

SOUTH FLORIDA REGIONAL PLANNING COUNCIL

November 27, 2017

The South Florida Regional Planning Council met on this date at its corporate office at 3440 Hollywood Boulevard, Suite 140, Hollywood, FL 33021. Chair Daubert called the meeting to order at 10:42 a.m. and led the Pledge of Allegiance.

**I. Pledge of Allegiance and Roll Call**

Councilmember Patricia Asseff (absent)  
Councilmember Mario J. Bailey  
Councilmember Margaret Bates  
Councilmember Frank Caplan (via phone)  
Councilmember Daniella Levine Cava  
Chair Tim Daubert  
Councilmember José (Pepe) Diaz  
Councilmember Beam Furr  
Councilmember Steve Geller  
Councilmember Cary Goldberg  
Councilmember Nelson Hernandez (absent)  
Councilmember George Neugent (absent)  
Councilmember David Rice (absent)  
Councilmember Greg Ross  
Councilmember Michael Udine  
Councilmember Sandra Walters  
Councilmember Jimmy Weekley

Isabel Cosio Carballo, SFRPC Executive Director, and Sam Goren, Legal Counsel, were present.

The following Ex-Officio Members were present:

Laura Corry, representing the South Florida Water Management District  
Dat Huynh, representing the Florida Department of Transportation, District VI

The following Ex-Officio Member was absent:

Jennifer Smith, representing the Florida Department of Environmental Protection

Chair Daubert asked the audience and those on the phone to introduce themselves. There were representatives from various agencies, municipalities, specifically Tanya Davis of S. Davis and Associates, P.A. (Audit Firm), Ken Jeffries, FDOT, District VI, and Council staff.

**II. Approval of Council Agenda**

Councilmember Ross moved to approve the Council Agenda. Councilmember Diaz seconded the motion, which carried by a unanimous vote.

**III. Special Guests/Presentations**

Tanya I. Davis, CPA, S. Davis and Associates – Agenda Item IV.E  
Carla Coleman, Principal, Coleman & Associates Consulting, P.A. – Agenda Item VI.C

#### IV. Action Items

A. Minutes of Previous Meeting

Councilmember Ross moved to approve the previous minutes. Councilmember Furr seconded the motion, which carried by a unanimous vote.

B. Financial Report

Rene Gonzalez of Council staff explained the Financial Report for the end of the Fiscal Year, comparing the months of July, August, and September 2017.

Councilmember Udine moved to approve Agenda Item IV.B, Financial Report, Councilmember Ross seconded the motion, which carried by a unanimous vote.

C. Consent: Comprehensive Plan Amendment Reviews

Proposed

- Broward County 17-6ESR
- Broward County 17-7ESR
- City of Dania Beach 17-1ESR
- City of Fort Lauderdale 17-1ESR
- Islamorada, Village of Islands 17-4ACSC
- City of Weston 17-1ESR

Adopted

- Broward County 17-5ESR
- Miami-Dade County 15-3ESR
- Monroe County 17-1ACSC
- City of Miami Beach 17-3ESR
- North Bay Village 17-1ESR
- City of Pembroke Pines 17-3ESR
- Town of Medley 17-1ER
- Town of Southwest Ranches 17-1ESR
- Town of Southwest Ranches 17-2ESR

Public Comments - None

Councilmember Ross moved to approve Agenda Item IV.C, Consent: Comprehensive Plan Amendment Reviews, Proposed. Councilmember Weekley seconded the motion, which carried by a unanimous vote.

Councilmember Diaz moved to approve Agenda Item IV.C, Consent: Comprehensive Plan Amendment Reviews, Adopted. Councilmember Furr seconded the motion, which carried by a unanimous vote.

Public Comments - None

D. Regional Issues: Comprehensive Plan Amendment Review – None

E. FY 2015-16 Audit

Tanya Davis, with S. Davis and Associates, P.A., Auditing Partner, introduced Joy Chambers-Nicholas, Senior Manager. The reason for her return was to answer any additional questions on the 2015-16 Audit. She explained that S. Davis and Associates, P.A., is preparing for the 2017 Audit.

Councilmember Ross moved to approve Agenda Item IV.E, FY 2015-16 Audit. Councilmember Furr seconded the motion, which carried by a unanimous vote.

