

# MEMORANDUM

Agenda Item No. 8(G)(3)

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**TO:** Honorable Chairwoman Audrey M. Edmonson  
and Members, Board of County Commissioners

**DATE:** February 19, 2020

**FROM:** Abigail Price-Williams  
County Attorney

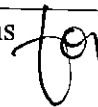
**SUBJECT:** Resolution approving the budget  
for Fiscal Year 2019-20 for the  
South Miami Community  
Redevelopment Agency and  
South Miami Community  
Redevelopment Area totaling  
\$3,593,089.00

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The accompanying resolution was prepared by the Office of Management and Budget and placed on the agenda at the request of Prime Sponsor Commissioner Xavier L. Suarez.



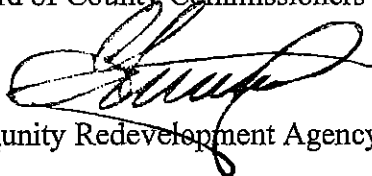
Abigail Price-Williams  
County Attorney



APW/uw

# Memorandum



**Date:** February 19, 2020  
**To:** Honorable Chairwoman Audrey M. Edmonson  
and Members, Board of County Commissioners  
**From:** Carlos A. Gimenez  
Mayor   
**Subject:** South Miami Community Redevelopment Agency FY 2019-20 Budget

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## **Recommendation**

It is recommended that the Board of County Commissioners (Board) consider the attached resolution approving the South Miami Community Redevelopment Agency's (Agency) FY 2019-20 budget for the South Miami Community Redevelopment Area (Area) in the amount of \$3,593,089.

The Interlocal Cooperation Agreement (Interlocal) between the County and the Agency requires the Agency to submit an annual budget for County approval prior to the Agency expending any funding in the Trust Fund.

## **Scope**

The Area lies within Commission District 7 which is represented by Commissioner Xavier L. Suarez.

## **Fiscal Impact / Funding Source**

The Agency's revenue source is tax increment financing (TIF), which is generated through the incremental growth of ad valorem revenues beyond an established base year, as defined in Section 163.387, Florida Statutes. The countywide TIF payment into the Agency's Trust Fund is \$811,782 and the City of South Miami (City) TIF payment into the Trust Fund is \$748,039.

The County and the City will continue to make annual payments to the Agency through 2020, which is when the Agency and the Area will sunset.

## **Track Record / Monitor**

This item does not provide for contracting with any specific entity and is not subject to routine monitoring by the County. The County reserves the right to audit any expenditures made by the Agency.

## **Background**

On December 3, 1996 the Board adopted Resolution No. R-1374-96 adopting a finding of necessity declaring a certain geographical area in the City as slum and blight. On June 16, 1998, the Board approved the establishment of the Agency when it adopted the Agency's Community Redevelopment Plan (Plan) pursuant to Ordinance No. R-98-79 and the funding of the Plan when it enacted Ordinance No. 98-80, which established the Agency's Trust Fund. An Interlocal Agreement between Miami-Dade County and the Agency was approved by the Board on September 9, 1999, Ordinance No. 99-100, and later amended through Resolution No. R-327-04. On May 3, 2005 the Board adopted Resolution No. R-446-05 which approved the amended Plan for the Area and extended the Agency for fifteen years, until 2020.

The Agency's FY 2019-20 budget of \$3,593,089 was approved by the Agency on August 6, 2019 (Resolution No. CRA 16-19-1104) and by the City on August 20, 2019 (Resolution No. 109-19-15381). The budget includes revenue sources of County and City TIF payments totaling \$811,782 and \$748,039, respectively; carryover of \$2,003,468, rent revenues of \$26,000, and interest earnings of \$3,800.

Administrative expenditures total \$189,338, excluding the 1.5 percent County administrative charge of \$12,177, and represent five (5) percent of total expenditures; satisfying the 20 percent cap in administrative expenditures required by the Interlocal Agreement.

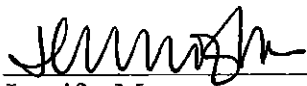
Operating expenditures total \$3,278,884 and include:

- \$1,300,000 for infrastructure improvements that include:
  - US-1 Pedestrian-crossing bridge design (\$433,333)
  - 64<sup>th</sup> Street bike lane project and Sunset Drive sidewalks, beautification improvement and traffic flow enhancement projects (\$433,333)
  - Streetscape improvements and landscaping projects (\$433,333);
- \$1,046,757 for land and blighted building acquisition and include:
  - Surveys, zoning, land acquisition, replatting, including rezoning of the South Miami Gardens complex, and the Mango Lots adjacent to Madison Square;
- \$371,057 to be transferred to the City that include:
  - Two community policing officers (\$185,970)
  - City support to the Agency (\$70,087)
  - Community pool operations contribution (\$50,000)
  - Marshall Williamson Park Sidewalk (\$50,000)
  - City Trolley contribution (\$15,000);
- \$190,000 for redevelopment grants that include:
  - Residential rehabilitation program (\$100,000)
  - Small business grants program (\$50,000)
  - Affordable housing homeowner assistance program (\$25,000)
  - Bowman College Scholarship Program (\$15,000);
- \$90,000 for contractual services that include:
  - Completing an economic development assessment (\$40,000)
  - Small business competitive training (\$50,000);
- \$68,820 for salary and fringe benefits associated with non-administrative duties of two Agency staff members:
  - community outreach coordinator (\$39,117)
  - property management (\$29,703);
- \$64,750 for operating expenditures that include:
  - Utilities, taxes, and insurance for Agency-owned properties (\$40,000)
  - Audit and studies (\$8,000)

- Board Member discretionary funding to provide \$1,000 in supplemental assistance with redevelopment community service related projects (\$7,000)
  - Office supplies and equipment (\$3,700)
  - Travel and conference (\$3,000)
  - Publications and memberships (\$1,250)
  - Advertising and legal (\$1,000)
  - Telephone and communication lines (\$800);
- \$60,000 for legal services and related court filing fees;
  - \$47,500 for marketing that include:
    - Agency rebranding and promotion of area businesses (\$40,000)
    - Sponsorship of events produced by community partners (\$7,500); and
  - \$40,000 for Agency-owned building repairs including repairs to the Agency's Small Business Incubator.

The Agency's budget includes a \$112,690 contingency reserve.

Attachment



\_\_\_\_\_  
Jennifer Moon  
Deputy Mayor

Mayor07119



**MEMORANDUM**  
(Revised)

**TO:** Honorable Chairwoman Audrey M. Edmonson  
and Members, Board of County Commissioners

**DATE:** February 19, 2020

**FROM:** Abigail Price-Williams  
County Attorney

**SUBJECT:** Agenda Item No. 8(G)(3)

Please note any items checked.

- "3-Day Rule" for committees applicable if raised
- 6 weeks required between first reading and public hearing
- 4 weeks notification to municipal officials required prior to public hearing
- Decreases revenues or increases expenditures without balancing budget
- Budget required
- Statement of fiscal impact required
- Statement of social equity required
- Ordinance creating a new board requires detailed County Mayor's report for public hearing
- No committee review
- Applicable legislation requires more than a majority vote (i.e., 2/3's present \_\_\_\_, 2/3 membership \_\_\_\_, 3/5's \_\_\_\_, unanimous \_\_\_\_, CDMP 7 vote requirement per 2-116.1(3)(h) or (4)(c) \_\_\_\_, CDMP 2/3 vote requirement per 2-116.1(3)(h) or (4)(c) \_\_\_\_, or CDMP 9 vote requirement per 2-116.1(4)(c)(2) \_\_\_\_ ) to approve
- Current information regarding funding source, index code and available balance, and available capacity (if debt is contemplated) required

Approved \_\_\_\_\_ Mayor  
Veto \_\_\_\_\_  
Override \_\_\_\_\_

Agenda Item No. 8(G)(3)  
2-19-20

RESOLUTION NO. \_\_\_\_\_

RESOLUTION APPROVING THE BUDGET FOR FISCAL YEAR 2019-20 FOR THE SOUTH MIAMI COMMUNITY REDEVELOPMENT AGENCY AND SOUTH MIAMI COMMUNITY REDEVELOPMENT AREA TOTALING \$3,593,089.00

**WHEREAS**, the Interlocal Cooperation Agreement between Miami-Dade County, Florida (the "County") and the South Miami Community Redevelopment Agency (the "Agency") requires that the Agency transmit its adopted annual budget for the South Miami Community Redevelopment Area (the "Area") to the Board of County Commissioners of Miami-Dade County, Florida (the "Board") for approval; and

**WHEREAS**, the Agency and its counsel have determined that all expenditures associated with the attached budget are allowable under the Redevelopment Plan, Interlocal Agreement and the Chapter 163, Part III, Florida Statutes; and

**WHEREAS**, this Board desires to approve the Agency's adopted annual budget for Fiscal Year 2019-20 in the total amount of \$3,593,089.00 for the Area; and

**WHEREAS**, this Board desires to accomplish the purpose outlined in the accompanying memorandum, a copy of which is incorporated herein by reference,

**NOW, THEREFORE, BE IT RESOLVED BY THE BOARD OF COUNTY COMMISSIONERS OF MIAMI-DADE COUNTY, FLORIDA, that:**

**Section 1.** The matters contained in the foregoing recitals are incorporated in this resolution by reference.

**Section 2.** This Board approves the Agency and the Area's annual adopted budget for Fiscal Year 2019-20 totaling \$3,593,089.00 in substantially the form attached hereto as Exhibit A and incorporated herein by reference.

