



**MIAMI-DADE COUNTY
FINAL OFFICIAL MINUTES
Naranja Lakes Community Redevelopment
Agency (NLCRA)**

South Dade Government Center
Room 203
10710 S.W. 211 Street
Miami, Florida

June 22, 2009
As Advertised

Harvey Ruvin, Clerk
Board of County Commissioners

Diane Collins, Acting Division Chief
Clerk of the Board Division

Judy Marsh, Commission Reporter
(305) 375-1967



**CLERK'S SUMMARY AND OFFICIAL MINUTES
NARANJA LAKES
COMMUNITY REDEVELOPMENT AGENCY
JUNE 22, 2009**

The Naranja Lakes Community Redevelopment Agency (CRA) Board convened in the South Dade Government Center, 10710 S.W. 211 Street, Room 203, Miami, Florida at 6:00 p.m. on June 22, 2009; there being present upon roll call: Mr. Stuart Archer, Ms. Keri-Lyn Coleman, Mr. Moe Hakssa, Mr. Rene Infante, Mr. Daniel Lipe and Interim Chairperson Kenneth Forbes; (Ms. Marleen Volkert was absent); Mr. Jorge Fernandez, Office of Strategic Business Management (OSBM) Coordinator; Mr. Jason Rodriguez, Business Analyst, OSBM; Mr. Steven Zelkowitz, Legal Counsel for the CRA, and Deputy Clerk Judy Marsh.

I. Meeting Call to Order and Roll Call

Mr. Forbes called the CRA Board meeting to order at 6:00 p.m.

a. Welcome New Board Member

Ms. Keri-Lyn Coleman said she was pleased to be serving as a member of the Naranja Lakes Community Redevelopment Agency (NLCRA) Board and expressed appreciation to County Commissioner Katy Sorenson for appointing her to this Board. She noted that she and her family moved to the Mandarin Lakes neighborhood approximately two years ago and felt it was important to have a safe, healthy neighborhood to raise a family. Ms. Coleman said she had a stake in the Board's actions within the community and looked forward to building more relationships and working with Board members to develop the community.

Ms. Coleman said her professional background included community development and working at the White House Office of National Drug Control Policy where she oversaw the Drug Free Community Program, a \$9 million grant program that served communities around the country to develop community coalitions to reduce substance abuse. She noted that she currently worked as a community consultant and assisted communities around the country to develop strategic planning, implement drug and alcohol programs, and other youth development programs. Ms. Coleman said she was hopeful that her professional background and commitment to the neighborhood would lend support to this Board.

Interim Chairperson Forbes and the Board members welcomed Ms. Coleman to the NLCRA Board.

II. Approval of the Minutes

April 27, 2009 – Regular Meeting

May 18, 2009 – Regular Meeting

It was moved by Mr. Archer that the minutes of the April 27, 2009 and the May 18, 2009 NLCRA meetings be approved. This motion was seconded by Mr. Hakssa, and upon being put to a vote, passed unanimously by those members present.

III. Approval of Agenda

It was moved by Mr. Archer that tonight's agenda be approved. This motion was seconded by Mr. Lipe, and upon being put to a vote, passed unanimously by those members present.

IV. Open Forum for Public Comments

Mr. Forbes opened the floor for public input and the following person(s) appeared:

Mr. Len Anthony, 14020 Naranja Lakes Boulevard, appeared before the Board and discussed efforts by Florida Power and Light (FPL) to generate more power within the Naranja Lakes area. He noted his desire that this Board would support these expansion activities; however, he expressed concern regarding electromagnetic fields resulting from potential new high powered transmission lines to be erected on U.S.1. Mr. Anthony suggested the Board obtain an expert opinion to determine whether different alternatives could be identified. He also expressed concern regarding the storage of spent nuclear reaction rods located within nuclear reactors noting that for years these rods were stored in a building that was not structurally sound. Mr. Anthony said FPL previously kept its supply of radiation antidote on hand in the event of a radiation leakage at its storage facilities; however, that was changed and the antidote would only be available at the Florida International University (FIU) facility. He pointed out that the community would be affected by a real radiation dosage before arriving at that facility. Mr. Anthony said the problem had become more acute in recent years because representatives in Nevada decided that Yasa Mountain would no longer be a storage facility for spent fuel rods and consequently, storage of these rods were kept on site. He noted the only plan FPL had developed was a sealed, metal cast in which the rods would be stored and then buried in a marshy area next to the plant. Mr. Anthony said the Sierra Club had also taken a position on this issue. He noted that while he was supportive of FPL's efforts to increase its power output; he was concerned that no solid efforts were in place to correct these deficiencies.

Mr. Forbes directed questions to Mr. Anthony regarding the Nuclear Regulatory Commission (NRC) approval being sought by FPL. He asked whether Mr. Anthony would be interested in the Board convening a community meeting to facilitate questions from the public with the understanding that the Board might prepare a resolution in the future. Mr. Forbes noted FPL had assured the public that all precautions were taken to

comply with the most stringent NRC's guidelines.

Mr. Anthony said the formal presentation to the NRC would be held in November 2009. He noted his interest in a community meeting; however, he pointed out that County Commissioner Katy Sorenson held a similar meeting and FPL expressed its inability to attend this meeting. Mr. Anthony said he felt community meetings were necessary because the FPL issue was important to the redevelopment of the area as well as current activities in the area. He noted he was not sure to what extent FPL would agree to participate in a community meeting in view of pending litigation but he would inform FPL representatives that litigation issues would not be discussed.

V. Old Business

Community Policing

Mr. Hakssa expressed appreciation to the Miami-Dade Police Department for hosting its Neighborhood Resource Safety Fair in conjunction with the CRA Board on June 5, 2009 within the Mandarin Lakes community. He noted the Fair which was well attended was a complete success.

The CRA Board accepted the foregoing report as submitted.

Update on General Old Business

1. Heritage Village

Mr. Jorge Fernandez noted the conversion of Heritage Village to the Homeownership Program would be considered by the County Commission's Housing and Community Development Committee on July 15, 2009.

2. Mandarin Lakes Sales/Closing Report

The CRA Board accepted the foregoing report as submitted.

3. Infrastructure Construction

Mr. Ignacio Serralta, CRA Construction Consultant, advised that a walk-through of the Civic Building was scheduled for June 25, 2009 at 10:30 a.m. with County personnel. He noted the framing for the sidewalks were in place and he anticipated that the concrete would be poured by the end of this week after which the Civic Building would be ready.

Mr. Jorge Fernandez noted this was a general walk-through to review the punch list and to determine items for completion in order for the County to accept the Civic Building. He noted a date was not set for the Board members to inspect the building; however, if any Board member wished to attend the walk-through, he would advertise it as a public hearing.

Mr. Forbes noted it would not be necessary for the walk-through to be advertised since Mr. Hakssa would be the only member participating.

