SFRPC
South Florida Regional Planning Council
Proudly serving Miami-Dade, Broward, and Monroe Counties

DRAFT AGENDA

MONDAY, JULY 20, 2026, AT 10:30 AM

SOUTH FLORIDA REGIONAL PLANNING COUNCIL
1 Oakwood Boulevard, Suite 250
Hollywood, FL 33020
954-924-3653

VIRTUAL / PHYSICAL MEETING

Join Zoom Meeting
https://us06web.zoom.us/j/82064394259?pwd=4bzhYlFt0dnZWV5J2WqaFANyxJxAHj.1

Meeting ID: 820 6439 4259
Passcode: 042604

I. Pledge of Allegiance and Roll Call

Welcome: New Ex-Officio Member Viviana Useche, Florida Department of Environmental Protection

II. Presentations:

- FY 24-25 Audit Presentation ***(Time Approximate: 11:00 AM)***

  Joy Chambers-Nicholas, Senior Accountant, S. Davis & Associates, PA

- Joint Initiatives of the South Florida Defense Alliance, SFRPC, and State of Florida ***(Time Approximate: 11:10 AM)***

  Captain Richard Miller, Jr., USN (Ret); Executive Director, South Florida Defense Alliance

III. Action Items

A. Minutes of the Previous Meeting
B. Financial Report

C. Consent: Comprehensive Plan Amendment Reviews

Proposed

- Broward County 26-05ESR
- Broward County 26-07ESR
- Miami-Dade County 26-01ESR
- Miami-Dade County 26-02ESR
- City of Doral 26-02ESR
- Islamorada, Village of Islands 26-02ACSC
- City of North Miami 26-01ESR
- City of North Miami Beach 26-01ER
- City of North Miami Beach 26-02ESR
- City of Wilton Manors 26-01ER*

Public Hearing

Adopted

- Broward County 26-02ESR
- Broward County 26-03ESR
- Town of Davie 26-01ESR
- City of Fort Lauderdale 25-02ESR
- City of Hollywood 26-01ESR
- City of Lauderhill 25-01ESR
- City of Marathon 26-01ACSC
- City of Miami Beach 26-01ER
- Town of Southwest Ranches 25-01ESR

*Property Rights Amendment

Public Hearing

D. Regional Issues: Comprehensive Plan Amendment Review – None
E. FY 2024 - 2025 Annual Audit **(Time Approximate: 11:00 AM)**
F. Appointment of Audit Selection and Negotiation Committee / Draft RFP
G. FY 2025 - 2026 Amended Budget
H. FY 2026 - 2027 Membership Dues

Public Comments

IV. Program Reports and Activities

A. SFRPC / TCRPC Joint Conference Update
B. SFRPC Membership Committee Update
C. SFRPC Revolving Loan Funds Status Report

D. SFRPC CARES Act RLF Status Report

V. Discussion Items

A. Executive Director's Report
B. Legal Counsel Report
C. Council Members Report
D. Ex-Officio Report

VI. Announcements and Attachments

A. Attendance Form
B. Upcoming Meetings
  1) August – Summer Break
  2) Monday, September 28, 2026, 10:30 a.m. (SFRPC)
  3) Monday, October 19, 2026, 10:30 a.m. (SFRPC) (Upon call of the Chair)
  4) Friday, October 30, 2026 (Broward Center for the Performing Arts)
  SFRPC / TCRPC Joint Conference - Topic: Blue Tech Jobs: Policy, Investment, and Workforce Development in Southeast Florida

VII. Adjournment

Pursuant to Chapter 286.0105, Florida Statutes, if a person decides to appeal any decision made by the Council with respect to any matter considered at such meeting or hearing, he may need to ensure that a verbatim record of the proceedings is made, which record includes the testimony and evidence upon which the appeal is based.

Pursuant to the provisions of the Americans with Disabilities Act, any person requiring special accommodations to participate in this hearing is asked to advise the Agency at least 5 days before the hearing by contacting the South Florida Regional Planning Council at one of the following: (1) One Oakwood Boulevard, Suite 250, Hollywood, Florida 33020; (2) Phone 954-924-3653; (3) Fax 954-924-3654; or (4) sfadmin@sfrpc.com. If you are hearing or speech impaired, please contact the Agency using the Florida Relay Service, 1 (800) 955-8771 (TTY/VCO), 1 (800) 955-8770 (Voice), 1 (800) 955-8773 (Spanish).

