

**CITY OF CORAL SPRINGS COMMUNITY REDEVELOPMENT AGENCY
BOARD OF DIRECTORS REGULAR MEETING
Monday, June 18, 2007**

Board Chairperson John Ruffin called the meeting to order at 6:32 p.m.

Mr. Ruffin requested that Mr. Richardson call the roll of Board Members.

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

Board Member Elissa Harvey was unable to attend this evening's meeting of the CRA Board of Directors.

Also in attendance were: Claudette Bruck, City Commissioner
(CRA Board Liaison)
Roy Gold, Vice Mayor
Erdal Donmez, Assistant City Manager
Sam Goren, City Attorney
Sue DeLegal, CRA Board Legal Counsel
Peter Richardson, City Clerk
Paul Cawley, Coral Springs EDF Director
George Rahael
Tom Powers

All persons in attendance rose for the Pledge of Allegiance.

1. Minutes of April 23, 2007 Board Meeting

Mr. Moyle moved, seconded by Mr. John Walsh, to approve the minutes of the April 23, 2007 Board meeting as presented. The motion was approved unanimously (6-0).

2. Proposed Interlocal Agreement with North Broward Hospital District

Ms. Delegal noted that a settlement had been reached with the North Broward Hospital District relative to the payment of tax increments contributions to the Coral Springs CRA. She noted that the District had agreed to pay tax increments totaling approximately \$21,000 for 2006, and the applicable amounts due in future years. She noted that the CRA Board, the Coral Springs City Commission and the North Broward Hospital District Board of Directors would all be required to act on the proposed settlement. Mr. Goren noted that the City Commission would be asked to act on the settlement at their meeting tomorrow evening.

Mr. Dale moved, seconded by Mr. Brian Walsh, to approve the proposed settlement with the North Broward Hospital District relative to the payment of tax increments. The motion was approved unanimously (6-0).

Mr. Moyle expressed appreciation to Mr. Donmez and Ms. Delegal relative to their efforts in resolving the matter. Mr. Donmez said it was a pleasure to work with the new legal and administrative team at the North Broward Hospital District. Mr. Moyle noted that the Coral Springs Medical Center's new medical office building was located within the CRA's boundaries. Mr. Moyle said he looked forward to having good education, affordable housing and other partnerships with the Medical Center and Hospital District.

3. Update on Publix

Mr. Donmez stated that he had spent a lot of time with Publix officials regarding their interest in reuse of their property at the northeast corner of Sample Road and University Drive. He noted that Publix had issued a press release expressing their desire to open their first Green Wise Market Place store in Broward County at this location. Mr. Donmez said City staff had advised Publix of staff's desire for Publix to collaborate directly with Amera Urban Developers in developing the new store. Mr. Rahael noted that a meeting with Publix officials originally scheduled for last week had been rescheduled to the middle of July.

4. Potential Tax Reform Impacts on CRAs

Mr. Donmez briefly reviewed the anticipated impact of property tax reform on the Coral Springs Community Redevelopment Agency. He noted that the anticipated impact in 2008 was an effective rollback of approximately fourteen percent. Mr. Donmez said it was very difficult to gauge the complete impact of tax reform on the CRA. Mr. Ruffin inquired what would happen if the proposed constitutional reform relative to property taxes did not pass. Mr. Donmez noted that the Florida legislature would like be called into another session to identify strategies to further reduce property taxes. He stated that the adjusted preliminary property tax roll assumption for 2007 for the CRA was approximately \$117,875,000.00.

5. Proposed Future Meeting Dates/ Other Business

Mr. Donmez suggested the possibility of canceling the CRA Board's proposed July meeting, holding a budget workshop meeting in early August, and holding the regular business meeting on August 27th. Following a brief discussion, the CRA Board agreed to hold a budget workshop on August 9th, beginning at 4:00 p.m., at the Economic Development Foundation's Conference Room. The CRA Board also agreed to cancel the July 23rd meeting and hold their next regular meeting on August 27th.

Mr. Ruffin inquired whether there were any other business items. Mr. Dale noted that he had been a member of the Coral Springs Community Redevelopment Agency Board since its inception in 2002. Mr. Dale said he was announcing his intent to serve on the

Economic Development Foundation Board of Directors, and to resign his seat on the Coral Springs CRA Board of Directors in the near future. Mr. Dale said he hoped to develop a marketing plan for the Coral Springs Community Redevelopment Agency in the future. Mr. Dale said he would like to attend the August workshop meeting of the CRA Board of Directors. Vice Mayor Gold said that Mr. Dale's talents and services would be missed on the CRA Board of Directors. Coral Springs Economic Development Foundation Director Paul Cawley said he looked forward to talking with Mr. Dale.

Mr. Moyle moved to adjourn the meeting. The motion was approved unanimously (6-0).

The meeting adjourned at 7:20 p.m.

DATE APPROVED/ACCEPTED

JOHN RUFFIN, JR.
CHAIRPERSON
CRA BOARD OF DIRECTORS

PETER RICHARDSON, CRM
CITY CLERK
CITY OF CORAL SPRINGS

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