

RESOLUTION NO. 2021-31596

A RESOLUTION OF THE MAYOR AND CITY COMMISSION OF THE CITY OF MIAMI BEACH, FLORIDA, CREATING THE NORTH BEACH COMMUNITY REDEVELOPMENT AGENCY ("NORTH BEACH CRA") PURSUANT TO SECTION 163.357, FLORIDA STATUTES, AND DECLARING THE MAYOR AND CITY COMMISSION OF THE CITY OF MIAMI BEACH TO BE THE GOVERNING BODY OF THE NORTH BEACH CRA; FURTHER, DESIGNATING THE CITY MANAGER AS THE EXECUTIVE DIRECTOR OF THE NORTH BEACH CRA, AND THE CITY ATTORNEY AS THE GENERAL COUNSEL FOR THE NORTH BEACH CRA; AND PROVIDING AN EFFECTIVE DATE.

WHEREAS, Chapter 163, Part III, Florida Statutes, provides for community redevelopment by the creation of a community redevelopment agency if certain conditions of blight exist, as defined in Section 163.340, Florida Statutes; and

WHEREAS, on July 17, 2019, via Resolution No. 2019-30892, the Mayor and City Commission adopted a Finding a Necessity, declaring that a blighted area (as such term is defined in Section 163.340, Florida Statutes) exists within the area generally bounded by 87th Terrace to the north, the Atlantic Ocean to the east, 65th Street to the south, and Rue Notre Dame to the west, as set forth more particularly in Exhibit "A" hereto (the "North Beach Redevelopment Area"); and

WHEREAS, the Mayor and City Commission further declared in Resolution 2019-30892 that the rehabilitation, conservation, redevelopment, or a combination thereof, of the North Beach Redevelopment Area is necessary in the interest of the public health, safety, morals, or welfare of the City of Miami Beach and the residents within the North Beach Redevelopment Area; and

WHEREAS, on July 8, 2020, the Board of County Commissioners of Miami-Dade County, Florida, adopted Resolution No. R-619-20, accepting the finding of necessity and delegating to the City of Miami Beach the powers to create the North Beach Community Redevelopment Agency (the "North Beach CRA") and to prepare and adopt a community redevelopment plan for the North Beach Redevelopment Area; and

WHEREAS, the Mayor and City Commission find that there is a need for a community redevelopment agency to carry out community redevelopment and reverse the economic decline in North Beach; and

WHEREAS, Section 163.357, Florida Statutes, authorizes the City's governing body to declare itself to be the members of the community redevelopment agency; and

WHEREAS, the Mayor and City Commission desire to create the North Beach CRA pursuant to Section 163.357 of the Florida Statutes, with the members of the City Commission to serve as the members of the North Beach CRA, in the same manner as is currently structured for the City's existing community redevelopment agency, the Miami Beach Redevelopment Agency; and

WHEREAS, if Miami-Dade County, in the to-be-negotiated Interlocal Agreement governing the North Beach CRA, determines that it desires a county commissioner to serve as a voting board member of the North Beach CRA, as authorized pursuant to Florida Statute 163.357(1)(d), the membership of such county commissioner on the North Beach CRA Board shall be automatically approved upon the adoption of the Interlocal Agreement by Miami-Dade County, the City, and the North Beach CRA, respectively, without the need for any further action by the City Commission or the North Beach CRA.

NOW, THEREFORE, BE IT DULY RESOLVED BY THE MAYOR AND CITY COMMISSION OF THE CITY OF MIAMI BEACH, FLORIDA:

SECTION 1. The foregoing recitals are true and correct.

SECTION 2. The Mayor and City Commission hereby create the North Beach Community Redevelopment Agency.

SECTION 3. The Mayor and City Commission are hereby declared to be the governing body of the North Beach Community Redevelopment Agency for the purposes of the Community Redevelopment Act, Chapter 163, Part III, Florida Statutes, reserving unto the City and the City Commission all statutory powers thereunder.

SECTION 4. The City Manager is hereby designated as the Executive Director for the North Beach Community Redevelopment Agency, and the City Attorney is hereby designated as the General Counsel for the North Beach Community Redevelopment Agency.


