

Hearing no further business, Mrs. Smith adjourned the meeting at 6:15 PM.

ATTEST:

Bev Smith, CRA Chairperson

The undersigned is the Board Clerk of Palm Springs Community Redevelopment Agency, Florida, and the information provided herein is the Minutes of the Palm Springs Community Redevelopment Agency Meeting held on **September 10, 2020**. Which minutes were formally approved and adopted by the Community Redevelopment Agency Board on **April 8, 2021**.

Kimberly M. Wynn, Village Clerk

If a person decides to appeal any decision made by this Commission with respect to any matter considered at this meeting he will need a record of the proceeding, and that for such purpose, he may need to ensure that a verbatim record of the proceedings is made, which record includes the testimony and evidence upon which the appeal is to be based.

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Village of Palm Springs

Executive Brief

AGENDA DATE: April 8, 2021

DEPARTMENT: Administration

ITEM 8.1: Approve Community Redevelopment Agency (CRA) Annual Report - Fiscal Year 2019-2020

SUMMARY:

Annually, Palm Springs Community Redevelopment Agency (CRA) Board of Directors will consider the required CRA Annual Report, which includes the CRA's prior fiscal year's activities, from the Executive Director.

The proposed Fiscal Year (FY) 2020 Annual Report provides a summary of all activities for FY 2019-2020 (the CRA's first year).

If approved by the Palm Springs CRA Board of Directors, the Executive Director will forward the Palm Springs CRA's FY 2020 Annual Report to the Village Council and to Palm Beach County as required by state law.

Note: The approved Annual Report must be submitted to Palm Beach County no later than March 31st of each year. The proposed Report has already been forwarded to the PBC County Administrator as well as the PBC Board of County Commissioners.

FISCAL IMPACT:

The CRA Annual Report is a statutory requirement, but it has no direct fiscal impact to the CRA.

ATTACHMENTS:

Proposed Palm Springs CRA FY 2020 Annual Report - FY 2019-2020



Village of Palm Springs

226 Cypress Lane • Palm Springs, Florida 33461-1699

561-965-4010 • www.vpsfl.org

PALM SPRINGS COMMUNITY REDEVELOPMENT AGENCY

Annual Report for Fiscal Year 2020

(October 1, 2019-September 30, 2020)

FY2020 Milestones

November 14, 2019	Dependent Special District created via Ordinance No. 2019-19
November 14, 2019	CRA Board Members designated via Resolutions No. 2019-43 and 2019-44
December 3, 2019	CRA Community Redevelopment Plan adopted via Resolution No. 2019-40
December 12, 2019	CRA Redevelopment Trust Fund established via Ordinance No. 2019-22

Taxable Value

Base Year Taxable Value in CRA (2019):	\$289,153,656.00
Tax Increment Value:	\$ 0
Operating Millage Levy	3.5%
Payment to Redevelopment Trust Fund:	\$ 0
No Audit for FY2020 Reporting	

Performance Data

Projects Started:	5
Projects Completed:	0
Project Expenditures from Redevelopment Trust Fund	\$0
Amount Expended for Affordable Housing	\$0

CRA Plan Activities (Projects) Undertaken in FY2020

- **Congress Avenue Sanitary Sewer Force Main:** Continued Coordination Meetings with Palm Beach County on Design of Force Main and Parameters for Village/CRA-County Partnership
- **Lake Worth Road Multimodal Corridor Improvements:** Communications with FDOT on Project Improvements, including mid-block crossings, reduced speed, enhanced sidewalks/multi-use paths, colored medians, etc.
- **Lake Worth Road Drainage Improvements:** Communications with FDOT to include drainage in RRR Project to improve properties in sub-basin
- **Complete Streets and Multi-Modal Improvements:** Retained Consultants to evaluate conditions and recommend improvements for safety and connectivity
- **CRA Plan Modification and Economic Development Strategic Plan:** Consultant and part-time staff hired to undertake effort to expand Stakeholder input and incorporate market and economic analysis into Plan strategies



Village of Palm Springs

Executive Brief

AGENDA DATE: April 8, 2021

DEPARTMENT: Planning, Zoning & Building

ITEM 8.2:

Discussion - Palm Springs Community Redevelopment Agency (CRA) Community Redevelopment Plan Modification and Economic Development Strategic Plan

SUMMARY:

Staff will provide the Palm Springs CRA Board of Directors on the progress of the proposed Palm Springs Community Redevelopment Plan Modification and Economic Development Strategic Plan.

FISCAL IMPACT:

The proposed plan modifications do not have a direct fiscal impact to the Village.

ATTACHMENTS: