

**MINUTES OF THE
SOUTH FLORIDA REGIONAL PLANNING COUNCIL**

April 17, 2023

The South Florida Regional Planning Council met virtually and in person on this date at the Council's office located at 1 Oakwood Boulevard, Suite 250, Hollywood, FL 33020. Chair Geller called the meeting to order at 10:35 a.m. and reminded everyone of the meeting's procedures. Chair Geller welcomed the Councilmembers as well as those attending virtually. Chair Geller asked Councilmember Caplan to lead in the Pledge of Allegiance.

I. Pledge of Allegiance and Roll Call

Chair Steve Geller
Councilmember Mario J. Bailey**
Councilmember Frank Caplan
Councilmember Craig Cates*
Councilmember Joseph Corradino
Councilmember Beam Furr
Councilmember René García**
Councilmember Oliver Gilbert, III**
Councilmember Cary Goldberg
Councilmember Denise Horland*
Councilmember Samuel Kaufman*
Councilmember Michelle Lincoln
Councilmember Kionne McGhee**
Councilmember Greg Ross
Councilmember Michael Udine*

* Virtually Present

** Absent

SFRPC Executive Director Isabel Cosio Carballo and Legal Counsel Sam Goren were present. Legal Counsel Mr. Goren stated there was a quorum.

Ex-Officio Members were not present or virtually present:

Jason Andreotta representing the Florida Department of Environmental Protection (SE District)

Dat Huynh representing the Florida Department of Transportation, District VI

II. Approval Council Agenda

Chair Geller motioned to approve the Agenda. Councilmember Goldberg moved the motion and Councilmember Caplan seconded the motion, which was carried by a unanimous vote.

Chair Geller offered the Council's condolences to Councilmember Lincoln on the recent passing of her mother.

III. Interim Deputy Director / Executive Director Search Update

Chair Geller stated that 11 applications were received by the application deadline. Mr. Goren, Mrs. Cosio Carballo, and himself met to review the applicants' resumes and selected four candidates to move forward for interviews. The four candidates will be interviewed on April 27, 2023, by the Selection Committee. The Selection Committee Members are Councilmembers García (Treasurer; Miami-Dade), First Vice-Chair Kaufman (Monroe), Chair Geller (Broward), Mr. Goren, and Mrs. Cosio Carballo. The recommendation will be shared at the May Meeting at the Miami-Dade TPO.

IV. Action Items

A. Minutes of Previous Meeting

Chair Geller motioned to approve the Meeting Minutes for January 23, 2023. Councilmember Ross moved the motion and Councilmember Caplan seconded the motion, which was carried by a unanimous vote.

B. Financial Report

To be presented at a later time in the meeting.

C. Consent: Comprehensive Plan Amendment Reviews (*Property Rights)

Legal Counsel, Sam Goren, read the Comprehensive Plan Amendment Reviews, Proposed.

Proposed

- Monroe County 23-01ACSC
- Town of Cutler Bay 23-01ESR
- City of Fort Lauderdale 23-01ESR
- City of Hallandale Beach 23-01ESR
- City of Key West 23-01ACSC
- City of Key West 23-02ACSC
- City of Miami 23-01ESR
- City of Miami 23-03ESR
- City of Miami Beach 23-01ESR
- City of Miami Beach 23-02ESR
- Miami Shores Village 23-01ER
- Miami Shores Village 23-02ER
- City of North Miami 23-01ER

Public Hearing

Chair Geller opened the Public Hearing and asked if there were any comments or questions.

Public Comment

There were no comments or questions from the public via email or virtually.

Councilmember Furr expressed concern about the Miami Shores Village 23-01ER and 23-02ER proposed amendments due to the newly elected Miami Shores Village Councilmembers and their opinion on the amendments. Mrs. Cosio Carballo explained that pursuant to state law, the regional planning council comments to the Florida Department of Economic Opportunity are limited to regional and extra-jurisdictional impacts. Mrs. Cosio Carballo expressed her desire to update the Strategic Regional Policy Plan for South Florida to provide Council staff and the Board when an updated policy document that can guide Council reviews and comments. An updated SRPP and review process will require additional resources.

Councilmember Furr made a motion to continue the review of Miami Shores Village 22-01ER and 22-02ER proposed amendments. Christina Miskis, SFRPC staff, noted that on the Agenda Item, staff referenced the Objections, Recommendations, and Comments Report (ORC Report) from James Stansbury, Department of Economic Development for the Miami Shores Village 23-02ER proposed amendment. Discussion on the comprehensive plan review process, the Strategic Regional Policy Plan for South Florida, authority to approve or disapprove, recommendations, and comments ensued. The Executive Director reminded the Council that the amendments will come back to the SFRPC if the Miami Shores Village Council approves the proposed amendments in the “adopted” phase of comprehensive plan review process.