The foregoing resolution was offered by Commissioner who moved its adoption. The motion was seconded by Commissioner and upon being put to a vote, the vote was as follows:

- |                                |                      |
|--------------------------------|----------------------|
| Audrey M. Edmonson, Chairwoman |                      |
| Rebeca Sosa, Vice Chairwoman   |                      |
| Esteban L. Bovo, Jr.           | Daniella Levine Cava |
| Jose "Pepe" Diaz               | Sally A. Heyman      |
| Eileen Higgins                 | Barbara J. Jordan    |
| Joe A. Martinez                | Jean Monestime       |
| Dennis C. Moss                 | Sen. Javier D. Souto |
| Xavier L. Suarez               |                      |

The Chairperson thereupon declared the resolution duly passed and adopted this 19<sup>th</sup> day of February, 2020. This resolution shall become effective upon the earlier of (1) 10 days after the date of its adoption unless vetoed by the County Mayor, and if vetoed, shall become effective only upon an override by this Board, or (2) approval by the County Mayor of this Resolution and the filing of this approval with the Clerk of the Board.

MIAMI-DADE COUNTY, FLORIDA  
BY ITS BOARD OF  
COUNTY COMMISSIONERS

HARVEY RUVIN, CLERK

By: \_\_\_\_\_  
Deputy Clerk

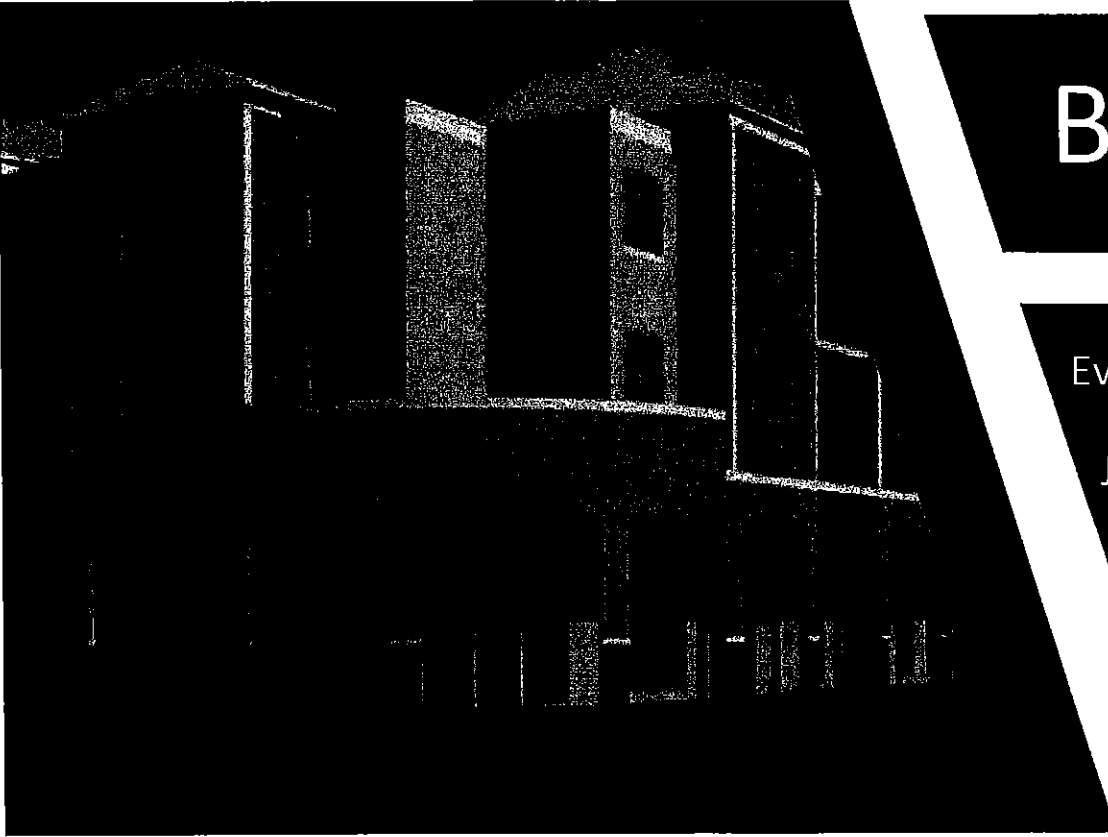
Approved by County Attorney as  
to form and legal sufficiency.

LCK

Leigh C. Kobrinski

FISCAL YEAR  
2019  
2020

SMCRA



BUDGET

Evan Fancher

James McCants

Lorraine Council



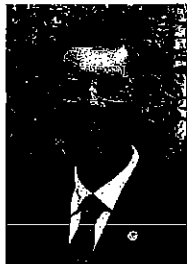
*"Making our Neighborhood a Great Place to Live, Work and Play"*

[www.southmiamifl.gov](http://www.southmiamifl.gov)





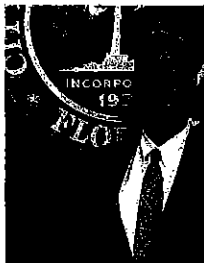
## Charter Officers



Chairman  
Philip K. Stoddard, Ph.D.



Vice-Chairman  
Walter A. Harris



Board Member  
Luis Gil



Board Member  
Bob Welsh



Board Member  
Josh Liebman



Board Member  
Donald Jackson



Board Member  
Levy Kelly

## CHARTERED OFFICIALS



SMCRA Clerk  
Nkenga Payne, CMC



Executive Director  
Evan Fancher



SMCRA Attorney  
Cynthia Johnson-Stacks, Esq.



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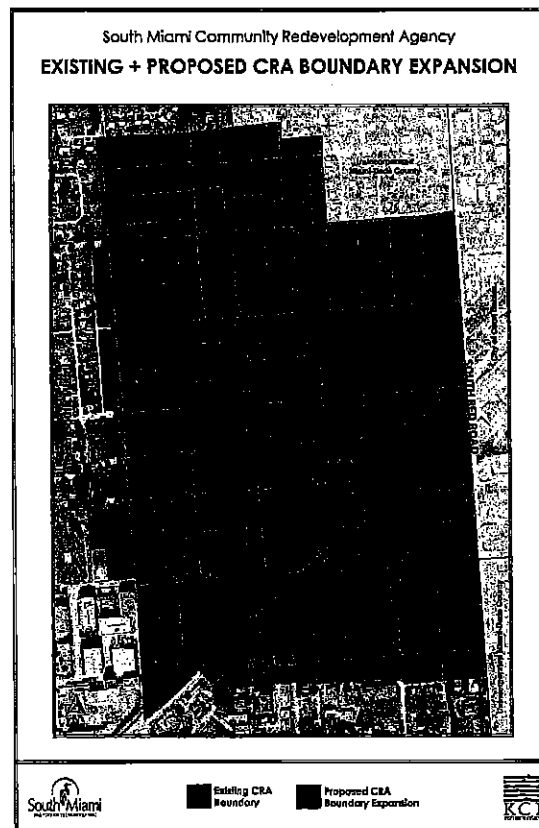
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## A Brief History and Context

In 1997, through Ordinance No. 12-97-1633, the South Miami City Commission and Miami-Dade County established the South Miami Community Redevelopment Agency (SMCRA) and Community Redevelopment Area (CRA). The Agency uses the incremental increase in property tax collections within the Redevelopment Area for improvement projects within the CRA, aimed at attracting private investment. The SMCRA was extended by the Board of County Commissioners on May 3, 2005. It is currently scheduled to sunset on June 1, 2020.