In response to Ms. Coleman's inquiry regarding completion of the entrance feature, Mr. Serralta noted he expected this feature to be completed possibly within the next month.

The CRA Board accepted the foregoing report as submitted.

4. Mandarin Lakes Developer Update

Mr. Scott Hedge, Vice-President, Architecture and Planning, DeGuardiola Properties, noted trees were planted in the park and the landscaping and irrigation improvements would begin. Concerning the walk-through, Mr. Hedge said he wanted to provide the contractor with an all-inclusive list in order to complete the job. He noted the sidewalks for the Civic Building would be installed by the appropriate party. Mr. Hedge said he was trying to meet with representatives of the Miami-Dade Water and Sewer Department regarding the extension of Mandarin Lakes Boulevard from the bridge.

In response to Mr. Archer's inquiry, Mr. Hedge provided an update on Phase 2 of the Mandarin Lakes Project. He noted he met with staff regarding Phase 2 relative to irrigation and landscaping, which would be ongoing obligations of the CRA and/or the County that would either go back to the Association or to the County. Mr. Hedge said he was looking at the entire schedule of values on the home improvements for Phase 2 to ensure that all of the issues concerning Phase 1 could be included in the final amendment to the Redevelopment Agreement. He noted he was trying to address some of the issues related to owning/operating the irrigation system with staff to ensure these improvements should be included in the Phase 2 Plan.

Mr. Archer asked that construction of the bridge on SW 280 Street begin in order to generate employment within the community and to address safety issues.

Responding to Mr. Archer, Mr. Hedge said construction of the bridge would be undertaken in a scenario in which the Letter of Credit and bonding would be applicable; however, because of the complexity of the Agreement, he wanted to make sure that a comprehensive plan would be submitted to the County Commission. Mr. Hedge noted an additional Service Agreement was issued for the Landscape Architect to revise the plans to include plants that were more xeriscape, drought tolerant, easier for the community to maintain and upkeep, and the least expensive to replace. He said a cost had to be developed for the schedule of values and the roadways for Phases 1 and 2 in order to amend the Agreement. Mr. Hedge noted while construction of the bridge on SW 280th Street would not begin immediately, the planning stages were being implemented.

Mr. Archer pointed out that the CRA would need to amend some of its contracts if construction activity was not occurring.

Mr. Hedge said infrastructure of the roadway would begin shortly, which would be monitored by the CRA's engineering consultant; however, the current focus was on completion of the parks on the east side of the canal, and extending the roadway in Phase 1. He noted Phase 2 would proceed once the Agreement was in place.

Responding to Ms. Coleman's inquiry regarding a completion timeframe; and the percentage of public property that would be maintained by the CRA or the County versus the percentage of private property that would be maintained by Mandarin Lakes homeowners, Mr. Hedge said permit applications were submitted for the shelter and the gazebo area in the north park and permits were being pulled to proceed with construction of the sidewalks, landscaping and irrigation into those parks. Concerning the property maintenance in Phase 2, Mr. Hedge said the park by the bridge on the west side and the main village green areas would be owned and maintained by the CRA, similar to the Civic Building in Phase 1. He noted the public improvements were located in County-owned right-of-ways; therefore, the County required a signed covenant for the ongoing maintenance of these facilities. Mr. Hedge said he was trying to determine the CRA's budget obligations or the Master Association's budget to maintain these facilities and to determine the amount of contributions, if any, the CRA would make for these facilities, or whether the homeowners would be responsible for them. He noted the Agreement did not specify who would be responsible for these facilities or the operational costs. Mr. Hedge said the Association was operating on a budget to maintain the properties that it currently owned and having to maintain miles of County right-of-ways and roadways was a major burden to the Association.

Mr. Hakssa expressed appreciation to Mr. Hedge for addressing the sidewalk issue.

5. Action Plan Implementation Update

Ms. Rachel Bach, CRA Economic Development Coordinator, provided an update on the Action Plan implementation. She noted the Economic Development Grant Program was created and her assistant and herself were working to identify organizations within the community, either through the County, State or Federal, to support businesses through this Program. Ms. Bach said the CRA's Action Plan Subcommittee identified economic development programs, housing programs and education as the CRA Board's priorities. She noted the Economic Development Grant Program would be ongoing and work would begin on the Housing Program. Ms. Bach said the County received an allocation under the Neighborhood Stabilization Program (NSP) from the Federal government which would be used to subsidize homeowners in purchasing homes or to assist in the renovation and sale of foreclosed homes. She recommended an NSP bonus program for the developer or the homeowner to encourage similar activity in the Naranja Lakes area. Ms. Bach said the County had prepared a draft application for the second round of the NSP and her assistant and herself were reviewing that application and would provide an update at the next CRA Board meeting. She noted this grant was competitive; however, the other funds the County received were not.

Ms. Bach said a survey of dilapidated structures would be conducted and the Miami-

Dade Police Department would assist with identifying these structures in the area. She noted the goal would be to create a target area within the CRA in which to funnel as many of these programs into as possible.

Ms. Bach noted she would be soliciting input from the Board members for the next issue of the Naranja Lakes Newsletter.

In response to Mr. Archer's inquiry regarding the response from businesses to the door-to-door marketing, Ms. Kristin Mory, Assistant to Ms. Bach, said most businesses were unaware of the CRA or its activity, and basic education about the CRA was provided to them. She noted efforts would be made to inform these businesses of the federal funds as a result of the door-to-door marketing. Ms. Mory said people were interested in weatherizing or improving the energy efficiency of their businesses; bricks and mortar improvements, façade improvements, street visibility for their businesses and the economic downturn. She noted many business owners were also interested in relocating and looking for cheaper rent. Ms. Mory pointed out that a weatherization fund was included in the Stimulus Package.

Mr. Hakssa noted the Board's interest to build a town center in the Naranja Lakes area on U.S. 1 and asked Ms. Bach to provide the Board with a report on a proposed Auto Zone that was being constructed in this location.

Mr. Fernandez said staff provided the Board with a monthly report on zoning changes; however, if the property referenced by Mr. Hakssa was zoned for a particular use, staff would not be aware of that use. He noted staff would have to contact the property owners to determine their plans for the property or track it through a building permit which was very costly to generate monthly.

Mr. Infante pointed out that the property owners' rights could not be violated, and the CRA's plans could not precede ownership of the building or the land.

Mr. Archer said information regarding the properties in the Naranja Lakes community was not available, particularly, in the Shopping Center area that the Board was interested in developing. He noted the Board needed to be informed of actions that were occurring in the community.

Ms. Bach noted many properties along Dixie Highway had been identified from the tax rolls in order to contact and educate the owners on the actions that were occurring in the CRA.

