

I. Call to Order — CRA Board Chairwoman Daniella Pierre called the meeting to order at 6:01 p.m.

II. Board Member Roll Call/Introductions

Daniella Pierre, Chairwoman	Present
Jeffy Mondesir, Vice Chair	Present
Gene Lomando	Present
Linnon Latham	Absent (Excused)
Nadeige Theresias-Joisil	Present

Others Present:

Chimene Y. Graham, Nicole Hoyle, Office of Management and Budget (OMB)
Terrence Smith, County Attorney’s Office (CAO) Leroy Jones, Neighbors and Neighbors Association, Inc.

III. Public Comment/Reasonable Opportunity to be Heard — Leroy Jones, Neighbors and Neighbors Association, Inc., provided the new Members with an overview of the agency’s services to the CRA and inquired about any upcoming RFPs. Chimene Graham stated that a comprehensive universal competitive solicitation, to include, marketing, grant management and economic development services, would be released later in the year.

IV. Approval of Agenda — Gene Lomando moved approval of the Agenda, with a second from Jeffy Mondesir. Motion passed, 3 - 0.

V. Approval of June 30, 2022 Minutes — Moved by Gene Lomando with a second from Jeffy Mondesir. Motion passed, 3 - 0.

VI. Action Items

A. Resolution Retroactively Approving the NW 7th Avenue Community Redevelopment Agency Fiscal year 2022-2023 Budget in the Amount of \$5,298,712 — Motion to approve was proffered by Gene Lomando, with a Second from Jeffy Mondesir. Motion passed, 3 - 0.

B. Resolution Retroactively Approving Amendment No. 10 with Neighbors And Neighbors, Inc. for Grant Administration Services for a Six-month Period in the Amount of \$57,000 and Authorizing the Executive Director to Exercise an Additional Six-month Period in the Amount of \$57,000 if Deemed Necessary, for a Total Amount of \$114,000— Motion to approve was proffered by Jeffy Mondesir, with a Second from Gene Lomando. Motion passed, 3 - 0.

VII. CRA Updates

A. CRA/ OMB Staffing Update — Chimene Graham stated the departure of former Assistant Director Rasha Cameau and the plans to have a replacement on board in the near future.

B. Global RFP — (Economic Development/ Marketing Analyst; Grants Administrator; Public Relations/Marketing) — Chimene Graham also elaborated on the Global RFP and the various components needed based on the needs of the CRA’s. Ms. Graham also touched upon future speakers for the next meeting such as the police department to discuss possible community policing efforts and code enforcement to speak to various blight-related issues. Board member Nadeige Theresias-Joisil arrived at the meeting at 6:33 PM.

VIII. Adjournment- 6:36 PM

Business Improvement Innovation Grant Program Update

Grantee	Industry	Address	Proposed Use of Funds	Awarded Amount	Amount Expended	Balance	STATUS
2020/2021 BIIG Awards							
Whip-Lash Holdings Inc.	Salon & Spa	681 NW 108th Street	·Purchase of hair dryer stations; hair wash stations; hairstyling chairs; massage tables; manicure stations; station mirrors; floor mats	\$ 6,055.00	\$ -	\$ 6,055.00	Open
				\$ 6,055.00	\$ -	\$ 6,055.00	
2021/2022 BIIG Awards							
Abby's Adult Day Care Inc.	Adult Day Care	8872 NW 7th Ave	· Equipment purchase/technology upgrade: NuStep exercise machine; computer; recliners; desks and chairs	\$ 10,000.00	\$ -	\$ 10,000.00	Open
Ponderosa Woodslabs LLC	Custom Wood Furniture	14927 NW 7th Ave	· Equipment purchase: wide belt sanding machine; dust collector unit and air compressor	\$ 10,000.00	\$ 10,000.00	\$ -	Pnd'g Closure
Click N Go The Online Store, LLC	Online Retail	750 NW 107th Street	· Equipment purchase: Forklift	\$ 10,000.00	\$ -	\$ 10,000.00	Open
Palm Automart Sales, Inc. DBA Magic Touch	Auto Body Repair	10801 NW 7th Ave	· Equipment purchase: 4-ton car lift car frame machine; computer	\$ 10,000.00	\$ 9,589.99	\$ 410.01	Open
Papillon Business LLC	Retail Sales	10605 NW 7th Ave	· Technology Upgrade: Apple iMac; iPad Pro; 50' display; merchant point of payment station; LED display case	\$ 10,000.00	\$ 9,706.24	\$ 293.76	Open
Arrow Muffler Co. Inc.	Auto Repair	14545 NW 7th Ave	· Equipment purchase: Miller metric welder; Lincoln lifting 3350; air compressor; DeWalt impact wrench; Eastwood bench; Milwaukee cordless saws	\$ 10,000.00	\$ 9,999.00	\$ 1.00	Pnd'g Closure
				\$ 60,000.00	\$ 39,295.23	\$ 20,704.77	