Agenda packets for upcoming Council meetings will be available at the Council's website, https://sfregionalcouncil.org/meeting-materials/ ten days prior to the meeting.

If you would like to be added to the e-mail list to receive the link to the agenda, please e-mail the Council at sfadmin@sfrpc.com.

SFRPC
South Florida Regional Planning Council
Proudly serving Miami-Dade, Broward, and Monroe Counties

Monday, July 20, 2026

COUNCIL MEETING

NEW EX-OFFICIO COUNCIL MEMBER	GUEST SPEAKER	GUEST SPEAKER
		
VIVIANA USECHE	JOY CHAMBERS-NICHOLAS	CAPTAIN RICHARD MILLER, JR. USN (RET.)
Acting District Director Florida Department of Environmental Protection, Southeast District	Senior Accountant S. Davis & Associates, PA	Executive Director South Florida Defense Alliance

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VIVIANA USECHE

Acting District Director, Florida Department of Environmental Protection, Southeast District

Viviana Useche is the Acting District Director for the Florida Department of Environmental Protection's (DEP) Southeast District (SED) office in West Palm Beach. In this role, she oversees the district's environmental administration, business planning, permitting, waste cleanup, and compliance assurance programs. She joined the department in 2016 as an Environmental Specialist in Orlando. Throughout her tenure, she has held multiple leadership positions focused on compliance and enforcement. In 2024, she was promoted to Assistant District Director for the Southeast District, helping guide regulatory programs and community outreach initiatives. Following her successful tenure in that role, she was appointed as the Acting District Director. Viviana holds a bachelor's degree in Environmental Science from the University of Florida and a master's degree in Integrative Biology from the University of South Florida.

JOY CHAMBERS-NICHOLAS

Senior Accountant, S. Davis & Associates, PA

Joy Chambers-Nicholas is a senior accountant at S. Davis & Associates, P.A. (SDA) primarily performing audits of governmental entities and not-for-profit organizations. Joy has over three decades of experience in accounting and auditing and has been with SDA for over ten years. She is a member of the American Institute of Certified Public Accountants and the Government Finance Officers Association.

CAPTAIN RICHARD MILLER, JR., USN (RET.)

Executive Director
South Florida Defense Alliance

Rick founded PHAROS Mission Critical Solutions, a combined consultancy and technology integration practice, to work collaboratively with enterprises to achieve success. PHAROS also partners with technology companies to design and build integrated, bespoke technical solutions to tough operational challenges. Rick also serves as CEO of MobileDOCK USA-Americas, focused on smart technology solutions in ground transportation logistics. Additionally, Rick co-founded Security Clearance Pathway and the Security Clearance Pathway Foundation, two organizations focused on helping develop the next-generation national security workforce.

Prior to PHAROS, Rick led the Nautical & Safety Operations team at Carnival Cruise Line (CCL) where he was responsible for global nautical/marine operations for the largest cruise line in the world with a broad portfolio of functions. While there he also led the concept development, planning, design, construction and opening of Carnival's Fleet Operations Center (FOC), the largest and most advanced facility of its kind in the maritime industry. Rick represented CCL in corporate-wide initiatives that developed enhanced policies and procedures across all nine operating lines and 100+ ships of the corporate fleet.

The Carnival experience followed a successful career in the U.S. Navy including command at sea, with various shipboard and staff assignments across several specialties. Operationally, Rick was on extended deployments seven times across multiple regions, sailing all the world's oceans. He participated in Operations Desert Shield/Desert Storm, Operating Enduring Freedom, counter-piracy and counter-terrorism operations, and dozens of contingency operations in Europe and the Balkans, Africa, the Middle East, Central and South Asia, the Caribbean and Latin America. He was professionally qualified for multiple roles in both surface ships and submarines.

CAPTAIN RICHARD MILLER, JR., USN (RET.)