In response to Mr. Lipe's inquiry regarding the high cost for pulling building permits, Mr. Fernandez explained that it was expensive because the Building Department had building data for the entire County and had to run a specific program each time a request was made for a geographical area. He also pointed out that the zoning for the area would not be downgraded.

Mr. Infante noted the mixed use program was not working today because banks were not financing buildings.

Mr. Forbes said the Board needed to identify the property owners in the Naranja Lakes area and determine whether the owners' intentions matched the Board's plans to stabilize the area. He noted dollars could be targeted for the area but needed to be appropriately packaged.

It was moved by Mr. Archer that staff determine the amount of funds that could be used as an incentive to develop a town center along the business corridor of U.S. 1; and in the interim, Ms. Bach and her staff could schedule a meeting with the property owners to determine their plans for the properties and to inform them of the CRA's interest in developing the area. This motion was seconded by Mr. Infante for discussion.

Mr. Infante said he would support the motion if it was compatible to the Board's mixed use program.

Mr. Fernandez reminded the Board that its primary rebuilding project was the Mandarin Lakes Project. He noted another loan had to be issued to complete this project and the moneys in the CRA's budget would be used to repay the County for the project. Mr. Fernandez said he understood the Board wanted to address other needs in the community; however, staff's focus was on the Mandarin Lakes Project.

Mr. Forbes noted the Board was interested in any potential funds that could be directed towards further development of the Naranja Lakes area and was prepared to ask the County Commission to amend the CRA's Loan Agreement to accomplish this intent.

Mr. Hakssa pointed out the Board could also issue bonds.

Ms. Coleman said Phase 2 of the Mandarin Lakes Project included commercial development to which Mr. Hakssa noted the Board was concerned about future development in the area.

In response to Mr. Hakssa's inquiry as to why the Mandarin Lakes Project was the only CRA project, Mr. Fernandez said the CRA's agreement with the County was to fund this project for \$17 million. He noted the County fronted the money for the developer to begin those improvements and the CRA must repay the County first once the monies were available. Mr. Hakssa pointed out that it was difficult for the CRA to become involved in other projects because of these restrictions, and he felt that funds would not be available to revitalize the Shopping Center.

Mr. Archer noted he felt the Board needed to direct its efforts towards the town concept as it was included in the Naranja Lakes Charette. He indicated that it was never concrete that all the moneys had to go directly to the County.

Ms. Bach offered to follow up with the County's planning staff regarding the Charette.

Mr. Infante noted the CRA had a responsibility to improve the neighborhoods adjacent to the Mandarin Lakes Project.

Ms. Bach cautioned the Board with developing a lump sum, noting that it was typical to analyze projects to determine the amount of revenues to be generated from the Tax Increment Financing (TIF).

Mr. Forbes said the Board wanted to utilize available dollars noting that other entities were considering how to obtain federal dollars while the CRA Board was only discussing the Mandarin Lakes Project. He noted the Board needed to develop other projects to assist the community.

Mr. Infante suggested that Mr. George DeGuardiola be included in these discussions.

Mr. Lipe said he was supportive of discussing potential commercial and/or residential development with CRA residents; however, he was not supportive of using CRA dollars. He pointed out that tax revenues would be down this year and recommended the Board hold discussions with the residents and then develop a plan.

Mr. Forbes noted CRA dollars were not TIF dollars and improvements had to occur before TIF dollars could be generated.

Responding to Mr. Archer's concern, Mr. Fernandez read the following language from page 41 of the Redevelopment Agreement, Section 5.02: "The CRA agrees that all tax increment revenues on deposit in the Trust Fund are pledged through payment of any County obligation or TIF bonds or to the reimbursement of the County for any County advance."

Mr. Lipe offered a friendly amendment to the foregoing motion to provide that the CRA Board would approach commercial residents about a plan if any State or Federal dollars were identified.

Mr. Infante noted the CRA needed to meet with the property owners first to determine their plans, and then proceed if a plan to obtain State and Federal funds was developed.

Mr. Archer pointed out that a charette was being developed which was one of the CRA's basic guidelines for the community. He noted the Board was not aware of the available TIF, State, Federal or other funding source(s) and in the interim, staff could inform the community about the charette and the Board's intent to obtain funds.

Ms. Coleman recommended an assessment of the U.S.1 corridor be conducted for future development, as well as identifying the number of property owners, physical buildings versus vacant lots and the property owners' plans and an assessment of available funding.

Mr. Forbes expounded further on the TIF dollars.

Following discussion, it was moved by Mr. Archer that staff prepare an assessment of the U.S.1 commercial corridor from approximately SW 268 Street to SW 288 Street, identifying the types of businesses and property owners; identifying available Federal, State and local funds, as well as increases/decreases in TIF funds and the debt service the TIF would support on bonds; and educating businesses in the community of the Naranja Lakes Charette. This motion was seconded by Mr. Infante, and upon being put to a vote, passed unanimously by those members present.

VI. New Business

1. Report on Responses to CRA Grant Applications Set meeting date for Grant Committee Meeting

Ms. Bach advised that applications for the CRA's Economic Development Grant Program were posted on the County's Website and notices were published in the CRA's Newsletter. She noted the closing date for submittal of the applications was June 15, 2009, and 18 applications were received. Ms. Bach recommended that staff evaluate the initial responses to determine whether they met the minimum criteria of the Program and that the Action Plan Committee subsequently convene to review and rank the applications.

Mr. Infante asked that Ms. Bach provide him with the business addresses of the applicants.

Ms. Bach asked that she be allowed to work with the CRA's attorney on the grant agreements.

It was moved by Mr. Infante that Ms. Bach be allowed to proceed with the Economic Development Grant Program. This motion was seconded by Mr. Lipe.

In response to Ms. Coleman's inquiries regarding the scoring process for the grant applications, Mr. Forbes recommended Ms. Coleman serve as a member of the Action Plan Committee.

Mr. Jason Rodriguez clarified that the Grants Committee would be convening on Monday, June 29, 2009, to consider the grant applications and a tentative time of 10:30 a.m. or 2:30 p.m. was being proposed.

The Board recommended the Grants Committee meeting be scheduled for 2:30 p.m.

Upon being put to a vote, the motion made by Mr. Infante and seconded by Mr. Lipe passed unanimously by those members present.

It was moved by Mr. Archer that tonight's (6/22) CRA meeting be extended an additional

ten minutes to complete the agenda. This motion was seconded by Mr. Hakssa, and upon being put to a vote, passed unanimously by those members present.

2. Memorandum of Understanding with MDPD for a Work Station

Mr. Steve Zelkowitz, Legal Counsel for the CRA, advised that language for the Memorandum of Understanding (MOU) between the CRA and the Miami-Dade Police Department (MDPD) for a proposed work station was completed. He noted that he was waiting for a Certificate of Occupancy for the community facility and the areas where the MDPD would be utilized would be identified in the floor plans. Mr. Zelkowitz said once this was completed, he would bring back the MOU for the Board's consideration and approval.