Councilmember Caplan motioned to withdraw Miami Shores Village 22-01ER and 22-02ER proposed amendments from the Consent Agenda due to insufficient information on the impacts of the amendments. Councilmember Furr seconded the motion, roll was called which was carried by a unanimous vote.

Councilmember Caplan motioned to approve the remaining proposed amendments. Councilmember Furr seconded the motion. Roll was called and the item was carried by a unanimous vote.

Legal Counsel, Sam Goren, read the Comprehensive Plan Amendment Reviews: Adopted.

Adopted

- Broward County 22-05ESR
- Broward County 22-06ESR
- Miami-Dade County 21-05ESR
- Miami-Dade County 22-01ER
- Miami-Dade County 22-06ESR
- City of Hollywood 21-02ESR

- Islamorada, Village of Islands 22-02ACSC
- Islamorada, Village of Islands 22-03ACSC
- City of Key West 22-04ACSC
- City of Key West 22-05ACSC
- City of Lighthouse Point 22-01ESR *
- City of Miami 22-01ESR
- Miami Shores Village 22-01ER *
- North Bay Village 22-01ER
- City of North Miami 22-02ESR *
- City of North Miami 22-03ESR
- Village of Pinecrest 22-01ESR
- City of Sunny Isles Beach 22-02ER
- City of Sunny Isles Beach 22-03ESR

Public Hearing

Chair Geller opened the Public Hearing and asked if there were any comments or questions.

Public Comment

There were no comments or questions from the public via email or virtually.

Chair Geller motioned to approve Agenda Item IV.C Consent: Comprehensive Plan Amendment Review, Adopted. Councilmember Ross moved the motion, and Councilmember Lincoln seconded the motion. Roll was called and the item was carried by a unanimous vote.

B. Financial Report

Director of Finance and IT, Leo Braslavsky Soldi, presented the Financial Report in detail. He informed the Councilmembers that the financing for the Deputy Director position was previously budgeted.

Chair Geller motioned to approve the Financial Report. Councilmember Udine moved the motion and Councilmember Caplan seconded the motion, which was carried by a unanimous vote.

D. Regional Issues: Comprehensive Plan Amendment Review – None

E. RLF Borrower Defaults: PHI Technologies and J. Stephens Construction

Mr. Goren summarized the default of the two revolving loans. The RLF Board supports the engagement of the offices of the Legal Counsel to file a complaint to initiate a lawsuit for nonpayment against PHI Technologies Inc. The Law Office of Goren, Cherof will provide updates to the RLF Board regarding the collectible of the outstanding obligations as the complaint progresses. Mr. Tart explained that PHI Technologies Inc.'s default was the result of fraudulent activity with a customer as well as the business being impacted by Covid. Separately, Mr. Tart provided an update on J. Stephens Construction LLC

conveying that the company had a past satisfactory loan payment history until the recently received notice of assignment reflecting liquidation of all company assets. No further information has been provided to the SFRPC regarding the liquidation. The office of Goren Cherof will assist and monitor the legal proceedings regarding J. Stephens Construction LLC and advise the SFRPC accordingly.

Chair Geller motioned to approve filing litigation against PHI Technologies Default. Councilmember Ross moved the motion and Councilmember Caplan seconded the motion, which was carried by a unanimous vote.

Chair Geller motioned to approve filing suit against J. Stephens Construction. Councilmember Ross moved the motion and Councilmember Caplan seconded the motion, which was carried by a unanimous vote.

F. FY 22 – 23 / 23 -24 Selected Programs and Projects Update

Chair Geller reiterated his comments on the importance of regional collaboration and how the SFRPC has been organizing meetings and recognized as a convening authority. Mrs. Cosio Carballo referred to the Agenda Item that reflects the key programs and projects. She stated that the Council had always been involved in facilitating regional programs and discussions although more in the background. She highlighted the various regional convenings and Joint Meetings that have been organized by the SFRPC in the past few years. She talked about the meetings that are planned such as Solid Waste, Affordable Housing, Silver Tsunami, Joint Meetings, Clean Cities Coalition, etc. Christina Miskis, SFRPC Principal Planner, presented a PowerPoint on the SFRPC Regional Convening Meetings, collaborations, CEDS meetings, SRPP, etc. Ms. Miskis continued explaining the various programs the SFRPC manages such as transportation, climate change, technical assistance, etc. Councilmember Lincoln suggested that SB102 on zoning and density be explained in depth at a future meeting.

G. FY 23 - 24 Council Dues

On April 3, 2023, there was an Executive Committee Meeting to have a preliminary conversation about raising the SFRPC dues rate. No quorum was present and consequently, no vote was suggested by anyone present.

Chair Geller noted that the SFRPC has the lowest per capita of all the RPCs. He summarized the SFRPC dues history and gave details on the dues increase passed last year. Over the last year it has become apparent that additional resources are needed to support the Council's increased activities directed by the Council and to fill vacant positions that are needed to support the Council's operations.