During the life of the Agency, the SMCRA has completed various improvements including water and sewer connections, sidewalk installation and improvements, streetscapes, beautification projects, approximately 100 home rehabilitations, new housing projects, and various other projects that improved conditions in the area and made it a more attractive place to live. In 2020, Madison Square, a mixed-use affordable housing development being constructed on land which the CRA conveyed for development, is expected to be completed. The Madison Square project will not only return commercial activity to Church Street, it will be named after the birthplace of one of the area's founding fathers, Marshall Williamson. At present, the Agency is seeking an extension of its life and expansion of its borders to include the commercial core of the City of South Miami.





## Executive Director's Budget Message

August \_\_, 2019

Chairman Phillip Stoddard

Vice-Chairman Walter Harris

Board Members, Robert Welsh, Josh Liebman, Luis Gil, Levy Kelly, Donald Jackson

Fellow Citizens of the City of South Miami



Fiscal Year (FY) 2018-2019 was the most successful year to date for the South Miami Community Redevelopment Agency (SMCRA). The land that will become Madison Square has been conveyed and the Developer has the permits to begin construction. South Miami Gardens is being proposed to be rezoned to accommodate public housing that will make Miami-Dade County proud. The first-of-its-kind Container House Project is near completion, sparking renewed interest in the Redevelopment Area and adding diversity to our housing stock. We expect to have completed twenty home rehabilitation and painting projects. Sunset Place took first step towards transformation, the Northeast Corner of the Redevelopment Area, Progress Road and Commerce Lane, has been rezoned for affordable housing and to protect the existing businesses. Every Agency owned property is in the disposition process, meetings run professionally and with little to no controversy, we reduced our spending on social programs to near zero, and contracted for a new housing study to diagnose our housing needs citywide. Any objective observer will realize that the fresh start we sought has been achieved.

What follows is the Agency's FY 2019-2020 budget, **a roadmap for continued improvements to infrastructure and economic vitality in a neighborhood with an already vibrant affordable housing program.**

### **AFFORDABLE HOUSING**

**Madison Square** construction will be complete in 2020. Presently, we are conducting a housing study to assess our long-term housing needs and opportunities. Before knowing the results, it is safe to say that the pursuit of more affordable housing is still a priority concern. We have two projects that are our next, best opportunities to do multi-family affordable and market-rate housing, South Miami Gardens and the Mango Lots.

**South Miami Gardens** consists of 59 units on 399,000 square feet of property. The buildings do not face the street and the entirety of the complex is an eye sore for the community. In FY 18-19, the SMCRA Board approved Resolution 01-19-1089, which authorized the Agency to hire consultants and pursue rezoning the property to a more flexible zoning category. Agency staff



and City staff met with Miami-Dade County's Public Housing and Community Development Department (PHCD) and determined that the Agency rezoning the property was the correct course of action. The County is looking for us to make this change to make the redevelopment site more attractive. We are doing just that. In FY 19-20, we will need to mail various zoning notices to residents and potentially work with an architect to facilitate the re-zoning process and nudge the County forward in releasing a competitive solicitation for redevelopment of this public housing project. A new development could yield new public housing with no displacement of current residents, more affordable and workforce housing, new commercial space, and market-rate units. This deal would yield additional housing and more property tax revenues to both the County and City due to the ability to tax certain improvements made on the land.

The **Mango Lots** are the last sizeable piece of Agency-owned property in the Redevelopment Area. The Mango Lots sit adjacent to Madison Square and are an ideal spot for townhomes. The City will present a new townhouse zoning district that will yield between 12 and 16 townhomes at the site. For some perspective, this makes possible a design that City resident and famed architect Luigi Vitalini presented to the Agency a few years ago. In FY 19-20, we expect to complete disposition procedures after having removed the plat restriction that has kept development impossible. (RESOLUTION 14-19-1102).

### INFRASTRUCTURE

Put plainly, **64<sup>th</sup> Street** is where residents will see their investments come to life in 2020. On 64<sup>th</sup> Street where two vacant houses and an empty field currently sit, the non-productive land will be replaced with a small-scale development consisting of 13,000 square feet of commercial space and 40 new affordable housing units. **Madison Square** will be completed; it has already been conveyed and permitted. At the same time, if this budget is approved, 64<sup>th</sup> Street will be reconstructed with a new bike lane that should make the street safer for cyclists and calm traffic. Both projects have been permitted. If this budget is approved, we can construct both of them at the same time.

In years past, the SMCRA has not invested in its, and the City of South Miami's (COS), commercial anchor, the downtown area. Downtown South Miami is responsible for the majority of the CRA's tax increment and over 60% of the City's revenues. This year, **we will partner with the City of South Miami to invest in the southwestern corner of the Redevelopment Area, the portion of Sunset Drive that connects to Red Road and a pedestrian crossing that brings customers across US1.** We will invest in our downtown right now, even as we pursue an expansion of the boundaries of the SMCRA to more fully encompass downtown.

### ECONOMIC DEVELOPMENT AND OTHER BUDGET HIGHLIGHTS



With so much emphasis placed on infrastructure and investing in our downtown, it is worth noting that the projects that we are pursuing will make residents more comfortable and attract newcomers, while adding a safety component.

In addition, the SMCRA will emphasize that the Redevelopment Area is as an ideal place to do business. Madison Square presents us with an opportunity to support community-owned businesses and promote economic viability of the area. In FY 19-20 we propose to hire an economic development consultant, formally establish a relationship with a Public Relations and Marketing firm; host small business workshops; and make the largest investment ever in businesses throughout the Redevelopment Area.

FY 19-20 will be the year the SMCRA creates an economic development plan that will be a roadmap to follow for the Agency. In addition, we will host a proper training for small businesses throughout the Redevelopment Area that gives them an increased chance of success and selection to occupy commercial space in the Madison Square development.

Other CRAs spend resources promoting and enhancing the businesses that exist in their Redevelopment Area. It is time that we do the same. In FY 18-19, we did a small contract with a marketing firm that resulted in the creation of marketing materials and some communications infrastructure. In FY 19-20, we propose hiring a firm that will completely re-brand the area as a small town with viable, vibrant businesses. We will do more for commerce than ever before by approving this budget.

### **FINAL THOUGHTS**

The City's tax increment is beginning to flatten again. After 4 years of 6% and higher growth in the tax increment, FY 19-20 will see only 3% growth. For the SMCRA, 19-20 will see our tax increment grow only 1.23%, after growing 7% the past two years. We must invest in our City now or reckon with the long-term consequences.

This is the second budget that I present to you. This also may be the last. Last year, we eliminated programs that veered the Agency off mission and invested in those programs that furthered the Agency's mission. As stated earlier, it made the Agency exponentially more successful. With the Agency's future uncertain, this budget seeks to complete existing projects, further develop projects in the pipeline, and either properly wind down the Agency or prepare for the next phase of redevelopment in South Miami.

Best,

Evan Fancher  
Executive Director



## Budget Summary

ACCOUNT CLASSIFICATION	ACTUAL FY 16/17	ACTUAL FY 17/18	BUDGET FY 18/19	ESTIMATE FY 18/19	CRA RECOM FY 19/20
<b>BEGINNING FUND BALANCE</b>	<b>514,860</b>	<b>1,161,428</b>	<b>1,814,928</b>	<b>1,814,928</b>	<b>2,003,468</b>
TAX INCREMENT REVENUE	1,317,128	1,424,898	1,540,691	1,540,691	1,559,821
OTHER REVENUE	47,083	40,330	37,250	31,268	29,800
<b>TOTAL REVENUES</b>	<b>1,364,211</b>	<b>1,465,228</b>	<b>1,577,941</b>	<b>1,571,959</b>	<b>1,589,621</b>
Administration	159,924	165,537	186,186	172,361	189,338
Legal and Other Uses	40,422	17,781	34,027	19,615	84,177
Infrastructure	11,274	23,612	170,000	92,209	1,300,000
Economic Development	2,476	2,133	20,000	12,200	140,000
Housing Improvements	17,407	17,595	130,000	81,925	125,000
Property Management	99,189	87,507	109,432	77,906	109,703
Marketing	56,475	51,170	40,500	32,500	62,500
Community Policing & Outreach	207,661	211,228	227,152	208,439	225,087
Operating Expenditures	6,337	7,402	15,500	7,564	17,750
General Fund Transfers	109,465	109,465	110,965	110,965	185,087
Redevelopment Services	7,013	118,298	2,300,218	632,518	1,046,757
Reserve/ Contingency	5,000	1,814,928	5,000	2,003,468	107,690
<b>TOTAL</b>	<b>717,643</b>	<b>3,117,728</b>	<b>3,343,980</b>	<b>1,448,202</b>	<b>3,593,089</b>

