

COMMUNITY REDEVELOPMENT AGENCY

SPECIAL MEETING

Monday, August 24, 2015

MINUTES

Present:

Frank Talerico, Chair
Joanne Simone, Vice Chair
Lesa Peerman
Tommy Ruzzano
Joyce W. Bryan

Also Present:

Gene Steinfeld, CRA Attorney
Diane Colonna, Executive Director

The special meeting of the Margate Community Redevelopment Agency having been properly noticed was called to order at 6:59 p.m., Monday, August 24, 2015 by Chair Frank Talerico which was followed by roll call.

DISCUSSION AND POSSIBLE ACTION OF THE ACQUISITION OF PROPERTY LOCATED AT 6280 WEST ATLANTIC BLVD. (ALZHEIMER'S CENTER)

Mr. Steinfeld, CRA Attorney read the item title.

The following motion was made by Ms. Peerman, seconded by Ms. Bryan:

MOTION: TO APPROVE THE ACQUISITION OF THE PROPERTY LOCATED AT 6280 WEST ATLANTIC BOULEVARD (ALZHEIMER'S CENTER) FOR \$308,000 WITH STIPULATIONS AS OUTLINED IN THE SETTLEMENT AGREEMENT WITH THE CITY OF MARGATE.

Mr. Steinfeld explained this is a companion item discussed at the prior City Commission meeting of a settlement offer with the Alzheimer's Center. If accepted, the CRA will have the opportunity to purchase the property for \$308,000 plus closing cost based upon a completion of an inspection and subject to the stipulations discussed by the City of Margate. The property would be acquired well below market value as it has been appraised at \$492,000.

Mr. Ruzzano asked why the CRA is purchasing the property and not the City. Mr. Steinfeld responded it is in the district, the CRA has funds budgeted for property acquisition, it is being acquired below market value and the property can be used as office space as soon as it is available. Mr. Steinfeld continued eventually the City will gain the property as an asset free of liability upon dissolution of the CRA.

Ms. Simone asked the Executive Director if consideration would be made to relocate the administrative offices to this location. Diane Colonna responded the CRA needs additional office space and would consider moving into location if purchased.

PUBLIC COMMENTS

Rich Popavich - 6066 Winfield Boulevard, stated he did not agree with the purchase of the property with the funds of the CRA for poor City decisions

John Hall - 6421 French Angel Terrace, said the CRA should refuse to purchase the property and the City should assume the property as a settlement offer with the Alzheimer's Center.

Mitch Pellechi - 6890 NW 9th Street, said this is a bail out for bad decisions made by the City.

Anthony Caggiano – 7856 NW 1st Street, stated the CRA should not purchase the building.

Tony Soprano – 3194 West Buena Vista Drive, said this is a great deal for the CRA acquiring a property well below market value.

ROLL CALL: Ms. Peerman, Yes; Ms. Bryan, Yes, Mr. Ruzzano, Yes; Ms. Simone, Yes; Mr. Talerico, Yes. The motion passed unanimously.

Having no other business, the meeting ended at 7:25 P.M.

Respectfully submitted

Transcribed by Kimberly Vazquez

Frank B. Talerico, Chair