SECTION 5. This resolution shall take effect immediately upon its approval.

PASSED and ADOPTED THIS 10 **day of** February **2021.**

ATTEST:




Rafael E. Granado, City Clerk



Dan Gelber, Mayor



APPROVED AS TO
FORM & LANGUAGE
& FOR EXECUTION



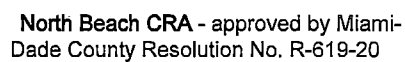
City Attorney **PAZ**

1-27-21
Date

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Legend



MIAMI BEACH

COMMISSION MEMORANDUM

TO: Honorable Mayor and Members of the City Commission
FROM: Raul J. Aguila, Interim City Manager
DATE: February 10, 2021

9:05 a.m.

SUBJECT: A RESOLUTION OF THE MAYOR AND CITY COMMISSION OF THE CITY OF MIAMI BEACH, FLORIDA, CREATING THE NORTH BEACH COMMUNITY REDEVELOPMENT AGENCY ("NORTH BEACH CRA") PURSUANT TO SECTION 163.357, FLORIDA STATUTES, AND DECLARING THE MAYOR AND CITY COMMISSION OF THE CITY OF MIAMI BEACH TO BE THE GOVERNING BODY OF THE NORTH BEACH CRA; FURTHER, DESIGNATING THE CITY MANAGER AS THE EXECUTIVE DIRECTOR OF THE NORTH BEACH CRA, AND THE CITY ATTORNEY AS THE GENERAL COUNSEL FOR THE NORTH BEACH CRA; AND PROVIDING AN EFFECTIVE DATE.

RECOMMENDATION

Adopt the Resolution which creates the North Beach Community Redevelopment Agency ("CRA"), establishes the Mayor and City Commission as the CRA's governing body, and appoints the City Manager as Executive Director and City Attorney as General Counsel.

BACKGROUND/HISTORY

On February 14, 2018, City Commission Resolution No. 2018-30170 accepted the recommendation of the Finance and Citywide Projects Committee (FCWPC) and authorized the Administration to discuss creation of a North Beach CRA with Miami-Dade County, and further authorized engagement of a community redevelopment consultant.

On February 14, 2018, City Commission Resolution No. 2018-30171 accepted the recommendation of the Neighborhoods & Community Affairs Committee (NCAC) and authorized development of a "Quality of Life Plan" consistent with the North Beach Master Plan, with such projects to be funded by a dedicated funding stream such as a CRA.

On July 25, 2018, City Commission Resolution No. 2018-30432 accepted the recommendation of the NCAC to commence CRA discussions with Miami-Dade County, in order to fund projects contained in the Quality of Life Plan and originating from the North Beach Master Plan.

On July 17, 2019, City Commission Resolution No. 2019-30892 adopted a Finding a Necessity, declaring that a blighted area (as defined in Section 163.340, Florida Statutes) exists within the area generally bounded by 87th Terrace to the north, the Atlantic Ocean to the east,

65th Street to the south, and Rue Notre Dame to the west (the "North Beach Redevelopment Area"), a geographic area more particularly set forth in Exhibit "A" of the Resolution accompanying this Memorandum (the "Resolution").

On July 8, 2020, the Board of County Commissioners of Miami-Dade County adopted Resolution No. R-619-20, accepting the Finding of Necessity and delegating to the City of Miami Beach the powers to create the North Beach Community Redevelopment Agency (the "North Beach CRA") and to prepare and adopt a community redevelopment plan for the North Beach Redevelopment Area within one year.

ANALYSIS

The Community Redevelopment Act of 1969, Chapter 163, Florida Statutes, governs CRAs and the use of a portion of existing property taxes for economic revitalization purposes. By adopting the Finding of Necessity in 2019, the Mayor and City Commission declared a need for a CRA to carry out community redevelopment and reverse the economic decline in North Beach. Upon accepting the Finding of Necessity, the County Commission's Resolution R-16-20 delegated statutory powers to the City to create a CRA.