An increase would help in the hiring of one or possibly two of the following: a Deputy Director, an Economic Development position, a Senior Administration Assistant, and a Resiliency Planner. The three proposals were explained in detail, 1) keep the dues the same, 2) increase them by .2 cents per capita and it would take the Council to .28 cents after 4 years, or 3) increase the dues by .25 cents per year which would take the Council to .30 cents after 4 years. In comparison to the other RPCs, the SFRPC is still one

of the lowest. Chair Geller stated that at the April 3rd discussion meeting, the Councilmembers' informal recommendation was to increase the gradual dues increase to .2 cents per capita up from .125 per year for four years. Chair Geller noted the concerns from Councilmember Lincoln, representing Monroe County since they have the smallest budget. Mrs. Cosio Carballo summarized the reason for the dues increase of .25 cents with detailed amounts, salaries, conference expenditures, and requests for various positions.

Councilmember Furr motioned to increase the dues to .25 per capita, which would take the SFRPC to .30 per capita in 4 years, seconded by Councilmember Caplan. Councilmember Ross stated that the Council agreed on .125 a year ago and now it is being increased 100% to .25 cents per capita. He questioned the revenue from MIRR and other new programs. Mrs. Cosio Carballo stated that regional convening costs (staff time + event expense) were more than expected and that charging for future meetings is on the table now that people have seen the quality of the programs. The large number of staff vacancies is of great concern to her. She went on to discuss the future program development that is underway with the goal of assisting regional stakeholders while creating new potential revenue: extension of the MIRR, EDA's Regional Tech Hub proposal under development, etc. Councilmember Ross said that he appreciated the information but feels it is premature to increase the dues this year by 100%. He suggested the SFRPC wait until next year and see what income comes in.

Councilmember Furr motioned to approve the increase of the County dues to .25 per capita for 4 years. Councilmember Caplan seconded the motion. Roll was called and the motion was approved with 8 yays and 3 nays. It is noted that there were no Miami-Dade County Commissioners present.

H. KIMCO – SFRPC Lease Renewal

Mrs. Cosio Carballo summarized the lease information and some of the terms and conditions. The lease was not increased by much. She thanked Councilmember Goldberg for his help in coordinating the leasing of this office space and the lease. There was discussion on a different location but more importantly the parking issue.

Chair Geller motioned to approve Agenda Item IV.H. Kimco – SFRPC Lease Renewal. Councilmember Goldberg moved the motion and Councilmember Ross seconded the motion, which was carried by a unanimous vote.

I. Brainstorm Possible Topics for Regional Convenings / Work Plan

Chair Geller stated that other than the updated meetings on Affordable Housing, and Solid Waste, there will be a Joint SFRPC/TCRPC Conference, SFRPC Conference like with First/Last Mile. Other topics, other than CEDS, have been suggested: Silver Tsunami (retirement), Mental Health and Mental Health Housing, a subset of a Water topic, Resilience, Sea Level Rise, Affordable Housing, Infrastructure Funding and how do we work collaboratively as a region to secure it, access to quality Health Care/Insurance, and how do we get more creative with matching funds.

Please, if you have any other topics for discussion, send them to Mrs. Cosio Carballo or Mr. Goren.

Councilmember Furr noted that at the last Joint Meeting of the TCRPC and SFRPC, the Councils discussed and agreed to send a letter requesting an ad valorem tax increase to the South Florida Water Management District. Chair Geller summarized the Everglades, canal, and other water/flood issues.

Councilmember Furr motioned that the SFRPC send a letter to the SFWMD requesting that they increase their millage for the specific purpose of flood control. Councilmember Caplan seconded the motion, which was carried by a unanimous vote.

Public Comment

There were no comments or questions from the public via email or virtually.

Public Hearing

Closed

Chair Geller motioned to adjourn therefore the following items were postponed.

V. Discussion Items

- A. Executive Director's Report - none
- B. Legal Counsel Report - none
- C. Councilmembers Report - none
- D. Ex-Officio Report - none

VI. Program Reports and Activities

- A. SFRPC Revolving Loan Funds Status Report
- B. SFRPC CARES Act RLF Status Report
- C. Council Highlights

VII. Announcements and Attachments

- A. Attendance Form
- B. Correspondence and Articles
- C. Upcoming Meetings

- 1) Friday, June 16, 2023, 10:30 a.m. (Monroe County)
- 2) Monday, July 17, 2023, 10:30 a.m. (SFRPC)
- 3) August 2023, Summer Recess

VIII. Adjournment

Chair Geller adjourned the meeting at 12:16 pm.

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 April 17, 2023, meeting of the SOUTH FLORIDA REGIONAL PLANNING COUNCIL adopted on the 15th day of May 2023.

Michelle Lincoln, Secretary
Monroe County Commissioner, District 2

Date