Mr. Archer noted two rooms in the back of the Civic Building were available.

3. Update on Request for Proposal for Community Center Building Management Services

Mr. Fernandez said the Request for Proposal (RFP) for the Community Center Building Management Services was advertised in the Daily Business Review, The Miami Herald and on the CRA's Website. He noted the pre-submittal conference meeting was held on June 11, 2009 and Castle Management was the only company that picked up an application. Mr. Fernandez said the deadline to submit applications was July 1, 2009.

In response to Mr. Archer's comment that additional maintenance might have been overlooked when the RFP was advertised, Mr. Scott Hedge noted this was not a problem. He noted the way the RFP was written the company would be selected and then the scope of services for that company would be specified.

Mr. Fernandez noted currently the scope of services related to the building. He noted Mr. Hedge's earlier comments referred to the Redevelopment Agreement and the common areas which were currently being addressed by staff and this would be specified when the Redevelopment Agreement was brought forward.

Mr. Hedge noted he felt the RFP allowed for the management company to maintain park areas that were owned by the CRA.

4. Discussion on the Preliminary Estimate for the 2009 Property Tax Roll from the Property Appraiser

Mr. Fernandez said the preliminary tax rolls would be available on July 1, 2009 and currently the June 1st estimate for the NLCRA was \$481,439,000, which represented a decrease of \$37 million or 7 percent from the 2008 preliminary rolls. This did not necessarily constitute a decrease of 7.1 percent in CRA revenues Mr. Fernandez noted, as this was dependent on the County Commission's action regarding the Countywide and UMSA millage rates. He stated staff might not be aware of the proposed budget millage

rates on July 1st.

VII. Next Meeting Dates:

July 27, 2009, Regular Board Meeting

Mr. Forbes announced the next regular CRA Board meeting was scheduled for July 27, 2009.

VIII. Adjournment

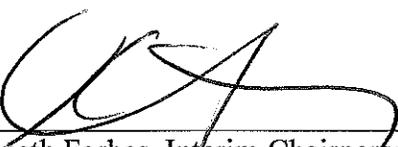
There being no further business to come before the Naranja Lakes CRA Board meeting, the meeting was adjourned at 7:35 p.m.

Subsequent to the adjournment, and there being no objection, it was moved by Mr. Archer that the Board reopen tonight's meeting for five minutes to allow for comments from Mr. Jairo Garces. This motion was seconded by Mr. Infante, and upon being put to a vote, passed unanimously by those members present.

Mr. Jairo Garces, 5803 SW 112 Way, Cooper City, Florida, 33330, appeared before the Board. He expressed concern regarding the crime situation in the areas adjacent to the Mandarin Lakes Project and requested assistance from the Miami-Dade Police Department to address this issue.

Mr. Forbes suggested Mr. Garces discuss this issue with Sergeant Chris Reid, MDPD who was in the audience.

There being no further business to come before the Naranja Lakes CRA Board meeting, the meeting was adjourned at 7:38 p.m.



Kenneth Forbes, Interim Chairperson
Naranja Lakes Community Redevelopment Agency

NARANJA LAKES COMMUNITY REDEVELOPMENT AGENCY
MEETING OF THE BOARD OF COMMISSIONERS
LOCATION: SOUTH DADE GOVERNMENT CENTER – ROOM 203
10710 S.W. 211TH STREET, MIAMI, FL
Regular Meeting 6:00PM – 7:30PM
June 22, 2009
MEETING AGENDA

- I.** Meeting Call to Order and Roll Call Acting Chairperson
- a. Welcome New Board Member
- II.** Approval of the Minutes Board
- April 27, 2009 – Regular Meeting
May 18, 2009 – Regular Meeting
- III.** Approval of Agenda Board
- IV.** Open Forum for Public Comments (15-min)
- V.** Old Business
- Community Policing MDPD Monthly Reports
Update on General Old Business
1. Heritage Village Staff
2. Mandarin Lakes Sales / Closing Report D.R. Horton Report
3. Infrastructure Construction Ignacio Serralta, SRS
4. Mandarin Lakes Developer Update Scott Hedge
5. Action Plan Implementation Update Rachel Bach
- VI.** New Business
1. Report on responses to CRA Grant Applications /
Set meeting date for Grant Committee Meeting Rachel Bach
2. Memorandum of Understanding with MDPD for a
Work Station Steve Zelkowitz / Staff
3. Update on Request for Proposal for Community Center
Building Management Services Staff
4. Discussion on the preliminary estimate for the 2009
Property Tax Roll from the Property Appraiser Staff
- VII.** Next Meeting Dates:
- July 27, 2009, Regular Board Meeting
- VIII.** Adjournment

RECEIVED
By the Clerk for the record.

JUN 22 2009

Item _____
Exhibit _____
Meeting _____

**NARANJA LAKES
COMMUNITY REDEVELOPMENT AGENCY**

Roll Call Sheet for June 22, 2009

| MEMBER | PRESENT | LATE | ABSENT |
|---|---------|------|--------|
| Coleman, Kerry-Lyn | ✓ | | |
| Hakssa, Moe | ✓ | | |
| Infante, Rene | ✓ | | |
| Lipe, Daniel P. | ✓ | | |
| Volkert, Marleen | | | ✓ |
| Archer, Stuart <i>(Interim Vice Chair)</i> | ✓ | | |
| Forbes, Kenneth <i>(Interim Chair)</i> | ✓ | | |
| (ONE VACANT SEAT) | | | |
| (ONE VACANT SEAT) | | | |
| COMMISSION REPORTER | ✓ | | |
| START TIME | 6:00 PM | | |
| END TIME | 7:38 PM | | |
| | | | |

NOTE: Four (4) members constitute a quorum

Revised on 05/18/2009

Others Present:

Jorge Fernandez - OSBM Coordinator

Jason Rodriguez - OSBM Business Analyst

Steven Zetkowitz - CRA's Legal Counsel

Chris Reid - MDPD

Scott Hedge - DeGuardiola Properties

Kristin Moss - Habitat Planners Group

Rachel Bach,
CRA Economic
Dev Coordinator

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JUN 22 2009

Item _____
Exhibit _____
Meeting _____

COMMUNITY RESPONSE TEAM
Naranja Lakes CRA Initiative
Monthly Productivity Report

Month Of: 3/16/09 to 4/19/09

Date: 04/22/09

Hours: Various
Start-Finish

Areas of Concern: SW 268St to 288 St Old Dixie Hwy to the Fl. Turnpike (CRA Boundaries)

