



Florida's Dynamic
Waterfront Community

Community Redevelopment Agency Regular Meeting

Agenda

Marina Event Center- 190 E. 13th Street, Riviera Beach, FL 33404

April 20, 2022

Immediately after the City Council Meeting

Be advised, that the meeting location is subject to change. The public is encouraged to visit the Riviera Beach CRA (RBCRA) website, www.rbcra.com, for up to date information on meeting location and information.

Chairperson

Shirley D. Lanier - District 3

Chair Pro-Tem

KaShamba Miller-Anderson - District 2

CRA Commissioners

Tradrick McCoy - District 1

Julia A. Botel - District 4

Douglas A. Lawson - District 5

Administration

Jonathan Evans, CRA Executive Director

Maylee De Jesus, CRA Clerk

Pittman Law Group

ADA Notice

This meeting is open to the Public. In accordance with the Americans with Disabilities Act of 1990, persons in need of a special accommodation to participate in the proceedings shall contact the RBCRA Clerk at 561-844-3408 no later than 2 days (48 hours) prior to the proceedings.

To request material in accessible format, sign language interpreters, hearing impaired accommodation, or any accommodation to review any document or participate in these proceedings, please contact the Florida Relay Services 1-800- 955-8771 (TDD) or 1-800-955-8770 (voice) for assistance.

Public Comments Information

If anyone wants to speak on an agenda item, please complete a public comment card located at the front desk and give it to the RBCRA Clerk staff prior to Board discussion and before the public comments section is announced. In no event will anyone be allowed to submit a comment card to speak on an agenda item after the title of the item is read or considered.

Consent Agenda: Total time allotted for comment on the Consent Agenda to each member of the public is three (3) minutes.

Regular Agenda: Members of the public will be given three (3) minutes to speak on any regular agenda item.

Please note that the time limit for public comment may be reduced by a vote of the Board based on the voluminous nature of public comment cards.

Civility and Decorum: Please be reminded that the Riviera Beach CRA is committed to civility and decorum by its officials, employees, and members of the public who attend this meeting. The Board has adopted "Rules of Decorum Governing Public Conduct during Official Meetings", which provides in pertinent part:

- Officials shall be recognized by the Chair and shall not interrupt a speaker.
 - Public comment shall be addressed to the Board as a whole and not to any individual on the dais or in the audience.
 - Displays of anger, rudeness, ridicule, impatience, lack of respect and personal attacks are strictly prohibited.
 - Unauthorized remarks from the audience, stamping of feet, clapping, whistles, yells and similar demonstrations shall not be permitted.
 - Offenders may be removed from the meeting.
 - Please mute or turn off cell phone at the start of the meeting. Failure to do so may result in being barred from the meeting.
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CALL TO ORDER

Roll Call

Invocation

Pledge of Allegiance

AGENDA APPROVAL

Additions, Deletions, and Substitutions

Disclosures by Commission and Staff

Adoption of Agenda

CONSENT AGENDA

Routine Board Business. The Consent Agenda is approved by a single majority vote. Item(s) may be removed for open discussion at the request of the any RBCRA Commissioner.

1. **Minutes**
2. **Invoices**
3. **Resolutions on Consent**

END OF CONSENT AGENDA

4. **UNFINISHED BUSINESS**
5. **PRESENTATIONS**
6. **DISCUSSION**
7. **REGULAR AGENDA**

- 7.a **Resolution Number 2022-06: A Resolution of the Board of Commissioners of the Riviera Beach Community Redevelopment Agency (the “CRA”) authorizing the execution of real property sales agreement with Triangle Commerce Behavioral, L.L.C., HMDF L.L.C. (“HMDF”), HMDM L.L.C. (“HMDM”), and Riviera Beach Property, Inc. (“RBP”), as is more specifically described in the agreement, at a purchase price of seven hundred and seventy one thousand dollars (\$771,000) plus applicable closing costs; directing and authorizing the Chairman and Executive Director to take such actions as shall be necessary and consistent to carry out the intent and desire of the agency; providing an effective date.**

Scott Evans, Director of Planning & Development, 561-844-3408
Staff is requesting approval of a property purchase agreement between the City, CRA, and the property owner Mr. Sam Rogatinsky (Applicant).

Please note, the agreement to the resolution is forth coming.

[Cover Page](#)

[CRAMemo.PropertyPurchaseAgreement.pdf](#)

[Triangle.Commons.RESOLUTION NUMBER 2022-06.pdf](#)

[2022 Highest Best Use Property Appraisals.pdf](#)

[2021 Property Appraisals.pdf](#)

[LocationMaps.pdf](#)

DISCUSSION BY EXECUTIVE DIRECTOR

DISCUSSION BY GENERAL COUNSEL

STATEMENTS BY THE RBCRA COMMISSION

ADJOURNMENT

Appeals

If any interested person desires to appeal any decision of the Board with respect to any matter considered at this meeting, at his or her own expense, that person will need a record of the proceedings and for such purpose may need to ensure that a verbatim record of the proceedings is made, which record includes the testimony and evidence upon which the appeal is to be based, pursuant to Section 286.0105, F.S. The City of Riviera Beach does not prepare or provide such a record.