Commercial Improvement Program Update

Grantee	Industry	Address	Projected Use of Funds	Awarded Amount	Amount Expended	Balance	Matchung Funds	Status
2015 CIP Awards								
Cliff's Restaurant Miami, Inc	Restaurant	10740 NW 7th Ave	Demolition and rebuild; Sewer connection; replace and install new ceiling, flooring & drywall; repair roof and awning; resurface parking lot.	\$ 75,000.00	\$ 13,579.57	\$ 61,420.43	>\$100,000.00	Open
				\$ 75,000.00	\$ 13,579.57	\$ 61,420.43		
2020/2021 CIP Awards								
Whip-lash Holdings Inc.	Property Management	681 NW 108th St.	Proposes to paint and replace the existing storefront and doors; update interior lighting; install and update plumbing and fixtures to meet ADA requirements; update fire damper & air return duct; install drywall	\$ 50,000.00	\$ 50,000.00	\$ -	\$12,500.00	Pnd'g Closure
USA Real Estate and Investment	Real Estate & Investment	650 NW 10th St.	Proposes to improve the look of the Corridor; exterior painting; installation of decorative lighting; pavement resurfacing; parking resurfacing.	\$ 50,000.00		\$ 50,000.00	\$12,500.00	Open
C&M Bakery	Bakery	13804 NW 7th Ave.	Proposed to renovate the exterior storefront (door); interior improvements; upgrade to ceiling; widows and Covid-19 equipment.	\$ 37,500.00		\$ 37,500.00	\$9,375.00	Open
14600 Inc. (Parcel #1)	Property Management	14600 NW 7th Ave.	Proposes to improve the look along the Corridor; exterior painting; upgrade roof; sewer connection; parking resurfacing; install new paver sidewalk; make ADA compliant updates.	\$ 50,000.00	\$ 50,000.00	\$ -	\$12,500.00	Pnd'g Closure
14600 Inc. (Parcel #2)	Property Management	14620 NW 7th Ave.	Proposes to improve the look along the Corridor; exterior painting; upgrade roof; sewer connection; parking resurfacing; install new paver sidewalk; make ADA compliant updates.	\$ 50,000.00	\$ 50,000.00	\$ -	\$12,500.00	Pnd'g Closure
				\$ 237,500.00	\$ 150,000.00	\$ 87,500.00		
2021/2022 CIP Awards								
Ponderosa Woodslabs	Specialty Trade Furnishing Store	14927 NW 7th Ave.	Business sign fabrication/install; Drywall repair; new floors; Electric wiring; Install outside water outlet	\$ 15,000.00	\$ -	\$ 15,000.00	\$3,750.00	Open
Dolly's Florist, Inc.	Floral Shop	14700 NW 7th Ave.	Remodel exterior; New paint/stucco; Replace front door	\$ 50,000.00	\$ -	\$ 50,000.00	\$12,500.00	Open
Abby's Adult Day Care	Adult Daycare	8872 NW 7th Ave.	Fencing; Magnetic door & locks; Interior half wall; updated wiring for new door; filtration system for drinking fountain; Update bathrooms; a concrete slab.	\$ 45,000.00	\$ -	\$ 45,000.00	\$11,250.00	Open
Thomas Dental Associates, Inc.	Dental Office	14050 NW 7th Ave.	New roof; Repair façade/trim; New paint; Re-asphalt parking lot; Repair irrigation and re-landscape	\$ 50,000.00	\$ -	\$ 50,000.00	\$12,500.00	Open
J & G Investment Properties, Inc.	Property Management	11695 NW 7th Ave.	Enhance the exterior by modernizing the front of the building with new windows and doors; Asphalt re-pavement.	\$ 50,000.00	\$ -	\$ 50,000.00	\$12,500.00	Open
Aqua Beach Holdings	Property Management	14440 NW 7th Ave.	Remove & install impact windows; Repave parking lot; Roof refinishing; sewer connection; ADA/Code compliance improvements	\$ 50,000.00	\$ 31,055.00	\$ 18,945.00	\$12,500.00	Open
				\$ 260,000.00	\$ 31,055.00	\$ 228,945.00		