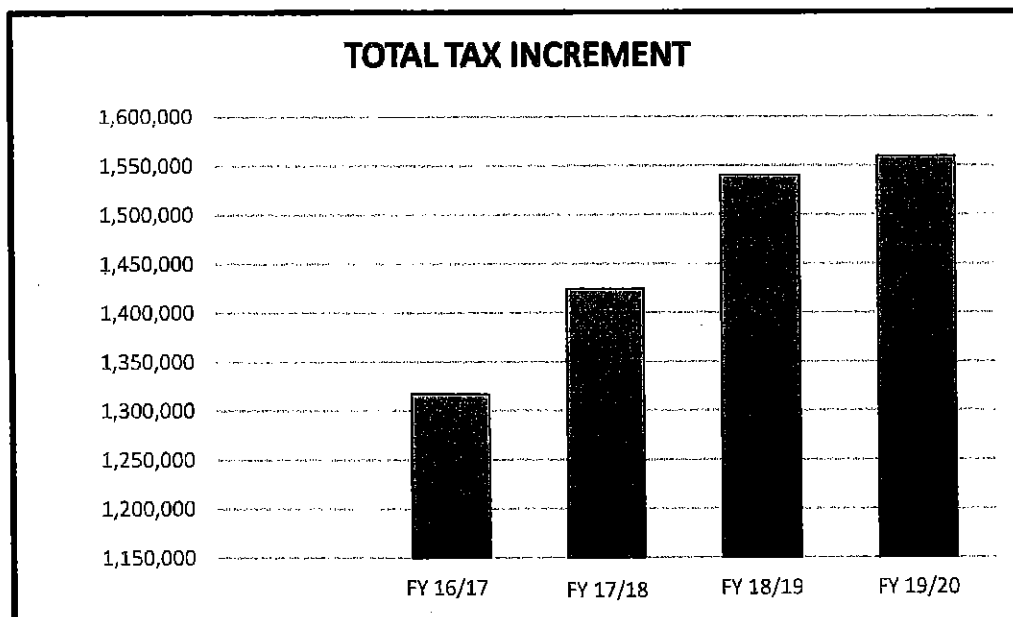


## Revenues

Our revenue projections for FY 19-20 are in line with the slowed rate of tax increment increase that the City of South Miami and Miami-Dade County are experiencing. The rent revenue numbers continue to decline based on no longer receiving rent from the SMCRA-owned houses. During the last year of the Agency, the Agency continues to receive the full 50% increment from both Miami-Dade County and the City of South Miami, not a proportion based on the number of months in existence for the fiscal year.

ACCT NO.	ACCOUNT CLASSIFICATION	ACTUAL FY 16/17	ACTUAL FY 17/18	BUDGET FY 18/19	ESTIMATE FY 18/19	CRA RECOM. FY 19/20
<b>REVENUES</b>						
6100000	3111000 COS INCREMENT	631,530	683,322	738,889	738,889	748,039
6100000	3111000 MDC INCREMENT	685,598	741,576	801,802	801,802	811,782
	<b>TOTAL TAX INCREMENT</b>	<b>1,317,128</b>	<b>1,424,898</b>	<b>1,540,691</b>	<b>1,540,691</b>	<b>1,559,821</b>
6100000	3625100 RENT REVENUES	39,683	35,606	33,000	29,000	26,000
6100000	3612100 INTEREST EARNINGS	5,335	4,724	4,250	3,768	3,800
6100000	3699201 MISCELLANEOUS	2,065	0	0	0	0
	<b>TOTAL OTHER REVENUES</b>	<b>47,083</b>	<b>40,330</b>	<b>37,250</b>	<b>32,768</b>	<b>29,800</b>
	<b>TOTAL REVENUES</b>	<b>1,364,211</b>	<b>1,465,228</b>	<b>1,577,941</b>	<b>1,573,459</b>	<b>1,589,621</b>

- ❖ After experiencing 7% increases in tax increment in FY 17/18 and 18/19, FY 19/20 will see only a 1.2% increase.







## Infrastructure

The infrastructure of the Redevelopment Area is the key to continuing to attract private sector redevelopment. This coming fiscal year, the Agency will assume a portion of the cost of constructing the 64<sup>th</sup> Street bike lane project. In addition, multiple other projects can be engineered and designed to make them more attractive to the state for funding.

### FY 2019/2020 Goal

Our goal is to help deliver the 64<sup>th</sup> Street bike lane project and advance the pedestrian crossing project making it eligible for state funding.

ACCT NO	ACCOUNT CLASSIFICATION	ACTUAL FY16/17	ACTUAL FY17/18	BUDGET FY18/19	ESTIMATE FY18/19	CRA RECOM FY19/20
6101110	5819600 PEDESTRIAN BRIDGE DESIGN	0	0	100,000	92,209	433,333
6101110	5819600 64 <sup>TH</sup> STREET & SUNSET DRIVE	4,575	23,612	70,000	0	433,333
6101110	5414670 STREETScape IMPROV & DESIGN	6,699	0	0	0	433,333
<b>TOTAL CAPITAL IMPROVEMENTS</b>		<b>11,274</b>	<b>23,612</b>	<b>170,000</b>	<b>92,209</b>	<b>1,300,000</b>

## INFRASTRUCTURE HIGHLIGHTS

**9600 64<sup>th</sup> Street-** While the project has received grant funding, the cost of construction will exceed what Miami-Dade County granted the City. This project is permitted and will be constructed at the same time that Madison Square is being constructed causing as little disruption as possible.

**9600 Sunset Drive-** The project along Sunset Drive from US1 to SW 57th Avenue consists of roadway and beautification improvements to provide for a complete street redesign. The improvements will consist of a symmetrical landscape mirage along this section of the corridor as well as enhancement of existing irrigation, maximization of sidewalk width, regulation of truck usage and on-street parking, and enhancement of traffic flow in the area.

**9600 Pedestrian Bridge-** The project will consist of funding the design phase for construction of a pedestrian crossing between the Metro Rail stations which is within the CRA area to the Sunset Place shops.



**4670 and 9600-** Additional streetscape and landscaping projects that the board may want to consider are as follows:

### **70<sup>th</sup> Street**

70<sup>th</sup> street has evolved into a street that does not interact well with pedestrians. As the Metrorail garage project proceeds, the City is currently evaluating an unsolicited proposal at the Inspection Station. The Valencia's front door is there. Progress Road and Commerce Lane have been rezoned to accommodate transit-oriented redevelopment. Each of these projects will bring new activity to the street in the form of residents, consumers, and workers. 70<sup>th</sup> Street should be made more pedestrian and bike friendly. It should be a model "Complete Street" for South Miami.

### **58<sup>th</sup> Avenue**

58<sup>th</sup> Avenue might be the most awkward street in the City and the street most in need of redesign and reconstruction. Within one city block, it is a two-way street, a one-way street, a parking deck entrance, and a surface parking lot entrance. This block needs some continuity. It is prohibitive to the pedestrians and drivers who use it.

### **62<sup>nd</sup> Avenue**

The container house project is near completion and it is time to really take a look at 62<sup>nd</sup> Avenue where it is located. 62<sup>nd</sup> Avenue is the westernmost border of the CRA. It is the home of our senior center, J.R.E. Lee Educational Center, and the entrance to the hospital district. 62<sup>nd</sup> Avenue looks like a home for power lines and a street that has been forgotten. The county has regraded the street, but a redesign to make it iconic could unleash the full potential of the street.

- ✓ **These projects would help spur redevelopment and investment in the Redevelopment Area. Now that Madison Square is off the table, we need to focus on attracting private sector investment.**



## Economic Development

Traditionally, the SMCRA has not had a robust economic development strategy. With Madison Square set to be open in 2020, the Agency needs to establish and pursue a concerted economic development strategy for businesses to be housed at Madison Square and in other locations in the SMCRA area. In addition, the Agency must choose the tenants for Madison Square and facilitate their moving into the space. The combining of grant categories resulted in more usage of the allotted funds in FY 18-19, now we intend to invest heavier supporting commercial entities of the Redevelopment Area.

### FY 2019/2020 Goal

Our goal is to develop an economic development plan that yields immediate results and engages existing and prospective businesses.