Submitted By: Sergeant Oswaldo Hernandez

Weekly Totals

CASES

1. Assigned 45
 2. No Reported 0

CLASS I ARREST (Adults) (Juveniles)

| | | |
|-------------------|--|--|
| 1. Homicide | | |
| 2. Sexual Assault | | |
| 3. Robbery | | |
| 4. Assault | | |
| 5. Burglary | | |
| 6. Larceny | | |
| 7. Auto Theft | | |

ARRESTS

| | (Adults) | (Juveniles) |
|----------------|-----------|-------------|
| 1. Felony | <u>3</u> | |
| 2. Misdemeanor | <u>13</u> | |
| 3. Traffic | <u>8</u> | |
| 4. Warrant | <u>18</u> | |
| 5. PTA | <u>3</u> | |
| 6. DUI | | |

SUBJECT CONTACTS

1. FI Cards 413
 2. Career Criminals 76
 3. Curfew Violations 0
 4. Truants 0

COMMUNITY ACTIVITIES

1. Citizen Contact 342
 2. Business Contact 112

RECOVERIES

1. Persons 18
 2. Apprehensions 0
 3. Other Property 0
 4. Vehicles 0
 5. Recovery Value \$ \$0.00

PROPERTY/NARCOTICS SEIZED

1. Type _____
 2. Value \$ 145.00
 3. Marijuana (grams) 24 grams
 4. Hashish (grams) _____
 5. Cocaine (grams) 1 gram
 6. Heroin (grams) _____
 7. Pills (# & type) 13 pills
 8. Currency Seized \$ _____

WEAPONS SEIZED

1. Firearms _____
 2. Knives 1
 3. Other _____

TRAFFIC ACTIVITIES

1. HMV 80
 2. NHMV 70
 3. Parking 0
 4. Verbal warnings 14
 5. Vehicles Impounded 0

Comments: See Monthly Progress Report.

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 By the Clerk for the record.

JUN 22 2009

Item ✓
 Exhibit _____
 Meeting _____

Naranja Lakes CRA Initiative
Monthly Progress Report

Reported by: Sgt. Ozzie Hernandez

Date of report: April 22, 2009

The following is a synopsis of the police enforcement and community policing actions provided to the Naranja Lakes CRA boundaries from Monday, March 16, 2009 to Sunday, April 19, 2009:

- At the onset of the initiative, an up to date analysis was conducted of the areas of concern to determine the most active days and hours of the week to provide the most efficient coverage.
- A total of 56 four-hour roving patrol details and 10 enforcement sweeps were conducted during this monthly period. As a result, the initiative produced the following totals:
 1. A total of 45 arrests were initiated of which 3 felony, 13 misdemeanors, 18 warrants, 8 traffics, and 3 PTA arrests.
 2. A total of 150 traffic citations (80 HVM & 70 NHMV).
 3. A total of 18 person's message recoveries.
 4. Seizure of 24 grams of marijuana and 1 gram of cocaine.
 5. A total of 413 Field Interview Reports were written by officers who conducted a stop of an individual who warranted concerns to document there information for future reference.
 6. A total of 76 career criminals were stopped and documented.
 7. A total of 342 citizen contacts were initiative and 112 business contacts.

Highlights:

On 4/15/09 a fugitive from Hillsborough County was taken into custody for a felony warrant.

On 4/09/09 a Crime Watch meeting was established at the Vista Trace Condos in order to develop a community crime watch group. The community became aware of the Crime Watch program through the reception of program brochures during a past CRA RENEW operation.

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Item V.
Exhibit _____
Meeting _____

Marsh, Judy (COC)

From: Thornton, Jill (COC)
Sent: Thursday, June 18, 2009 8:47 AM
To: Marsh, Judy (COC)
Subject: FW: Sales and Closing Report

-----Original Message-----

From: Rodriguez, Jason E. (OSBM)
Sent: Wednesday, June 17, 2009 4:36 PM
To: Daniel Lipe; Ken Forbes; Kery-Lyn Coleman; Marlene Volkert; Moe Hakssa; Rene Infante; Stu Archer
Cc: Fernandez, Jorge (OSBM); Thornton, Jill (COC)
Subject: Sales and Closing Report

Board Members,

Below please find the sales and closing report information provided by DR Horton as of May. I am still awaiting numbers for June. Thanks.

| | Jan | Feb | Mar | Apr | May | Variance From Mar |
|-----------------|------------|------------|------------|-------------------|------------|-------------------|
| Sales | | | | | | |
| TH | 284 | 282 | 291 | 299 302 307 | 308 | 3 |
| SF | 305 | 307 | 309 | | | 1 |
| Total | 589 | 589 | 600 | 606 | 610 | 4 |
| Closings | | | | | | |
| TH | 280 | 280 | 280 | 283 | 288 | 5 |
| SF | 285 | 293 | 300 | 302 | 302 | 0 |
| Total | 565 | 573 | 580 | 585 | 590 | 5 |

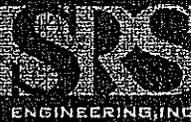
Jason Emilio Rodriguez,
 Business Analyst
 Office of Strategic Business Management
 305-375-2820
www.miamidade.gov
"Delivering Excellence Every Day"

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JUN 22 2009

Item V.2
 Exhibit _____
 Meeting _____

6/22/2009



April 20, 2009

Naranja Lakes Community Redevelopment Agency
Miami-Dade County Community Redevelopment Division
Office of Strategic Business Management (OSBM)
111 NW 1st Street, 22nd Floor
Miami, Florida 33128

Attn: Mr. Jorge M. Fernandez, Jr.
OSBM Coordinator

Re: **Naranja Lakes Community Redevelopment Agency
Construction Progress Report - April 2009**

The following is a progress report for the construction activities to date for the Naranja Lakes CRA in accordance with the Redevelopment Agreement.

Construction Activities

1- Canal Street Bridge

- a. 42% of this item has been completed. Approval of the schedule of values for Item C (Canal Street – Naranja Lakes Blvd.) and Item D (Canal Street Bridge, Greens and Pathways) is pending review and approval. Items east of the canal shall be completed as part of Phase I and the remaining items, west of the canal, shall be transferred to a Phase II as part of the Revised Agreement.

**2- SW 140th Ave Plaza (Civic Building) and Entrance Features
(ELCI Construction, Inc.)**

Civic Building

- a. 100% of the Switch gear and power device have been completed.
- b. 100% of the floor tiles have been installed.
- c. Painting of the interior rooms has been completed, except the doors and trims.
- d. 100% of the toilets fixtures have been completed.
- e. 100% of concrete sidewalk within the property limit has been completed.
- f. Site grading and irrigation system have been complete, however the system cannot be inspected until the power is installed to the irrigation pump.
- g. 90% of the trees have been planted with the decorative plants (see attached pictures). The sod still needs to be installed.
- h. The handicap parking is almost complete, stripping and signage needs to be installed.
- i. The Contractor is still working on the completion of the building.
- j. An outstanding issue which has risen that may impact the project is the completion of the perimeter sidewalks. These sidewalks have not been completed by D.R. Horton as part of their roadway work. The County's Inspector for the Civic Building has indicated he will not release a Certification of Occupancy until the sidewalks are completed. Item is still pending.