Ms. Davis stated this Audit was a team effort that included Executive Director Isabel Cosio Carballo, Deputy Director Manny Cela, Rene Gonzalez and other Council staff along with S. Davis staff for ensuring the Financial Statements were finalized and submitted in a timely manner. Ms. Davis then explained the timeline of the 2016-17 Audit in detail. The filing due date is June 30, 2018.

Mr. Gonzalez stated that since the Council contracts with various federal grants involving indirect costs, the Department of the Interior is requesting the indirect costs rate based on the audited numbers be submitted by March 31, 2018; so, the indirect cost rate can be in effect October 2018. Ms. Cosio Carballo explained the transitional history of the Finance Director position which effected the 2015-16 Audit and stated that the 2016-17 Audit will be finalized well before deadline. Ms. Davis stated the March 31, 2018 deadline will not be a problem.

F. South Florida Comprehensive Economic Development Strategy

Natalia Neira of Council staff presented a PowerPoint presentation on the 2017-2022 South Florida Comprehensive Economic Development Strategy (CEDS). The CEDS Report covered the period 2012-2017. The U.S. Department of Economic Development Association (EDA)/ U.S. Department of Commerce has provided the ten regional planning councils, which serve as the state's Economic Development Districts, new guidelines for the 2017-2022 CEDS document to create uniformity among the plans. Ms. Neira explained in detail the reasoning for the new guidelines. This document was started by Karen Hamilton and other former employees in January 2017. She explained the importance of the Steering Committee members and the outcome of their meetings. The Steering Committee is comprised of business leaders, economic development organizations, higher education institutions, transportation organizations, public officials, minority and labor groups, non-profit organizations, and private individuals. The public comment period was transmitted in October and again in November. The Draft is online which is part of the guidelines of the EDA/CEDS. Ms. Neira explained that at today's Council Meeting the CEDS is up for adoption, contingent upon annual updates. Part of the requirements is to either make one single document every five years or have updated annual documents to track the goals. On December 1, 2017, this document will be sent to EDA as an adopted plan. She further displayed the Council website via PowerPoint for the Councilmembers. The other new guideline is that the CEDS be visually more appealing and easier to read. My SideWalk, part of the DataCommon, is being used as a platform to visualize the data within the CEDS, along with REMI, the SFRPC's modeling software. This was explained in detail.

Councilmember Cava stated that she and Commissioner Moss are co-sponsoring a South Dade Solutions Summit on November 30, 2017 as a step toward creating a Comprehensive Economic

Development Strategy for South Dade. It would be nice to have this Summit referenced in the CEDS. The intention is to apply for an EDA Grant to implement the South Dade Strategy by January 2018. Ms. Cosio Carballo stated that the South Dade Community and its proposed development of an economic development strategy could be referenced as an ongoing activity and provide assistance. Ms. Neira stated this inclusion is part of the CEDS guidelines.

Ms. Neira went on to explain the guidelines, key elements, other planning efforts and resources, such as SFRPC Programs, Seven50, Treasure Coast Regional Planning Council CEDS, and the regional partners. The South Dade CEDS can be integrated as part of the annual update. Councilmember Udine suggested a catch all phrase be included in the CEDS that the SFRPC be available to help all the local municipalities with their strategies.

Councilmember Geller expressed that it is important to make sure that the CEDS is a strategic document, not only a collection of facts and data. Important initiatives, such as the Marine Research Hub that is being led by the Greater Fort Lauderdale Alliance, have tremendous economic importance to Southeast Florida. It was suggested that the full document be resent to the Councilmembers and in six months or so the CEDS can be updated with their additional comments and suggestions. Ms. Cosio Carballo thanked Ms. Neira for stepping up to the plate in completing the CEDS to meet the December 1<sup>st</sup> deadline. Ms. Cosio Carballo stated that the link will be resent to the Councilmembers for review, comment, and reconvene with the Councilmembers to provide more information for the next quarter. She requested the Council move forward with the approval to adopt the CEDS and give staff permission to finalize the document to include information on the South Dade Solutions Summit for a Comprehensive Economic Development Strategy for South Dade, as well as verbiage stating the Council will help any counties/municipalities with their economic development strategies.

Ms. Neira stated that there will be annual updates to track the goals mentioned in the CEDS. When the Comprehensive Economic Development Strategy for South Dade is accepted, it will become part of the CEDS moving forward.