ACCT NO	ACCOUNT CLASSIFICATION	ACTUAL FY16/17	ACTUAL FY17/18	BUDGET FY18/19	ESTIMATE FY 18/19	CRA RECOM FY19/20
6101110	5513120	0	0	0	0	
6101110	5515210	0	37	0	0	40,000
6101110	5519932	348	0	0	0	50,000
6101110	5519933	2,128	2,096	20,000	12,200	50,000
6101110	5523120	0	0	0	0	0
<b>TOTAL ECON</b>		<b>2,476</b>	<b>2,133</b>	<b>20,000</b>	<b>12,200</b>	<b>140,000</b>

### ECONOMIC DEVELOPMENT HIGHLIGHT

**9932 & 9933 Small Business Competitive Training & Grants-** For FY 19-20, we intend to sponsor small business training courses that will make participants eligible for priority consideration in the Madison Square tenant selection process and eligible for grants from the Agency.

**5210 Economic Development Coordinator-** At its core, the CRA plan contemplates a return to commercial activity in the Marshall Williamson Community. Now that we have more commercial space under construction, we need to plan for short, medium, and long-term economic development of the area. A clear economic development assessment and plan will keep the momentum going following a newly constructed commercial core.

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## Redevelopment Services and Land Acquisition

For FY 19/20, we may purchase some single-family, non-conforming lots that the private sector will clearly not develop. Outside of that, we may pursue doing some placemaking that the CRA Plan authorizes to attract additional consumers to the area, such as a weekend market or festival that utilizes dormant streets during an evening. In addition, expenses related to South Miami Gardens and the Mango Lots will be paid from this account.

### FY 2019/2020 Goal

Our goal is to provide oversight for the Madison Square project, pursue the redevelopment of South Miami Gardens and the Mango Lots, and achieve an extension of the life of the Agency and expansion of its boundaries.

ACCT NO	ACCOUNT CLASSIFICATION	ACTUAL FY16/17	ACTUAL FY17/18	BUDGET FY18/19	ESTIMATE FY18/19	CRA RECOM FY 19/20
6101110 5543460	LAND ACQ & REDEV SERVICES	7,013	8,833	2,300,218	632,518	1,046,757
6101110 5819500	PROFESSIONAL SERVICES	0	109,465	0	0	0
<b>TOTAL REDEV SERVICES</b>		<b>7,013</b>	<b>118,298</b>	<b>2,300,218</b>	<b>632,518</b>	<b>1,046,757</b>

## REDEVELOPMENT SERVICES HIGHLIGHTS

**3460 Redevelopment Services** – The increase in funding reflects prior years’ savings. For FY 19-20, all costs associated with zoning, land acquisition, South Miami Gardens, and the Mango Lots will come from this account.



## Administration

The general makeup of the SMCRA staff is not expected to change this year. Staffing levels are where they should be at this time although another staffer could be useful. We successfully shrunk the roles and responsibilities of the Agency staff, so as to focus the Agency on its core functions. This year, all CRA staff will receive the same cost of living adjustment (COLA) that City staff receives.

From an operational standpoint, SMCRA staff has shifted its focus from solving social issues to executing our capital improvements focus. We are still here to help on social issues; however, we moved towards referring individual cases to specialized entities.

With the Agency slated to end in June of 2020, staff will be supported and encouraged to seek out other opportunities within the City and outside the City. If the Agency is extended and expanded, we will evaluate staffing needs beyond June of 2020.

### FY 2019/2020 Goal

Our goal is to promote community revitalization while achieving a new level of professionalism.

ACCT NO	ACCOUNT CLASSIFICATION	ACTUAL FY16/17	Actual FY17/18	BUDGET FY18/19	ESTIMATE FY 18/19	CRA RECOM FY19/20
6101110	5131210 REGULAR SALARIES	133,471	132,954	143,945	132,606	148,265
6101110	5132110 FICA	9,834	10,193	11,012	10,064	11,342
6101110	5132210 PENSION	2,337	1,441	1,633	1,167	1,682
6101110	5132220 DEFERRED COMPENSATION	2,233	5,654	7,960	7,229	8,199
6101110	5132310 INSURANCE	11,984	12,287	17,194	17,194	15,276
6101110	5132410 WORKERS COMP	65	245	432	444	445
6101110	5132460 AUTO ALLOWANCE	0	2,763	4,010	3,657	4,129
TOTAL ADMINISTRATION		159,924	165,537	186,186	172,361	189,338

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## Legal Services and Other Services

This amount proposed to be budgeted in FY 19/20 for professional legal services includes funding for general counsel services, property title related legal work, and any additional legal services requested by the SMCRA Board. It is anticipated that this funding will help position the Agency to be proactive and forward-looking.

ACCT NO	ACCOUNT CLASSIFICATION	ACTUAL FY 16/17	ACTUAL FY 17/18	BUDGET FY 18/19	ESTIMATE FY 18/19	CRA RECOM FY 19/20	
6101110	5543120	PROFESSIONAL LEGAL SERVICES	22,500	0	10,000	3,000	60,000
6101110	5549920	GENERAL CONTINGENCY	833	2,039	5,000	542	5,000
6101110	5549925	BOARD MEMBER DISCRETIONARY	6,805	4,618	7,000	4,046	7,000
6101110	5549915	MDC 1.5% ADMINISTRATIVE FEE	10,284	11,124	12,027	12,027	12,177
<b>TOTAL LEGAL SERVICES &amp; OTHER</b>		<b>40,422</b>	<b>17,781</b>	<b>34,027</b>	<b>19,615</b>	<b>84,177</b>	

## Community Policing

ACCT NO	ACCOUNT CLASSIFICATION	ACTUAL FY16/17	ACTUAL FY17/18	BUDGET FY18/19	ESTIMATE FY 18/19	CRA RECOM FY19/20	
6101110	5211210	SMCRA AREA OFFICERS (2)	123,627	125,803	134,591	126,905	139,412
6101110	5211410	OVERTIME	1,725	0	0	0	0
6101110	5212110	FICA	9,963	10,701	10,296	9,843	10,665
6101110	5212210	PENSION	16,926	16,938	20,323	13,674	14,220
6101110	5212310	INSURANCE	14,594	14,249	17,194	13,086	15,276
6101110	5212410	WORKERS COMP	1,251	3,420	6,176	6,357	6,397
6101110	5691210	SMCRA COMM. OUTR COORD	28,798	31,910	30,236	30,236	31,141
6101110	5692110	FICA	2,203	2,441	2,313	2,313	2,382
6101110	5692210	PENSION	3,896	1,441	1,633	1,633	1,682
6101110	5692310	INSURANCE	4,666	4,279	4,299	4,299	3,819
6101110	5692410	WORKERS COMP	12	46	91	93	93
<b>TOTAL COMMUNITY POLICING &amp; OUTREACH</b>		<b>207,661</b>	<b>211,228</b>	<b>227,152</b>	<b>208,439</b>	<b>225,087</b>	

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## Residential Improvements

Maintaining the housing stock of the Redevelopment Area and improving its curb appeal is our goal for the 19-20 fiscal year. It is easier to attract private capital into our community if they see the area as well-maintained. We will pursue beautifying the Redevelopment Area and making the community a desirable place to invest and to live.

### FY 2019/2020 Goal

Our goal is to paint two houses per month and vigorously pursue preservation of the naturally occurring affordable housing stock in the Redevelopment Area through rehabilitation of homes in the SMCRA area.

ACCT NO	ACCOUNT CLASSIFICATION	ACTUAL FY16/17	ACTUAL FY17/18	BUDGET FY18/19	ESTIMATE FY18/19	CRA RECOM FY19/20
6101110	5643120 CREDIT COUNSELING	0	0	5,000	0	0
6101110	5649935 DOWN PAYMENT ASSISTANCE PROGRAM	0	0	25,000	25,000	25,000
6101110	5649930 RESIDENTIAL REHABILITATION	17,407	17,595	100,000	56,925	100,000
<b>TOTAL RESIDENTIAL IMPROVEMENTS</b>		<b>17,407</b>	<b>17,595</b>	<b>130,000</b>	<b>81,925</b>	<b>125,000</b>

## Residential Improvements

**9930 Residential Rehabilitation Program-** The budget for this program is remaining unchanged due to the success of the residential painting program and the need to focus on the preservation of naturally occurring affordable housing in the Redevelopment Area.

**9930 Residential Rehabilitation Program-** We have a potential partnership with the Green Corridor, an interlocal Agency funded with a surcharge on Property Assessed Clean Energy (PACE) customers, which has allocated money towards improving insulation in single-family homes throughout the Redevelopment Area. We intend to match their investment with a grant and with our own rehabilitation program.