NW 7th Avenue CRA - Unsafe Structures

CaseType	PropertyAddress	FolioNumber	CLegal	OpenDate	CloseDate	FullName
1 Unsafe Structures	10740 NW 7 Ave 1	30213522030	Pinewood Pk ExtT PB 34-91' Lots 15 thru 17 less E15ft Blk 11' lot size 6375 sq ft' or 17360-1632 0795 4'	7/28/2009	1/1/0001 12:00:00 AM	Clifton Samuels
2 Unsafe Structures	10150 NW 7 Ave	30310212640	West Biscayne PB 7-58 lot 3 LESS E25ft for R/W & S50ft of lot 4 blk 4 lot size irregular or 13893-0628 1188 1 or 13893-0628 1188 00	6/29/2001	1/1/0001 12:00:00 AM	Dr. Altheria H. Ebohon
3 Unsafe Structures	13900 NW 7 Ave Bldg #1	30212311160	Highview Gardens Sec B' PB 45-37' lots 1 & 2 blk 8' lot size 140.000 X 100' or 19374-4394 1100 6'	7/9/2004 11:26	1/1/0001 12:00:00 AM	Cavalier Mortgagr Co LLC
4 Unsafe Structures	14349 NW 7 Ave	30211332160	13-24 52 41 Brandon Park-Sec A PB 34-77 lots 1 & 2 Blk 44 lot size 52.640 X 110 or 15052-3650 0591 5 or 28167-1436 0612 01	1/28/2011	1/1/0001 12:00:00 AM	Jonathan Tabraue
5 Unsafe Structures	10740 NW 7 Ave 1	30213522030	Pinewood Park Ext PB 34-91 lots 15 thru 17 less E15ft blk 11 lot size 6375 sq ft or 17360-1632 0795 4 or 17360-1632 0795 01	7/12/2011 15:02	1/1/0001 12:00:00 AM	Clifton Samuels
6 Unsafe Structures	10150 NW 7 Ave 1	30310212640	West Biscayne PB 7-58' lot 3 less E25ft for R/W & ' S50ft of lot 4 blk 4' lot size irregular' or 13893-0628 1188 1'	11/4/2010 12:55	1/1/0001 12:00:00 AM	Dr. Altheria H. Ebohon
7 Unsafe Structures	11300 NW 7 Ave 1	3021352450	Pinewood ParkT PB 34-91 lots 20 & 21 less E15ft to co blk 3 lot size 52.500 X 85 or 17486-2318 1296 4 COC 23564-3076 06 2005 1	11/3/2010 10:29	1/1/0001 12:00:00 AM	Stanley Bien Aime
8 Unsafe Structures	10895 NW 7 Ave 1	30213521770	Pinewood Park Ext PB 34-91 lots 11 & 12 less E15ft blk 10 lot size 52.500 X 85 or 20967-4821 0103 1 COC 23047-0349 01 2005 1	7/8/2005 14:38	1/1/0001 12:00:00 AM	10898 NW 7th Avenue LLC

NW 7th Avenue CRA - Unsafe Structures

Comments	AllegedViolation	Violator	ActivityDate	Activity
<Null>	Existing buildings with unsafe conditions and structures built without permits - conditions previously addressed under case 20080120314-B.	<Null>	8/4/2021 0:00	None
4/14/16; File submitted to Gerardo Torre for review. (PV) 1/14/09: Rejection letter sent. Structural approved on 12/23/08. Electrical and parking illumination rejt'd on 1/8/09. (JE) 12/19/08: Rec'd structural and electrical reports. Documents routed.	9020 Failure to obtain 40 yr. Building Re-Cert: South Florida Code, Sec. 104.9.	<Null>	7/6/2021 0:00	None
Kareen L. 754-244-2566 .. CS 1/23/13 12/13/2005: Processed pymt for payoff letter, Pending letter (GB) 4/18/05: Lien issued \$697.28, No change of owner. (JGR) 11/19/2004: Issued DFP \$ 657.20, No change of owner (GB) 9/16/04: Structural report approved 09	<Null>	<Null>	7/6/2021 0:00	None
<Null>	Reported by Fire Dept, A car struck this building...Case # F2010109777-U Recommended for closing, building previously exempted from re-cert reqmnt's	<Null>	8/24/2021 0:00	None
11/19/12; Electrical and parking illumination rejt'd. on 11/8/12 Repairs req'd amd structural rejt'd. on 10/23/12. Please certify if the parking illumination meets Chapter 8C-3 pf the Mlmai Dade County Code. (PV) 10/22/2012: Rec'd electrical and struct	<Null>	Clifton Samuels	8/16/2021 0:00	None
4/14/16; File submitted to Gerardo Torre for review. (PV) 2/2/11: Rejection Letter snet. Structural rejected on 1/4/11, Repairs req'd. Electrical and parking illumination rejt'd. on 1/5/11, Repairs req'd., Items 1, 2, 3, 4, 5, 6, 7, 8, 9, 10 11, 12,	<Null>	Dr. Altheria H. Ebohon	8/12/2021 0:00	None
06/06/11: Structural approve on 6/3/11. Electrical and parking approved on 6/3/11.	<Null>	Stanley Bien Aime	8/6/2021 0:00	None
6/13/06; Non-Compliance letter issued for failure to submit Engineer's report within "45" days of the Board's order. (PV) Converted to US Case from 40/50-Yr Recertification System	<Null>	Luis Perez & W Gladys	7/12/2021 0:00	121B-Compliance inspection on Nov conducted by building inspector (Non-Compliance)