



## Legislation Text

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**File #:** ID 2018-622, **Version:** 1

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**TO:** Chair and Members of the Board

**FROM:** Sam A. May, Executive Director

**DATE:** November 20, 2018

APPROVING EXTENSION REQUEST FROM NND CAPITAL FOR LANDSCAPING IMPROVEMENT GRANT LOCATED AT 2333 N. STATE ROAD 7, MARGATE, FL 33063.

### **BACKGROUND:**

The MCRA Board approved a Landscaping Improvement Grant for NND Capital LLC for up to \$10,000 via Resolution No. 526 on May 10, 2017. Improvements proposed to be completed under the grant program included:

- Landscaping
- Striping of Parking Lot
- Asphalt Overlay
- New Monument Sign

As per the program policy and the executed grant agreement, the deadline to commence construction is 180 days of the date of the Agreement. That date was Nov. 6, 2017. Records of Building and Engineering permits indicate that the work began within the allowable timeframe.

According to the program policy, the deadline to complete the proposed improvements is 545 days of the date of the agreement. That date was November 6, 2018. Landscaping and parking lot improvements have been completed within the allowable timeframe. The proposed monument sign was not constructed due to obstruction of visibility if installed.

On September 26, 2018, Mr. Roy Raiter (property owner) wanted to move forward in seeking reimbursement from the MCRA for the improvements completed. However, staff advised him that no reimbursement will be provided due to an existing Building violation (Case No. 17-00100064) for work without permit for interior construction at the property. This work is not related to the CRA project; however staff does recommend that properties with existing code, building violations or unpaid utilities are ineligible to receive CRA funding.

Mr. Roy Raiter has been working on resolving the Building violation and on November 6, 2018 a permit was approved to do the work according to code. The property owner is now requesting a six (6) month extension to seek reimbursement from the MCRA for the landscaping and parking lot improvements already completed at the property. During this time, Mr. Raiter has the objective finalizing all interior construction according the City's Building Department requirements and applicable regulations. The Building violation may be cured upon completion of the project and closed permits. At that moment, the owner will request reimbursement from the CRA (if approved).

If the six month extension is granted, the MCRA reimbursement will be processed according to the program policy

subject to the property being free of all violations to the City Code.

A purchase order is open for NND Capital for \$10,000. If the extension is granted, the PO can be rolled over for administrative purposes, however, approved reimbursements will be processed from FY 2018-2019 funding.

**RECOMMENDATION:** To Approve  
**FISCAL IMPACT:** Up to \$10,000  
**CONTACT PERSON:** Sam A. May, Executive Director