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## Marketing

This year the SMCRA will not fund social programs. We intend to spend our resources rebranding the Redevelopment Area and promoting the Area as an ideal place for investment while highlighting the history, culture, and businesses of the area. No effort has ever been made to promote the Redevelopment Area's businesses.

### FY 2019/2020 Goal

Our goal is to inform the public about the SMCRA and promote SMCRA businesses.

ACCT NO	ACCOUNT CLASSIFICATION	ACTUAL FY16/17	ACTUAL FY17/18	BUDGET FY18/19	ESTIMATE FY 18/19	CRA RECOM FY19/20
6101110	5593120	19,500	19,500	0	0	0
6101110	5593450	14,999	15,000	15,000	15,000	15,000
6101110	5599931	9,900	4,500	0	0	0
6101110	5743120	12,076	12,170	15,000	7,000	40,000
	PROFESSIONAL SERVICES -EVENTS			7,500	7,500	7,500
	MADISON SQUARE GROUNDBREAKING			3,000	3,000	
	<b>TOTAL MARKETING</b>	<b>56,475</b>	<b>51,170</b>	<b>40,500</b>	<b>32,500</b>	<b>62,500</b>

## MARKETING HIGHLIGHTS

**3120 Marketing-** The budget for this program is attempting to separate event funding from money needed to better inform the public about the Agency. This year, we acknowledge that marketing cannot be done with the current staffing levels. Thus, hiring an agency that brands governments is imperative.

**3120 Special Events-** FY 18-19 was the first year the SMCRA produced no special events. Instead, we sponsored events that were produced by our community partners. This year is no different.

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## Other Operating Expenditures

ACCT NO	ACCOUNT CLASSIFICATION	ACTUAL FY16/17	ACTUAL FY17/18	BUDGET FY18/19	ESTIMATE FY 18/19	CRA RECOM FY19/20
6101110	5543210 AUDITS	5,000	5,000	8,000	5,000	8,000
6101110	5544070 TRAVEL & CONFERENCE	53	5	1,300	1,224	3,000
6101110	5544631 TELEPHONE LINE SERVICE	786	767	1,250	555	800
6101110	5544850 LEGAL NOTICE & ADVERTISING	0	0	0	0	1,000
6101110	5544710 COPY MACHINE	0	0	1,200	250	1,200
6101110	5545210 OPERATING SUPPLIES	323	680	2,500	450	2,500
6101110	5545410 MEMBERSHIPS (FRA, Newsp. Subs)	175	950	1,250	85	1,250
<b>TOTAL OPERATING EXPENDITURES</b>		<b>6,337</b>	<b>7,402</b>	<b>15,500</b>	<b>7,564</b>	<b>17,750</b>

## General Fund Transfers (SOMI)

ACCT NO	ACCOUNT CLASSIFICATION	ACTUAL FY16/17	ACTUAL FY17/18	BUDGET FY18/19	ESTIMATE FY 18/19	CRA RECOM FY19/20
6101110	5819500 FUEL - FIELD INSPECTION CAR	800	800	800	800	880
	INSURANCE - FIELD INSPECTION CAR	500	500	500	500	650
	PROCUREMENT SERVICES	1,850	1,850	1,850	1,850	2,500
	PRINTING & MAIL-OUT SERVICE	1,910	1,910	1,910	1,910	2,101
	PD CLOTHING ALLOWANCE	0	0	0	0	800
	PROTECTIVE SERVICES FUEL & EQUIP	1,733	1,733	1,733	1,733	1,467
	SMCRA SECRETARY/CITY CLERK	7,096	7,096	7,096	7,096	9,800
	FINANCE DEPARTMENT	4,490	4,490	4,490	4,490	7,000
	PLANNING DEPARTMENT	3,800	3,800	3,800	3,800	11,000
	MAPPING & PRINTING SERVICES (GIS)	7,945	7,945	7,945	7,945	8,740
	HUMAN RESOURCES SERVICES	3,050	3,050	3,050	3,050	4,355
	GENERAL COUNSEL LEGAL SERVICES	26,291	26,291	26,291	26,291	0
	EVENT CONTRIBUTION	0	0	1,500	1,500	1,500
	PUBLIC WORKS PROJECT MANAG	0	0	0	0	19,294
	CITY TROLLEY CONTRIBUTION	0	0	0	0	15,000
	MARSHALL WILLIAMSON SIDEWALK	0	0	0	0	50,000
	COMMUNITY POOL OPERATING	50,000	50,000	50,000	50,000	50,000
<b>TOTAL GENERAL FUND TRANS</b>		<b>109,465</b>	<b>109,465</b>	<b>110,965</b>	<b>110,965</b>	<b>185,087</b>



## Property Management

The SMCRA continues to own and operate the Marshall Williamson Condominium Association's Small Business Incubator located at 5825 SW 68<sup>th</sup> Street, a building owned by the SMCRA. During the FY 18/19, the SMCRA Board approved the beginning of disposition procedures and authorized negotiations with Branches, Inc. to lease the building to carry out services authorized by the CRA Plan. While those negotiations are ongoing, we still need to keep the building in working order. We imagine that there will be additional cost savings from this portion of the budget. It should be noted that we may need to terminate the condominium association at some point.

### FY 2019/2020 Goal

Our goal is to keep the Small Business Incubator functioning and continue disposing of all CRA properties.

ACCT NO	ACCOUNT CLASSIFICATION	ACTUAL FY 16/17	ACTUAL FY 17/18	BUDGET FY 18/19	ESTIMATE FY 18/19	CRA RECOM FY 19/20
6101110 5833120	PROFESSIONAL SERVICES	4,090	4,475	0	0	0
6101110 5836110	BLIGHTED PROPERTY ACQUISITION	6,850	0	0	0	0
6101110 5833125	PROPERTY EXPEND. (Taxes, Insu, Utilities)	36,360	27,918	40,000	35,000	40,000
6101110 5833455	PROPERTY MAINTENANCE & REPAIRS	19,557	22,936	40,000	10,482	40,000
6101110 5541210	PROPERTY MANAG COORD (50% Op. Duties)	24,983	25,432	21,864	25,601	22,517
6101110 5542110	FICA	1,911	1,946	1,673	1,959	1,723
6101110 5542220	DEFERRED COMPENSATION	500	509	1,530	497	1,576
6101110 5542310	INSURANCE	4,928	4,254	4,299	4,299	3,819
6101110 5542410	WORKERS COMPENSATION	10	37	66	68	68
<b>TOTAL PROPERTY MANAGEMENT</b>		<b>99,189</b>	<b>87,507</b>	<b>109,432</b>	<b>77,906</b>	<b>109,703</b>