In order to formally create the North Beach CRA and establish a CRA board of commissioners, the Community Redevelopment Act requires the City Commission to adopt a Resolution. Section 163.357, Florida Statutes, authorizes the City's governing body to declare itself to be the board members for the community redevelopment agency, which is the same manner currently structured for the City's existing community redevelopment agency, the Miami Beach Redevelopment Agency. Similarly, the City Commission desires to create the North Beach CRA pursuant to Section 163.357 of the Florida Statutes, with the members of the City Commission serving as the members of the North Beach CRA. Proper notice about the City Commission's consideration of the Resolution was provided to the public and relevant taxing authorities, as required pursuant to Florida Statute 163.346.

The City has begun preparing a draft Redevelopment Plan, which has been the subject of recent Letters to Commission describing the public engagement process (LTC 434-2020 and LTC 456-2020). The draft Plan will be prepared and presented for review and approval at public hearings of the City Commission, North Beach CRA Board and Planning Board.

In addition, the Administration aims to contemporaneously negotiate an Interlocal Agreement with the County in order that the Interlocal Agreement and Redevelopment Plan may be presented for adoption concurrently. The Resolution provides that, if Miami-Dade County, in the to-be-negotiated Interlocal Agreement governing the North Beach CRA, determines that it desires a county commissioner to serve as a voting board member of the North Beach CRA, as authorized pursuant to Florida Statute 163.357(1)(d), the membership of such county commissioner on the North Beach CRA Board shall be automatically approved upon the adoption of the Interlocal Agreement by Miami-Dade County, the City, and the North Beach CRA, respectively, without the need for any further action by the City Commission or the North Beach CRA.

SUPPORTING SURVEY DATA

Consistent with the goals articulated in the North Beach Quality of Life Plan, the most recent City of Miami Beach Resident Satisfaction Survey noted that, among participants' highest priorities, are the condition and cleanliness of streets and efforts to manage stormwater

drainage and flooding. Over 580 people participated during the charrette process and 74% of those who responded to polling expressed high interest in seeing CRA funds spent on resilience measures.

FINANCIAL INFORMATION

The adopted boundaries of the CRA delineate the area within which tax revenue will be generated and captured during the 30-year life of the CRA, for expenditure on investments and projects that address the needs of the North Beach Community Redevelopment Area identified in the Finding of Necessity. The Redevelopment Plan will provide insight into projections for tax revenue increases, which hopefully will be accelerated by economic development resulting from CRA initiatives.

CONCLUSION

Following adoption of the Finding of Necessity and the delegation of authority by Miami-Dade County, approval of the Resolution creating the CRA is a formality required by statute. The Resolution declares that the Mayor and City Commission will govern the North Beach CRA, with the possibility that a county commissioner may also serve on the board, if negotiated as part of an Interlocal Agreement with Miami-Dade County.

Applicable Area

North Beach

Is this a "Residents Right to Know" item, pursuant to City Code Section 2-14?

Yes

Does this item utilize G.O. Bond Funds?

No

Strategic Connection

Prosperity - Revitalize targeted areas and increase investment.

Legislative Tracking

Economic Development

ATTACHMENTS:


Description

- ☐ Attachment A - CRA Boundary Map
- ☐ Notices to Tax Authorities
- ☐ Resolution
- ☐ Ad

EXHIBIT A

This is a high-contrast, black-and-white aerial photograph of a city street grid. The streets are labeled with names such as ST. WATER DR., CLEVELAND RD., DAYTONA RD., FAIRWAY DR., SHORE DR., MARSEILLE DR., NORWANDY DR., DIAMONDES ST., RIVERVIEW DR., and BLACK SWD. The image shows a dense network of roads and buildings, with some areas appearing darker than others.