Councilmember Furr noted that various entities will be using different platforms for data gathering. It was suggested that all the data gathering be brought to the SFRPC to be integrated. Councilmember Geller requested the Council serve as a coordinating entity for data collection and distribution; a great role for the Council.

**Councilmember Geller moved to adopt the South Florida Comprehensive Economic Development Strategy. Councilmember Goldberg seconded the motion, which carried by a unanimous vote.**

**Councilmember Ross added an amendment to the adoption: that the CEDS to be amended and / or amended as needed. Councilmember Udine seconded the motion, which carried by a unanimous vote.**

Ms. Cosio Carballo informed the Councilmembers that the CEDS Committee is made up of various entities but the Committee can be expanded to include others willing to participate.

G. Nominating Committee

Sam Goren, Legal Counsel, explained the legalities and process of choosing the Nominating Committee.

Councilmember Weekley (Treasurer) sadly announced that the January Council Meeting will be his last Meeting at the SFRPC due to business obligations. He has been a Councilmember for 26 years.

Mr. Goren explained the “moving up” of the Officers:

Chair Daubert will be past Chair

1<sup>st</sup> Vice Chair Caplan will become Chair

2<sup>nd</sup> Vice Chair Ross will become 1<sup>st</sup> Vice Chair

Secretary Cava will become Treasurer

Secretary position would need to be filled

The Nominating Committee for the 2018 Calendar year will be: Chair Daubert, Vice Chairs Caplan and Ross. They will meet in the early part of January.

Public Comments: none

V. **Discussion Items**

A. Executive Director’s Report

Ms. Cosio Carballo gave an update on the House Bill 611, regarding the quorum issue. House Representative Geller is sponsoring the Bill; hopefully Senator Javier Rodriguez will be the Senate sponsor.

Ms. Cosio Carballo gave a brief overview on the October 20, 2017, Joint Meeting with the Treasure Coast Regional Planning Council at the City of West Palm Beach’s City Hall. At the meeting, discussion included funding for affordable housing, the Southeast Florida Coral Reef Tract, and the difficulty of notifying families whose loved ones are victims of a tragic event, such as the mass shootings at the Fort Lauderdale / Hollywood International Airport and the Pulse Night Club shooting, in advance of the media accessing the victim’s names, publicizing them, or contacting the family. Representative Jacobs has volunteered to sponsor legislation that would create a temporary waiting period to allow the Medical Examiner sufficient time to notify family members in advance of being compelled to release the names of the victims to the press. Her office is looking for a Senate Sponsor.

There was discussion on the lease update in which Councilmember Goldberg has been instrumental. Ms. Cosio Carballo and Councilmember Goldberg explained the current lease, rates, negotiations, other venues, time-frame, etc. The Council has been working with the landlord since May 2017; the current lease is ending February 2018. Renting out the Conference Room was suggested.

Ms. Cosio Carballo explained the transitions in the Finance Department. Rene Gonzalez came to work with and help the SFRPC through a tough period, in which he did a great job. Sadly, Mr.

Gonzalez did not accept an offer to stay on at an annual salary that the Council can afford. Sindia Rosenay was recommended to Ms. Cosio Carballo and has accepted the offer to join the SFRPC in a fulltime position starting December 2017. Ms. Rosenay was the Assistant Director at the Archdiocese of Miami. Ms. Cosio Carballo welcomed Ms. Rosenay.

Ms. Rosenay thanked Ms. Cosio Carballo and is excited and looking forward to joining the SFRPC and will do her best to fulfill the mission of the Organization.

Discussion ensued again on the lease. The SFRPC was one of the original tenants and the history of the management/owners was explained. There was conversation on rate comparison, Conference Room usage (by the SFRPC and other entities), downsizing, the SFRPC proactiveness, floor reconfiguration, etc. Conversation with the landlord began in May. Councilmember Goldberg offered his assistance and became involved in August. It was suggested that if the SFRPC lost the Conference Room, other conference rooms are available in the tri-county area. There are presently good faith negotiations with the landlord.

Councilmember Diaz made a motion to contract a broker, Councilmember Weekley seconded it. Councilmember Bailey moved to amend the motion to include governmental agencies.

Councilmember Goldberg stated that before the Council decides on a brokerage involvement a financial model should be run for cost effectiveness reasons, including travel to Council Meetings at various venues.