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Item 1.3
Exhibit _____
Meeting _____

Entrance Features

- a. No additional work has been performed under this activity.
- b. Our recommendation for the Revised Agreement is to eliminate the entrance feature at SW 137th Avenue since there is no adequate location for it.

3- SW 140th Avenue, SW 143rd Avenue, SW 272nd Street, and Canal Street.
(Dixie Landscape, Inc., Landscape and Irrigation Contractor)

- a. 90% of the irrigation lines have been completed along SW 140th Avenue, SW 143rd Avenue and SW 272nd Street. The remaining 10% consist of the startup for the irrigation pump and inspect the irrigation system.
- b. Most of the landscaping trees have been installed, only the decorative plants have not been planted because the irrigation system is no operational.
- c. The electrical contractor has installed the power conduits from FPL pull box to the meter box.
- d. The Developer agreed to open an account with FPL to activate the irrigation system and finalize the inspection. Afterwards, the account will be transferred to the Master Property Association with Public Works' assistance.

4- Request for Payment No. 33 – Revision 1

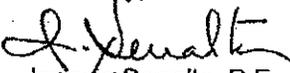
The Developer has submitted the Application for Payment No. 33 - Revision 1. SRS has reviewed the application and found it in compliance with the improvements described in the Redevelopment Agreement and in accordance with the approved Schedule of Values.

The quantities and amount submitted to us in Payment Requisition No. 33 – Revision 1 have been checked and were found to be fair and equitable. Therefore, we recommend the payment of \$132,414.79 which includes the following:

- \$ 4,196.08 for Part I – Contract NLC-001
- \$ 123,543.44 for Part II – Contract NLC-002
- \$ 4,675.27 for Developer's Fee (3.66% of work completed)

A 10% retainage, as well as the 0.25% for the IPSIG has already been deducted from the gross amount invoiced.

Sincerely,



Ignacio Serralta, P.E.
CRA Construction Consultant



Naranja Lakes News

A Publication of the Naranja Lakes Community Redevelopment Agency

VOLUME 1, ISSUE 1

JUNE 2009

SPECIAL POINTS OF INTEREST:

- BOARD OF DIRECTORS ADOPTS ACTION PLAN FOR REDEVELOPMENT
- GUIDE TO COUNTY RESOURCES FOR BUSINESSES
- MEET YOUR CRA BOARD MEMBERS
- WHAT IS A CRA?
- ECONOMIC DEVELOPMENT GRANTS AVAILABLE FOR NLCRA BUSINESSES

Board of Directors Adopts Action Plan

On February 23, 2009 the Naranja Lakes CRA Board approved the Naranja Lakes CRA Action Plan. This plan identifies and prioritizes projects that reflect the goals and objectives of the CRA Plan and supplements the ongoing Mandarin Lakes development to encourage redevelopment of the entire CRA District. Projects address improving the physical, economic, educational and social deficiencies that are found within the Naranja Lakes District.

The Action Plan was created by reviewing existing planning documents, resources, conditions and needs. Over 60 residents and business owners participated in a public CRA Action Plan Workshop held at the Revolution Marketplace.

Needs and service delivery gaps were organized into economic development, housing, infrastructure, environmental and cultural resources and general CRA administration categories.

A series of strategies—both long and short term were developed to address unmet needs within the CRA District. The strategies include funding identification and responsibility for implementation.

Short term projects include community outreach, creating an economic development grant program, conducting a lighting feasibility study, and creating marketing materials to inform residents and businesses about available resources that may help improve the physical and economic vitality of the District.

Long term projects include a Naranja Lakes CRA signage and wayfinding program, creating a financing plan for capital improvements, and implementing a full service economic development program. Long term projects will be undertaken as funding becomes available from the CRA and outside funding agencies.

The Action Plan is not just a planning document—it is a good source of demographic information about the Naranja Lakes District. It contains a market analysis that may be useful to businesses in the District as well.

To read and download it online, visit www.miamidade.gov/crepad.

New Naranja Library Coming Soon!!!

A brand new state-of-the-art 7,500 square foot library facility will be opening soon at 14850 SW 280th Street.

The building construction has been completed and the inside build-out is scheduled to be completed by August. The facility will allow patrons to



enjoy a collection of over 10,000 books, CDs, DVDs, 32 personal computers and 20 laptop computers in a

WiFi environment. Watch out for a grand opening announcement and be among the first to tour this beautiful facility.

Upcoming CRA Meetings

Get involved with your CRA by attending one of the regular monthly meetings held in Room 203 of the South Dade Govt. Center, 10710 SW 211 Ave. Miami, FL at 6 p.m.

RECEIVED June 22
By the Clerk for the CRA July 27
August 24

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Item 11.1
Exhibit _____
Meeting _____

Meet Your CRA Board Members



The CRA Board is the link between the community and the realization of redevelopment goals



Miami-Dade County
Commission Chairman and
District 9 Commissioner
Dennis C. Moss

STUART ARCHER

After graduating from the University of Miami, Mr. Archer was commissioned as 2nd Lieutenant in the Air Force and retired as Colonel while serving at the Homestead AFB. He enjoyed a career as a pilot for Pan Am and served on the Naranja Lakes Condo Board and has coached youth sports. He is married with four children and ten grandchildren.

DANIEL LIPE

Mr. Lipe joined Community Bank in 1997, currently serves as Executive Vice President and has been in the banking and investment industry for 18 years. He has served on the boards of the Homestead/Florida City Chamber of Commerce, the South Florida Banking Institute and Open Door Health Care. Mr. Lipe holds an MBA in Finance from the University of Notre Dame.

KENNETH FORBES

Mr. Forbes was born and raised in Miami Dade County. He has served on the CRA

Board since its inception in 2002. He is a Resource Management Consultant and Community activist. He is married with five grown sons.

RENE INFANTE

Prior to joining the Naranja Lakes CRA Board when it was formed, Mr. Infante served on the Princeton Naranja CAA Board for many years. In 1988, Mr. Infante founded the Bargain Town Flea Market, which after its post-Andrew relocation and subsequent expansions, now employs 450 and draws over 40,000 visitors a week.

MOE HAKSSA

Mr. Hakssa has been a South Florida resident since 1979. He opened Lumo Print in Naranja in 1981 and has expanded his businesses to include Sign City and Lumo Embroidery. He gives back to the community through the Homestead Chapter of Rotary International, the Homestead Reserve Air Force Base and the Homestead Speedway. He and his

wife Naggy have two children.