M. S. M. S. - Project - 2 - Nucleus - AA - Construction - Based - CRA -



MANABE ACT

Pieces

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Between 01/03/2021

And 01/31/2021

Tracking Number	Recipient	Status	Custom	User / Profile	Location / Department	Job ID	Created Date		
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92148901940383000030484596 Class: First Class Services: CM RR	FLORIDA INLAND NAVIGATION DISTRICT ATTN: MARK CROSLY, EXECUTIVE DIRECTOR 1314 MARCINSKI RD JUPITER, FLORIDA 33477	Delivered Signature Received	Received By: (NO DATA PROVIDED - CLICK TO SET)	justinkarr@miamibeachfl.gov Economic Development & Real Estate	Loc: Economic Development & Real Estate Dept: Economic Development & Real Estate	2481811	1/25/2021 12:19:42 PM		
92148901940383000030484534 Class: First Class Services: CM RR	MIAMI-DADE COUNTY TAX COLLECTOR ATTN: PETER CAM, OFFICE DIRECTOR 200 NW 2ND AVENUE MIAMI, FL 33128	Delivered Signature Received	Received By: (NO DATA PROVIDED - CLICK TO SET)	justinkarr@miamibeachfl.gov Economic Development & Real Estate	Loc: Economic Development & Real Estate Dept: Economic Development & Real Estate	2481811	1/25/2021 12:19:42 PM		
9214890194038300003048473 Class: First Class Services: CM RR	MIAMI-DADE COUNTY PROPERTY APPRAISER STEPHEN P. CLERK CENTER 111 NW 1ST STREET, SUITE 710 MIAMI, FL 33128	Delivered Signature Received	Received By: (NO DATA PROVIDED - CLICK TO SET)	justinkarr@miamibeachfl.gov Economic Development & Real Estate	Loc: Economic Development & Real Estate Dept: Economic Development & Real Estate	2481811	1/25/2021 12:19:42 PM		
92148901940383000030484381 Class: First Class Services: CM RR	SOUTH FLORIDA WATER MANAGEMENT DISTRICT ATTN: CHAUNCERY GOSS, CHAIRMAN 3301 GUN CLUB ROAD WEST PALM BEACH, FL 33406	Delivered Signature Received	Received By: (NO DATA PROVIDED - CLICK TO SET)	justinkarr@miamibeachfl.gov Economic Development & Real Estate	Loc: Economic Development & Real Estate Dept: Economic Development & Real Estate	2481811	1/25/2021 12:19:42 PM		
92148901940383000030484169 Class: First Class Services: CM RR	THE CHILDRENS TRUST ATTN: JAMES R. HAJ, PRESIDENT/CEO 3150 SW 3RD AVENUE (CORAL WAY), 8TH FLOOR MIAMI, FL 33129	Delivered Signature Received	Received By: (NO DATA PROVIDED - CLICK TO SET)	justinkarr@miamibeachfl.gov Economic Development & Real Estate	Loc: Economic Development & Real Estate Dept: Economic Development & Real Estate	2481811	1/25/2021 12:19:42 PM		

Chat with us

EXHIBIT A

to <http://www.fishbase.org>. **Output:** Po. Data-Accession Number (e.g.,

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NOTICE OF PUBLIC HEARING

THE MIAMI SHORES VILLAGE COUNCIL TO CONSIDER UTILIZATION OF THE UNIFORM METHOD OF COLLECTION OF ASSESSMENTS FOR WASTEWATER COLLECTION WITHIN THE SHORES ESTATES RESIDENTIAL SUBDIVISION OF THE VILLAGE.

NOTICE IS HEREBY GIVEN that the Miami Shores Village Council will conduct a Public Hearing take up consideration of utilization of the uniform method of annual collection of non-ad valorem assessments for the collection of wastewater within the Shores Estates residential subdivision of the Village. The Village Council will determine whether to use the uniform method at its Council meeting scheduled for:

**TUESDAY, FEBRUARY 16, 2021
9900 NE SECOND AVENUE
MIAMI SHORES VILLAGE, FL 33138.
6:30 PM.**

If a person decides to appeal the decision of the Council with respect to consideration of utilization of the Section 197.3632, Florida Statutes process to levy and collect non-ad valorem assessments within the Shores Estates residential subdivision for construction of a wastewater collection system, that person will need a record of the proceedings and may need to ensure a verbatim record of the proceedings, which record includes the testimony and evidence upon which the appeal will be based.

Persons with disabilities requiring accommodations in order to participate should contact the Village Clerk at 305-762-4870 at least three business days in advance to request such accommodations.