B. Legal Counsel Report

Sam Goren, Legal Counsel, informed the Councilmembers that there is a request to allow Chair Daubert to compose a letter to Jack Osterholt, Deputy Mayor of Miami-Dade County. The letter will request the County to engage in a mediation process by the SFRPC regarding the American Dream Miami. Mr. Goren explained State Statute 163 that creates a process that authorizes the SFRPC to serve as a mediator. It is voluntary.

Discussion referred back to the motion on the brokerage service. It was decided that there was no need to have a motion on the brokerage service. The Brokerage Services Selection Committee can meet for discussion without a motion from the Board.

Ms. Cosio Carballo explained that the Legislature has empowered Regional Planning Councils to create *“a dispute resolution process to reconcile differences on planning and growth management issues between local governments, regional agencies, and private interests”* (§186.509, Fla. Stat.). The SFRPC Dispute Resolution Process is designed to allow parties to identify and redress potential differences in a timely manner in contrast to adversarial consequences of litigation. The Council staff proposal is to recommend that Miami-Dade County include a condition in the proposed development agreements that would direct parties with any potential concerns regarding implementation to initiate the Regional Dispute Resolution Process in lieu of initial litigation.

Chair Daubert’s request is more direct in that he desires the Council to be a part of the 163 Agreement. During the old Development Review (DRI) process, the SFRPC would have been involved. Regarding the American Dream Miami, the SFRPC would oversee and protect the tri-

counties and municipalities interests. Chair Daubert would like to make sure that the counties and municipalities have a say in the development of the American Dream Miami. At this time, this item is not on the Miami-Dade County Commission Meeting Agenda. Councilmember Diaz stated that he will need to talk his lawyers and he believes the Council should look at the rules the way they are. Chair Daubert stated there was discussion with Mr. Osterholt and the attorneys in August regarding how the SFRPC could be a part of the process. This is not a regulatory rule – it is a mediation. Councilmember Walters reminded the Councilmembers that the SFRPC is set up to do this type of review from its past history; this project is the poster child of why RPC's were developed in the first place. The American Dream Miami is effecting two counties' boundaries with various municipalities and entities. Councilmember Walters stated the SFRPC would be more objective and factual to assist in this mediation. Councilmember Diaz would like to defer this discussion when there is a full Board present and have more information.

Referring to Agenda Item IV.C, Comprehensive Plans, Councilmember Bailey recused himself from voting on the Miami-Dade County 15-3ESR amendment due to a conflict of interest.

C. Ex Officio Reports

Laura Corry, South Florida Water Management District, announced that November 30<sup>th</sup> is the kickoff of the SFWMD Lower East Coast Water Supply Plan Update. The Plan is updated every five years. The kickoff will be located at the North Regional/Broward College Library in Coconut Creek at 9:30 am.

The presentation by Carla Coleman on the Strategic Planning Retreat was deferred to a future meeting.

Dat Huynh, FDOT, District VI, introduced Ken Jeffries, District VI Planning Manager. Mr. Huynh announced the Southeast Clean Cities Coalition Florida Electric School Bus Workshop.

**VI. Program Reports and Activities**

- A. Revolving Loan Fund Reports – Information Only
  - 1) SFRPC Revolving Loan Funds Status Report
- B. Development of Regional Impact Status Review Report - Information Only
- C. Strategic Planning Retreat Update
- D. Southeast Florida Coral Reef Tract – TCSF Joint Resolution # 17-01
- E. State and Local Housing Trust Funds - TCSF Joint Resolution # 17-02

**VII. Announcements and Attachments**

- A. Attendance Form
- B. Correspondence, and Articles
- C. Upcoming Meetings
  - 1) December NO MEETING SCHEDULED
  - 2) January 22, 2018 (SFRPC Office, Hollywood)
  - 3) February 26, 2018 (SFRPC Office, Hollywood)

**VIII. Councilmember Comments**

**IX. Public Comments** – none

**X. Adjournment**

The meeting was adjourned at 12:17 a.m.

This signature is to attest that the undersigned is the Secretary of the SOUTH FLORIDA REGIONAL PLANNING COUNCIL, and that the information provided herein is the true and correct minutes for the November 27, 2017 meeting of the SOUTH FLORIDA REGIONAL PLANNING COUNCIL adopted the 22<sup>nd</sup> day of January 2018.

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Daniella Levine Cava, Secretary

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Date