## South Miami CRA FY 2019-2020 Budget- MDC Format

Revenue	18-19 Adopted	18-19 Estimate	19-20 Proposed	Narrative Page
COSM Increment	\$738,889	\$738,889	748,039	
MDC Increment	\$801,802	\$801,802	811,782	
Cash Carryover	\$1,866,039	\$1,875,401	2,003,468	
Cash Carryover (Mad Square)	\$0	\$0	0	
All Other Revenues	\$33,000	\$31,268	26,000	
Interest Earnings	\$4,250	\$3,768	3,800	
<b>Revenue Total</b>	<b>\$3,443,980</b>	<b>\$3,451,128</b>	<b>3,593,089</b>	pg. 9
<b>Admin. Expend.</b>				
Empl. Salary & Fringe	\$186,186	\$172,361	189,338	pg. 14
Prof/ Contract Serv.	\$0	\$0	0	
Other Admin	\$0	\$0	0	
<b>Subtotal Admin Expenses</b>	<b>\$186,186</b>	<b>\$172,361</b>	<b>189,338</b>	
County Admin Charge at 1.5%	\$12,027	\$12,027	12,177	pg. 15
<b>(A) Subtotal Adm Exp &amp; MDC Charge</b>	<b>\$198,213</b>	<b>\$184,388</b>	<b>\$201,515</b>	
<b>Operating Expenditures</b>				
Empl. Salary & Fringe (Comm. Outreach Coord. & Property Mang)	\$68,004	\$70,998	68,820	pgs. 15, 19
Prof/ Contract Serv. (Econ Dev. Coord. & Econ Dev. Train)	\$5,000	\$0	90,000	pg. 12
Legal Serv. Court Costs	\$10,000	\$3,000	60,000	pg. 15
Land/Building Acq. & Redev. Services	\$2,400,218	\$632,518	1,046,757	pg. 13
Infrastructure Improv	\$170,000	\$92,209	1,300,000	pg. 10
Property Maint. (Property Owner Maint/ Repairs)	\$40,000	\$35,000	40,000	pg. 19
Redev. Grants Issued (Bus Grants, Down Pay Assist, Bowman Schol, Residnetial Rehab)	\$145,000	\$109,125	190,000	pgs. 12, 16-17
Debt Service Bond Payments	\$0	\$0	0	
Marketing & Special Events	\$40,500	\$17,500	47,500	pg. 17
Transfers Out to Others ( GF Transfer, Subst Officers & Fringe)	\$299,545	\$280,830	371,057	pgs. 15, 18
<b>Other Operating</b>				
Advertising and Legal	\$0	\$0	1,000	pg. 18
Travel and Conference	\$1,300	\$1,224	3,000	pg. 18
Empl. Training	\$0	\$0	0	
Property Taxes, Ins, Utilities	\$40,000	\$10,482	40,000	pg. 19
Audits and Studies	\$8,000	\$5,000	8,000	pg. 18
Publications & Memberships	\$1,250	\$85	1,250	pg. 18
Supplies & Copier	\$3,700	\$700	3,700	pg. 18
Telephone & Comm. Lines	\$1,250	\$555	800	pg. 18
Other Op. Exp. (Board Discrt)	\$7,000	\$4,046	7,000	pg. 15
<b>(B) Subtotal Oper. Exp.</b>	<b>\$3,240,767</b>	<b>\$1,263,272</b>	<b>\$3,278,884</b>	
<b>(C) Reserve/Contingency</b>	<b>\$5,000</b>	<b>\$2,003,468</b>	<b>\$112,690</b>	pgs. 8, 15
<b>Expenditure Total (A+B+C)</b>	<b>\$3,443,980</b>	<b>\$3,451,128</b>	<b>\$3,593,089</b>	
<b>Cash Position (Rev-Exp)</b>	<b>\$0</b>	<b>\$0</b>	<b>\$0</b>	
<b>Allocated Redev. Project</b>				
Resid. Housing Stock Improv.	\$100,000	\$56,925	\$100,000	
Aff. Housing Purchase Asst.	\$30,000	\$25,000	\$25,000	
Prop. Acq. & Redev. Services	\$2,400,218	\$632,518	\$1,046,757	
Land Acq. Bond Debt Serv.	\$0	\$0	\$0	
Infr.&Streetscape, Park Impr.	\$170,000	\$92,209	\$1,300,000	
Comm. Pool Ops	\$50,000	\$50,000	\$50,000	
Commercial Grants	\$20,000	\$12,200	\$50,000	
<b>Totals</b>	<b>\$2,770,218</b>	<b>\$868,852</b>	<b>\$2,571,757</b>	



## SMCRA Redevelopment Plan Goals

Goal 1 - Work with City to improve quality of life	Partner with the City to construct a \$4M multi-purpose center	Completed
Goal 1 - Work with City to improve quality of life	Partner with the CAA to provide skill training and job placement	Completed
Goal 1 - Work with City to improve quality of life	Facilitate employment for residents (56 local unemployed residents)	Ongoing
Goal 1 - Work with City to improve quality of life	Restore the Marshall Williams Tennis Courts	Completed
Goal 1 - Work with City to improve quality of life	Purchase of the Mobley Property and attraction of service provider tenants	Completed
Goal 1 - Work with City to improve quality of life	Establishment of Madison Square Fridays and Saturdays	Completed
Goal 2 - Collaborate to facilitate maximum private investment	Award of \$22,500 matching grant for renovation of Sunset Prof. Bldg.	Completed
Goal 2 - Collaborate to facilitate maximum private investment	Award of \$21,316 grant for renovation of Pool Hall Corporation	Completed
Goal 3 - Work and communicate with interested community groups	Participate in the Black Democratic Caucus, "People to People Bus Tour"	Not Complete
Goal 3 - Work and communicate with interested community groups	Recognize neighborhood pride through the "Spirit of the Season" award	Completed
Goal 4 - Redevelopment Plan serves as primary vehicle and tool for City's redevelopment effort	Update the "Finding of Necessity" to determine true CRA boundaries	Completed
Goal 5 - SMCRA developments shall comply with goals, objectives, and guidelines of the City's development review boards	All SMCRA development plans are subject to compliance with the goals, objectives, and guidelines of the development review boards	Completed
Goal 6 - Leverage of the maximum amount of non-tax increment financing resources	Leverage \$40k in SMCRA cash incentives into over \$350k of private investment with development of 4 new Habitat homes	Completed



Goal 6 - Leverage of the maximum amount of non-tax increment financing resources	Acquire \$81k in economic development funds through NANA	Completed
Goal 7 - Purchase and or redevelopment of vacant or abandoned properties	Partner with Greater Miami Neighborhoods	Completed/Ongoing
Goal 7 - Purchase and or redevelopment of vacant or abandoned properties	Requested County to demolish unsafe structures at 6350 SW 60th Avenue	Completed
Goal 7 - Purchase and or redevelopment of vacant or abandoned properties	Transferred vacant lots to housing developers to construct affordable homes	Completed/ Ongoing
Goal 7 - Purchase and or redevelopment of vacant or abandoned properties	Conveyed vacant lots for SMCRA Single-Family Housing Program (5)	Completed
Goal 7 - Purchase and or redevelopment of vacant or abandoned properties	Initiated foreclosure on vacant lots to acquire for SMCRA Single-Family Housing Program (8)	Completed
Goal 8 - Pursue successful Quick Victory projects in the earliest stages	Install new public trash receptacles	Completed
Goal 9 - Develop partnerships toward achievement of goals to maximizing leverage	Partnership with Habitat for Humanity (new homes)	Completed
Goal 10 - Identify and rehabilitate significant historical and cultural community elements	Church Street Project landscaping improvements	Completed
Goal 11 - Encourage and facilitate an integrated pedestrian circulation, parks and open space; emphasis on access to commercial activity east of US1	Church Street Upgrades to sidewalks	Completed



Goal 12 - Support and participate in provision of an efficient parking system	On-street parking provided in conjunction with the Church Street Project	Completion
	Additional parking provided in conjunction with the Multi-Purpose Center	Completed
Goal 13 - Encourage infrastructure that can accommodate present and future	Redevelopment Area-wide infrastructure	Completed/ Ongoing
Goal 14 - Participate in environmental clean-up	There are no known environmental concerns in the area. The City will determine how to address any further issues, including potential Brownfield sites, as they arise.	None Identified
Goal 15 - Encourage development of new housing and rehab existing units	Work with the County on facilitating the South Miami Gardens project	Ongoing
Goal 15 - Encourage development of new housing and rehab existing units	With Habitat for Humanity, completed 4 new infill homes	Completed
Goal 15 - Encourage development of new housing and rehab existing units	Single-Family and Multi-Family Rehabilitation Programs (approved 90)	Completed/Ongoing
Goal 15 - Encourage development of new housing and rehab existing units	Develop a Multi-Family Housing Plan	Completed/ Ongoing
Goal 15 - Encourage development of new housing and rehab existing units	Fund a Landscape Program to improve landscaping and architecture (25 homes)	Not Started/ Ongoing
Goal 15 - Encourage development of new housing and rehab existing units	Contract Greater Miami Neighborhoods to build affordable homes (7 complete)	Completed
Goal 15 - Encourage development of new housing and rehab existing units	Seek Waiver of permit fees for rehabilitation projects	Completed
Goal 16 - Give home purchase priority to SMCRA residents and then to City residents	Homeowners Assistance Program	Completed



Goal 17 - give local business and financial entities priority in all housing programs	Development of Pre-Apprenticeship program (through implementation of the Wounded Healers Program) to prepare neighborhood youth for employment in the construction industry.	Completed/Ongoing
Goal 18 - Implement programs that increase and valorem value of non-residential property	Commercial Rehabilitation Program (approved 3 grants)	Completed
Goal 19 - With assistance, preserve and enhance existing areas to provide a variety of housing opportunities for all income levels.	Transferred vacant lots to housing developers to construct affordable homes	Completed
Goal 20 - Undertake annual continuous improvement programs and other activities designed to prevent the recurrence and spread of negative conditions	Organize the August Black to School Giveaway Program (supplies 100+ students)	Completed/ Ongoing through Parks Department
Goal 20 - Undertake annual continuous improvement programs and other activities designed to prevent the recurrence and spread of negative conditions	Organized and supervised the Students Work Initiative Program (65 youth)	Completed
Goal 20 - Undertake annual continuous improvement programs and other activities designed to prevent the recurrence and spread of negative conditions	Implemented the "Dress for Success" clothing drive	Completed
Goal 20 - Undertake annual continuous improvement programs and other activities designed to prevent the recurrence and spread of negative conditions	Conducted a local job fair and established partnerships for job placement	Completed