MARLEEN VOLKERT

Ms. Volkert has been on the Naranja Lakes CRA Board since 2006. After working for years in the airline industry and city government management, she is now retired. Her community activism dates back to 1980 and was most recently member of the Naranja CAA/CD Advisory Committee. She is a graduate of Barry University and resides in Naranja.

KERI-LYN COLEMAN

Ms. Coleman is the newest appointee to the Naranja Lakes CRA Board. She has ten years experience as a Federal grant administrator, community consultant and local program director. Her work has focused on drug prevention programs. As founder of Community Solutions, she provides organizations with strategic planning and fundraising assistance. She holds a MSW from the University of Georgia, is a Mandarin Lakes resident and mother of two.

Commissioner Moss Elected MDBCC Chairman

After serving as District 9 Commissioner since 1993 for five consecutive terms, Commissioner Moss was elected Chairman of the Miami Dade County Commission. In his first 90 days Chairman Moss assessed the challenges facing Miami-Dade County—the housing market crisis, unemployment and job loss, transit funding, falling property values, the financial status of the

County and its capital needs for the future.

Commissioner Moss is proud of implementing The Moss Plan—a community revitalization plan that was created in 1993 in the wake of Hurricane Andrew. The Federal Emergency Management Agency (FEMA) designated \$73 million in funding for The Moss Plan which includes business expansion and development, street

paving and improvements, affordable housing, community centers, recreation facilities, community gateway features, park redevelopment, crime prevention and homebuyer's assistance.

Commissioner Moss has been instrumental in the creation of Team Metro, 311 and the yearly award of over 250 Mom and Pops grants to small businesses in District 9.

Commissioner Sorenson Hosts Small Business Assistance Workshop



On April 22, Miami Dade Commissioner Katy Sorenson held a Small Business Assistance Workshop at the Dave and Mary Alper Jewish Community Center. Hundreds of business owners attended. The goal was to help many of the small business in South Dade that are struggling during this economic downturn and let them know that there is hope by providing informa-

tion that will give them access to some new tools to help businesses through this difficult time. Speakers from six different resource providing agencies spoke about the mission of their organization, the type of business assistance programs provided and how the new Federal Stimulus Bill has expanded their programs to help businesses survive and expand.

**Miami Dade District 8
Commissioner
Katy Sorenson**

To learn more about business assistance programs that may help your business, contact any of the following agencies.

"Miami Dade County has one of the highest rates of new business start-ups in the country."

U.S. SMALL BUSINESS ADMINISTRATION (SBA)

South Florida District Office
100 S. Biscayne Blvd.
7th Floor
Miami, Florida 33131
PH: (305) 536-5521 ext. 104
Fax: (305) 536-5058
www.sba.gov/fl/south

SMALL BUSINESS DEVELOPMENT CENTER (SBDC)

8500 SW 8th St, Ste 224
Miami, FL 33301
PH: 305.261.1638
Fax 305.264.3567
www.floridasbdc.com/

SOUTH FLORIDA REGIONAL PLANNING COUNCIL (SFRPC)

3440 Hollywood Boulevard
Suite 140
Hollywood, FL 33021
PH: (954) 985-4416
Fax (954) 985-4417
Attn: Cheryl Cook
www.sfrpc.com/rlf.htm

SCORE MIAMI DADE CHAPTER

www.scoremiami.org
For counseling, please fill out a request on-line.

For information, send an e-mail:
admin@scoremiami.org

SOUTH FLORIDA WORKFORCE

7300 Corporate Center Drive,
Suite 500
Miami, Florida 33126
PH: (305) 594-7615 Ext. 369
Fax: (305) 470-5523
TTY: (305) 470-5529
www.southfloridaworkforce.com

ACCION USA Florida

111 SW 5th Ave.
Miami, FL 33130
P: (305) 548-3360 or
(305) 548-3360 Ext 1822
www.accionusa.org

NEIGHBORS AND NEIGHBORS ASSOCIATION (NANA)

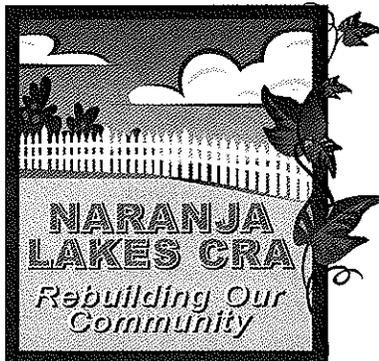
180 NW 62 Street
Miami, FL 33150
PH: (305) 756-0605 or
(305) 756-8998
Fax: (305) 756-6008
Attn: Sebrina Johnson
nanasjohnson@bellsouth.net

ECONOMIC DEVELOPMENT COUNCIL

South Miami-Dade, Inc.
900 Perrine Avenue
Palmetto Bay, Florida 33157
305-378-9470 Voice
305-254-0805 Fax
www.pcrc.com/site/default.aspx

MIAMI DADE COUNTY DEPARTMENT OF SMALL BUSINESS DEVELOPMENT

Stephen P. Clark Center
111 N.W. 1st Street
19th Floor
Miami, FL 33128-1900
PH: 305-375-3111
www.miamidade.gov/sba/



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Stephen P. Clark Center
111 NW 1st Street, 22nd Floor
Miami, FL 33128

What is the Naranja Lakes CRA? NLCRA Business Grants

CRA stands for Community Re-development Agency. The Naranja Lakes CRA was created by the Miami-Dade Board of County Commissioners in 2003 to implement community redevelopment activities outlined in Chapter 163, Part III, Florida Statutes. Implementation activities are outlined in the Naranja Lakes CRA Plan and the Naranja Lakes CRA Action Plan (www.miamidade.gov/crepad). The main focus of the Naranja Lakes CRA is the development of the Mandarin Lakes

residential community. The Naranja Lakes CRA is governed by an appointed Board that functions under the jurisdiction of the Miami-Dade County Commission. The CRA is funded by Tax Increment Financing—a funding mechanism where rising property values generate additional tax revenue that is reinvested into the Naranja Lakes CRA District. The Board welcomes community involvement and input. To learn more, attend the next board meeting or visit us online.

The NLCRA is pleased to announce the availability of grant funds to encourage the economic development of businesses in the CRA District. If you have a business in the Naranja Lakes CRA and would like to expand your operations, make a capital improvement, or hire additional employees, you may qualify. Start-up businesses are eligible for funding also.

The CRA is currently accepting applications and the deadline for submittal is June 15, 2009.

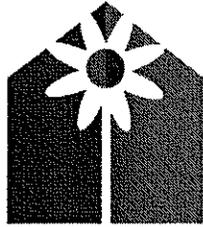
To read about the grant guidelines, process and to download an application, go to www.miamidade.gov/crepad. For assistance in filling out the application or to see if you are eligible for funding, contact Kris Mory at

954-297-0075

Or email

krismory@gmail.com.