Holly Hugdahl, Finance Director
Telephone Number: (305) 762-4855

CITY OF MIAMI BEACH

RESOLUTION CREATING THE NORTH BEACH COMMUNITY REDEVELOPMENT AGENCY

FEBRUARY 10, 2021 CITY COMMISSION MEETING

On February 10, 2021, the City of Miami Beach will host a Hybrid Commission Meeting. During the Hybrid Commission Meeting, a quorum of the City Commission will be physically present in a socially distanced manner at the Convention Center, while staff, applicants, and the public attend the meeting virtually. This Meeting is being held as a Hybrid Meeting, in compliance with Resolution No. 2020-31474, to comply with social distancing recommendations intended to protect the life and safety of individuals in the community during the Coronavirus/COVID-19 pandemic.

NOTICE IS HEREBY GIVEN that the following Resolution will be heard by the Mayor and City Commissioners of the City of Miami Beach, Florida, on February 10, 2021 at 9:05 a.m. or as soon thereafter as the matter can be heard:

A RESOLUTION OF THE MAYOR AND CITY COMMISSION OF THE CITY OF MIAMI BEACH, FLORIDA, CREATING THE NORTH BEACH COMMUNITY REDEVELOPMENT AGENCY ("NBCRA") PURSUANT TO SECTION 163.357, FLORIDA STATUTES, AND DECLARING THE MAYOR AND CITY COMMISSION OF THE CITY OF MIAMI BEACH TO BE THE GOVERNING BODY OF THE NBCRA; FURTHER, DESIGNATING THE CITY MANAGER AS THE EXECUTIVE DIRECTOR OF THE NBCRA, AND THE CITY ATTORNEY AS THE GENERAL COUNSEL FOR THE NBCRA; AND PROVIDING AN EFFECTIVE DATE. This Resolution is being heard pursuant to Section 118-041 F.S. Inquiries may be directed to the Economic Development Department at 305.673.7572

INTERESTED PARTIES are invited to take part in this meeting or be represented by an agent. The Commission Meeting will be broadcast live on Miami Beach TV (MBTV), viewable on the City's website at <https://www.miamibeachfl.gov/government/mbtv/>, as well as on Atlantic Broadband Cable channel 660, AT&T U-verse channel 99, Hotwire Communications channel 395, and Roku device on PEG TV channel. Closed captioning displays of the audio portion of the Commission Meeting is available in English and Spanish on MBTV. The Commission Meeting will also be broadcast live on social media at facebook.com/cityofmiamibeach. Closed captioning displays of the audio portion of the Commission Meeting is available in English on Facebook. The public may submit written comments by sending an email to CityClerk@miamibeachfl.gov by 5:00 p.m. the day before the Commission Meeting. Please identify the Agenda Item Number in the email subject line. Emails received will be forwarded to the Mayor and Commissioners and will be included as a part of the meeting record. The public may join the webinar at: <https://miamibeachfl.gov.zoom.us/j/81392857671> or via telephone at: 1.301.715.8592 (U.S.) or 888.475.4499 (Toll Free). Webinar ID: 81392857671.

Copies of Agenda Item is available for public inspection at: <https://www.miamibeachfl.gov/city-hall/city-clerk/agenda-archive-main-page-2/>. This meeting, or any item therein, may be continued, and under such circumstances, additional legal notice need not be provided.

Pursuant to Section 286.0105, Fla. Stat., the City hereby advises that if a person decides to appeal any decision made by the City Commission with respect to any matter considered at its meeting or its hearing, such person must 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. This notice does not constitute consent by the City for the introduction or admission of otherwise inadmissible or irrelevant evidence, nor does it authorize challenges or appeals not otherwise allowed by law.

To request this material in alternate format, sign language interpreter (five-day notice required), information on access for persons with disabilities, and/or any accommodation to review any document or participate in any City-sponsored proceedings, call 305.604.2489 and select 1 for English or 2 for Spanish, then option 6; TTY users may call via 711 (Florida Relay Service).

MIAMI BEACH

Rafael E. Gransdo, City Clerk
City of Miami Beach
CityClerk@miamibeachfl.gov
305 673 7411

Ad 02102021-03