Goal 20 - Undertake annual continuous improvement programs and other activities designed to prevent the recurrence and spread of negative conditions	Hire a Community Outreach Coordinator to promote events (i.e. Semi-Annual Town Hall Meeting)	Completed
Goal 20 - Undertake annual continuous improvement programs and other activities designed to prevent the recurrence and spread of negative conditions	Implement a Marketing Plan developed by B. Mumford & Company and team	Ongoing
Goal 21 - Work with Public Safety to create a safe quality environment	Fund police officer, code officer, and social worker positions	Completed
	Operation of a Police Workstation in SMG Public Housing Complex	Completed
	Traffic Calming Project (SW 64th Street)	Ongoing
Goal 22 - Work with citizen groups and the School Board to identify additional educational opportunities	Award of \$12,500 grant for expansion of Princeton Preschool	Not Complete
Goal 23 - Promote alternative modes of transportation and maximize transit	Implement a Trolley System on Fridays and Saturdays	Complete
Goal 24 - Implement programs that help remove financial obstacles for redevelopment	Create a 501©3-support corporation to access additional grant funds	Not Initiated
Goal 24 - Implement programs that help remove financial obstacles for redevelopment	Commissioners' Special Needs Program (financial resources to provide new roof for medically disabled homeowner and bike track to St. Alban's Child Enrichment Center)	Completed
Goal 25 - Work in concert with goals of the State, County, and City Agencies and Plans	Selected as a "case study" for revitalization and affordable housing by Federal HUD	Completed
Goal 25 - Work in concert with goals of the State, County, and City Agencies and Plans	Increased Admin Cap to 20%	Completed





**RESOLUTION NO. 109-19-15381**

**A Resolution of the Mayor and City Commission for the City of South Miami approving the annual budget of the South Miami Community Redevelopment Agency (SMCRA) for the Fiscal Year beginning October 1, 2019 and ending on September 30, 2020.**

**WHEREAS**, the SCMRA Clerk was delivered the Annual Budget on August 2, 2019 and the SMCRA Board approved the annual budget on August 6<sup>th</sup>, 2019; and

**WHEREAS**, the Interlocal Agreement between the CSM and the County (MDC) relating to SMCRA (Interlocal Agreement) require the submittal of the Annual Budget to the County for final approval no later than forty-five days prior to the beginning of the fiscal year; and

**WHEREAS**, the proposed expenditures included in the Annual Budget are in accordance with state law, the SMCRA Redevelopment Plan, and the Interlocal Agreement; and

**WHEREAS**, once adopted, the annual SMCRA budget will be transmitted to Miami-Dade County (MDC) for final approval.

**NOW, THEREFORE, BE IT RESOLVED BY THE MAYOR AND CITY COMMISSION FOR THE CITY OF SOUTH MIAMI:**

**Section 1.** The above recitals are hereby incorporated herein as if set forth in full.

**Section 2.** The South Miami Community Redevelopment Agency annual budget for the Fiscal Year beginning October 1, 2019 and ending on September 30, 2020, a copy of which is attached, is approved.

**Section 3.** The budget, as well as a copy of this resolution and the SMCRA resolution, shall be transmitted by the City Clerk to Miami-Dade County for approval, pursuant to the Interlocal Agreement.

**Section 4.** The funds appropriated in the budget may be expended in accordance with the provisions of the approved budget, the Community Redevelopment Plan, and as authorized by law.


**Section 5: Severability.** If any section, clause, sentence, or phrase of this resolution is for any reason held invalid or unconstitutional by a court of competent jurisdiction, the holding shall not affect the validity of the remaining portions of this resolution.

**Section 6. Effective Date:** This resolution shall be effective immediately upon

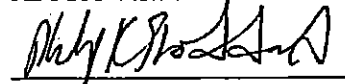
its adoption.

PASSED AND ADOPTED this 20<sup>th</sup> day of August, 2019.

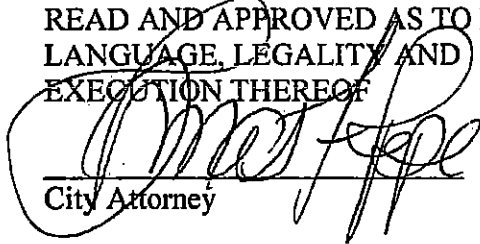
ATTEST:

  
\_\_\_\_\_  
City Clerk

APPROVED:

  
\_\_\_\_\_  
Mayor

READ AND APPROVED AS TO FORM  
LANGUAGE, LEGALITY AND  
EXECUTION THEREOF

  
\_\_\_\_\_  
City Attorney

COMMISSION VOTE: 5-0  
Mayor Stoddard: Yea  
Vice Mayor Harris: Yea  
Commissioner Welsh: Yea  
Commissioner Liebman: Yea  
Commissioner Gil: Yea

**RESOLUTION NO. CRA 16-19-1104**

**A resolution approving the annual budget of the City of South Miami Community Redevelopment Agency (SMCRA) for the Fiscal Year beginning October 1, 2019 and ending on September 30, 2020; approving and authorizing the appropriation and anticipated expenditure of funds proposed therein; and authorizing the transmittal of the annual budget to the City of South Miami and Miami-Dade County for approvals.**

**WHEREAS**, the City of South Miami Community Redevelopment Agency (SMCRA) Board adopted Resolution 14-17-972 which amended the SMCRA bylaws to require that the SMCRA submit a proposed annual budget and budget message (Annual Budget) to the City of South Miami (CSM) within seven days of the CSM and Miami-Dade County (County) publishing their respective proposed millage rates and that the SMCRA Clerk schedule a special budget meeting within seven days of receipt of the Annual Budget; and

**WHEREAS**, the SMCRA Clerk was delivered the Annual Budget on August 2, 2019 and all other requirements for consideration of the budget and scheduling the special budget meeting have been met; and

**WHEREAS**, the Interlocal Agreement between the CSM and the County relating to SMCRA (Interlocal Agreement) require the submittal of the Annual Budget to the County for final approval no later than forty-five days prior to the beginning of the fiscal year; and

**WHEREAS**, the total SMCRA budget for FY 2019-2020 is \$3.48 million, with total revenue for the year being approximately \$1.58 million and \$1.9 million in carryover funds; and,

**WHEREAS**, the proposed expenditures included in the Annual Budget are in accordance with state law, the SMCRA Redevelopment Plan, and the Interlocal Agreement; and

**WHEREAS**, following the approval of this budget by the SMCRA, the budget shall be placed on the August 21<sup>st</sup> City Commission agenda for approval and, if approved, transmitted to the County for final approval.

**NOW, THEREFORE, BE IT RESOLVED BY THE CITY OF SOUTH MIAMI COMMUNITY REDEVELOPMENT AGENCY THAT:**

**Section 1.** The recitals above are incorporated into this resolution.

**Section 2.** The South Miami Community Redevelopment Agency annual budget for the Fiscal Year beginning October 1, 2019 and ending on September 30, 2020, a copy of which is attached, is approved.

**Section 3.** The budget, as well as a copy of this resolution, shall be transmitted by the to the CSM and MDC for approvals, pursuant to the Interlocal Agreement.

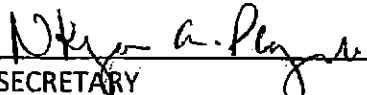
**Section 4.** The funds appropriated in the budget may be expended in accordance with the provisions of the approved budget, the Community Redevelopment Plan, and as authorized by law.

**Section 5.** If any section, clause, sentence, or phrase of this resolution is for any reason held invalid or unconstitutional by a court of competent jurisdiction, the holding shall not affect the validity of the remaining portions of this resolution.

**Section 6.** This resolution shall become effective immediately upon approval by vote of the City of South Miami Community Redevelopment Agency Board.

PASSED AND ADOPTED this 6<sup>th</sup> day of August, 2019.

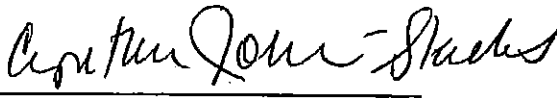
ATTEST:

  
SECRETARY

APPROVED:

  
CHAIRPERSON

READ AND APPROVED AS TO FORM:

  
GENERAL COUNSEL

Board Vote:	6-0
Chairman Stoddard:	Yea
Vice-Chairman Harris:	Yea
Member Welsh:	Yea
Member Liebman:	Yea
Member Gil:	Yea
Member Jackson:	Absent
Member Kelly:	Yea