The Holistic Planning Group

Rachel Bach, AICP – President Kristin Mory - Vice
President
2630 NE 18th Terrace

FROM: Rachel Bach, AICP
TO: Naranja Lakes CRA Board of Directors
SUBJECT: Action Plan Implementation Update
DATE: April 27, 2009

RECOMMENDATION

1. Identify Business Assistance programs and provide technical assistance to businesses for application.
2. Reallocate \$8,000.00 from the Redevelopment Grant (Residential) line item to Marketing to create a newsletter.
3. Develop a supplemental funding program to leverage expenditures of Neighborhood Stabilization Grant and other CDBG funded housing programs in the Naranja Lakes Community Redevelopment Area.

BACKGROUND

On April 8, 2009 the Naranja Lakes CRA Action Plan Subcommittee met to recommend priorities and funding amounts for certain projects identified in the Naranja Lakes Action Plan. The meeting began at 4:15 and present were Boardmember Danny Lipe and Interim Vice Chair Stuart Archer. The Committee members discussed what the NLCRA priorities should be and recommended as follows:

1. Economic Development Programs (CDBG Grant)

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2. Housing Programs
3. Education

In terms of implementation steps, committee members agreed that marketing and executing the Economic Development Grant Program should be the number one priority given the short time frame for this. In addition, NLCRA's current budget contains a line item for Redevelopment Grants (Commercial) in the amount of \$15,900. This item should be preserved to provide gap financing in the event the existing Economic Development Grant cannot be executed in a timely manner. Staff is also inventorying other business assistance programs to market in conjunction with the Economic Development Grant.

The Committee also recommended a reallocation of certain funds earmarked in the budget for Redevelopment Grants (Residential) to allow for funding of a newsletter and some special events to promote the NLCRA and some of the educational activities and resources available to the community. It is recommended to allocate \$8,000.00 to marketing which currently is not budgeted. The remaining \$7,100.00 and potentially some of the Redevelopment Grant (Commercial) funds should be allocated to create a targeted bonus program to encourage builders and families funded through the County's Neighborhood Stabilization Program to improve and purchase homes for owner occupancy. Staff is still working the development of this program, the County is awaiting final approval from HUD before issuing the Notice Of Funding Availability (NOFA).

NARANJA LAKES CRA ACTION PLAN UPDATE – APRIL 2009

N/S = Not Started

| CATEGORY SHORT TERM | RECOMMENDATION | IMPLEMENTING ACTIONS | BUDGET/FUNDING | STATUS |
|----------------------|--|---|---|---|
| Economic Development | Develop a database to analyze existing businesses and create a mailing list of businesses within the CRA using Business Tax data | | FY 08/09 budgeted Consulting Services | Staff is currently using this database to create a mailing list for the grant program. |
| | Create and implement an economic development grant program. | Contract with Miami Dade County Initiate Grant Program | FY 08/09 CDBG Economic Development set aside \$70,000.00 | The MD Office of Strategic Business Management, is working with MD OECD to transfer funds. Staff is moving forward with Marketing of the Grant. Flier for door to door marketing is being produced. |
| | Inventory existing business assistance programs and providers and conduct a public awareness campaign and educational seminars. | | FY 08/09 budgeted Consulting Services | Underway, report will be provided at next meeting |
| Housing | Implement policies and programs to encourage homeownership and discourage further rental development. | Staff is recommending an NSP bonus program for contractors and home purchaser | FY 08/09 budgeted Consulting Services Requires a reallocation of funds. | Program concept in development for future consideration of the Board |

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| CATEGORY SHORT TERM | RECOMMENDATION | IMPLEMENTING ACTIONS | BUDGET/FUNDING | STATUS |
|------------------------|---|-------------------------|---------------------------------------|--|
| | Conduct a survey of dilapidated, vacant and nuisance residential properties and regularly monitor turnover. | | FY 08/09 budgeted Consulting Services | N/S |
| | Conduct an analysis of housing affordability expirations for Public and LHTI housing and identify opportunities to transition to homeownership or other managed housing programs. | | FY 08/09 budgeted Consulting Services | N/S Recommended FY 09/10 |
| Infrastructure | Inventory proposed and maintenance related improvements planned for NLCRA/conduct a needs assessment. | | FY 08/09 budgeted Consulting Services | Staff is currently conducting an analysis of the progress in implementing the Moss Plan |
| | Develop a NLCRA Capital Plan for infrastructure, communication facilities and enhancements. | | FY 08/09 budgeted Consulting Services | Staff is proceeding with this inventory and has forwarded a list of known Capital Improvements to District Commissioners |
| | Conduct a lighting feasibility study | | FY 08/09 budgeted Consulting Services | Staff is coordinating with Commissioner Sorenson's office, who has already started some of this analysis |

| CATEGORY SHORT TERM | RECOMMENDATION | IMPLEMENTING ACTIONS | BUDGET/FUNDING | STATUS |
|------------------------|--|---|---|--|
| Environment | Identify funding strategies for development of Royal Colonial | | FY 08/09 budgeted Consulting Services and Staff salaries. | N/S |
| | Identify potential sites that could benefit from the Florida Brownfields Program | | FY 08/09 budgeted Consulting Services and Staff salaries. | N/S – Recommended FY 09/10 |
| CRA Administration | Initiate annual program planning and benchmarking, inclusive of community input | | FY 08/09 budgeted Consulting Services | Preparing Action Agenda and timeline. |
| | Project Advocacy and intergovernmental coordination | | FY 08/09 budgeted Consulting Services | Staff is working with Boys and Girls Club to coordinate Board recommendation on the construction of a proposed 20,000 square foot facility. |
| | Create communications and collateral pieces and disperse information to businesses and residents regarding other resources to meet goals | Coordinate with MDC to purchase a URL for CRA website Create and distribute a newsletter | FY 08/09 budgeted Consulting Services | Staff requested reallocation of \$8,000.00 for marketing. Newsletter costs to produce quarterly are estimated at \$2,000.00, with 2 runs before the end of this fiscal year. |
| | Identify and conduct community events such as housing and job fairs, crime prevention awareness and neighborhood clean ups | Partnership event with Naranja Skills Center and Elementary School | Ongoing, budgeted funds and donations. | Funding requested through marketing reallocation. |

| CATEGORY SHORT TERM | RECOMMENDATION | IMPLEMENTING ACTIONS | BUDGET/FUNDING | STATUS |
|------------------------|---|-------------------------|---------------------------------------|---|
| | Tax Roll Analysis of land use, values and exemptions | | FY 08/09 budgeted Consulting Services | Staff is in receipt of Tax Roll and evaluating for Economic Development Grant |
| | Create a grant program to assist existing public and not for profit organizations in programs that meet Redevelopment Goals | | FY 08/09 budgeted Consulting Services | N/S |