

**CITY OF CORAL SPRINGS COMMUNITY REDEVELOPMENT AGENCY  
BOARD OF DIRECTORS REGULAR MEETING  
Monday, March 27, 2006**

Board Chair John Ruffin called the meeting to order at 6:31 p.m.

Following the Pledge of Allegiance, Mr. Ruffin requested that Mr. Richardson call the roll of Board Members.

Board Members in attendance were: Wallace Dale, Board Member  
Bernie Moyle, Vice Chair  
Bill Snyder, Board Member  
Brian Walsh, Board Member  
John Walsh, Board Member

Board Member Debbie Mulvihill was absent.

Also in attendance were: Erdal Donmez, Assistant City Manager  
Sue Delegal, Billing and Cochran,  
CRA Board Legal Counsel  
Sam Goren, City Attorney  
Larry Staneart, Director of Development Services  
Susan Hess, Director of Community Development  
Peter Richardson, City Clerk

**1. Minutes of February 27, 2006 Board Meeting**

Mr. Snyder moved, seconded by Mr. John Walsh, to approve the minutes of the February 27, 2006 Board meeting as presented. The motion was approved unanimously (6-0).

**2. Citizen Comments**

Mr. Ruffin noted that he had made a presentation regarding the Community Redevelopment Agency's present status to the City Commission on Tuesday, March 21<sup>st</sup> as part of the new City Commission's orientation process. He noted that the status report on the CRA's progress to date was well received by the City Commission.

Mr. Ruffin inquired whether there were any citizen comments. There were no citizen comments.

**3. Community Redevelopment Agency Annual Report**

Mr. Donmez presented a comprehensive overview of the CRA's draft 2005-2006 annual report for the period concluding on March 31, 2006. Mr. Donmez reviewed the CRA's various achievements during 2005, including groundbreaking for the One Charter Place project as well as the receipt of over \$2.2 million in funding from Broward County to

fund future public improvement projects. He also provided brief updates on the art in public places program, Sample Road façade improvement program, affordable housing matters and the status of discussions with the North Broward Hospital District relative to tax increment financing of the Coral Springs Community Redevelopment Agency.

Mr. Snyder moved, seconded by Mr. Dale, to approve the draft 2006 CRA Annual Report, subject to final minor revisions relative to typographical and similar minor errors. The motion was approved unanimously (6-0).

**4. Community Redevelopment Agency Annual Audit**

Mr. Donmez noted that due to the small amounts of money involved, this year's annual CRA audit was completed as part of the City's overall audit. He stated that next year's Community Redevelopment Agency (CRA) audit would likely be handled separately from the City's audit by a smaller CPA firm. Mr. Moyle inquired about the possibility of offsetting liabilities relative to land improvement costs. Mr. Donmez said that he would be interested to see how the auditor would address this matter in next year's audit report. Mr. John Walsh moved, seconded by Mr. Snyder, to approve CRA's annual audit report as presented. The motion was approved unanimously (6-0).

**5. Update on Publix Supermarket**

Mr. Donmez noted that Publix officials had decided to raze the existing store at the northeast corner of University Drive and Sample Road. He stated that Mr. Rahael would be having a conference call with Publix officials tomorrow morning to discuss future options relative to the Village Green Shopping Center. Mr. Donmez noted that Publix officials had pledged to make every effort to preserve the murals on the outside of the building and donate them to the City of Coral Springs for future display purposes. Mr. Moyle inquired about whether the CRA Board should have a representative attend tomorrow morning's conference call. Mr. Rahael said although he preferred for this to remain a private property matter at present, there might be a role for the CRA Board in this matter in the future.

**6. CRA Board Business Planning Workshop**

Mr. Donmez noted that Mr. Jack Luft would serve as the facilitator for the CRA's Business Planning Workshop meeting on Saturday, April 1<sup>st</sup>, between 8:00 a.m. and 12 Noon at the Marriott Resort at Heron Bay. Mr. Donmez said he would be forwarding a draft agenda to Board Members sometime during the next few days. Mr. Ruffin noted that there would be public presentations in the future relative to future development plans coming out of meetings such as the April 1<sup>st</sup> workshop.

Mr. Dale moved, seconded by Mr. Snyder, to adjourn the meeting. The motion was approved unanimously (6-0). The meeting adjourned at 7:16 p.m.

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DATE APPROVED/ACCEPTED

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JOHN W. RUFFIN, JR.  
CHAIRPERSON  
CRA BOARD OF DIRECTORS

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PETER RICHARDSON, CRM  
CITY CLERK  
CITY OF CORAL SPRINGS

PCDOC # 80646