Executive Director
South Florida Defense Alliance

Ashore, he led current operations for U.S. Southern Command. Rick was a proven specialist in both strategic planning and financial management, serving multiple Pentagon tours as part of both the Navy and Joint Staffs. He planned significant portions of the Defense Department's programs and budgets, also guiding development of appropriations to support wartime activities and coordinating congressional engagements. He served on the personal staffs of both the Vice Chief of Naval Operations and Chief of Naval Operations, as well as leading special support on several issues for the Chairman of the Joint Chiefs of Staff. Additionally, he spent a year as a Federal Executive Fellow at the Institute for the Study of Conflict, Ideology and Policy in Boston, Massachusetts.

Rick previously served as an advisor to the Secretary of Navy's Science & Technology Board, a Deputy Director at the Atlantic Council, is currently a member of The Consensus for American Security at the American Security Project, and Board Advisor to the U.S. National Drone Association. At the state-level, he serves as Vice Chair of the Florida Defense Alliance. In South Florida, Rick is Executive Director of the South Florida Defense Alliance and a member of Miami-Dade County's Military Affairs Board. Supporting education, Rick serves on a local congressional military service academy selection committee and co-chairs a Safety and Security Committee at Nova Southeastern University School. He also serves on the Board of Directors of the Economic Development Council of South Miami-Dade. He was instrumental in achieving the two spaceport territory designations in Miami-Dade County, development of the South Dade Aerospace Zone initiative, and a key project leader in the Florida Advanced Training Range initiative.

A graduate of the U.S. Naval Academy, distinguished graduate of both the U.S. Naval War College and U.S. National War College, and the Catholic University of America, Rick's degrees include engineering, international affairs, and strategic planning disciplines, as well as doctoral work in political economy. He is the author of over 30 articles, professional papers, and the book Funding Extended Conflicts, a history of U.S. war financing. He is a member of Pi Sigma Alpha, the National Political Science Honor Society. In his military career, Rick received multiple personal and team awards for superior achievement. He is a winner of the Naval War College's B. Franklin Reinauer Defense Economics Prize and the U.S. Naval Institute's Naval History Essay Prize. Early in his career, he designed, built, and raced a human-powered submarine that won the first ever international competition and was featured in a National Geographic television documentary, the Wall Street Journal, and Popular Science magazine.

Defense Economic
Project Work Update

South Florida Regional Planning Council
&
South Florida Defense Alliance

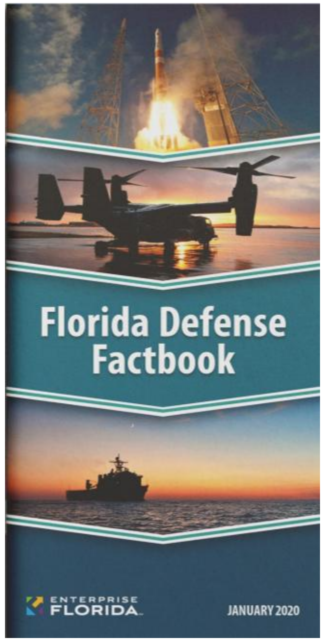
20 July 2026

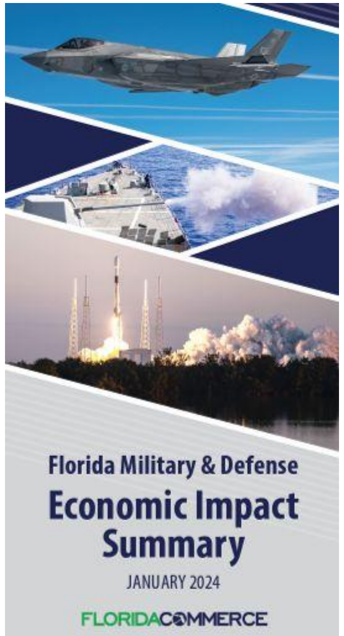
Rick Miller, Executive Director
CAPT, USN (Ret)

Contract Awarded

FLORIDA DEFENSE SUPPORT COMMISSION

FLORIDACOMMERCE





The Next

Florida Military & Defense Economic Impact Study

Core Team

South Florida Defense Alliance SFDA UNITE • CHAMPION • GROW

SFRPC

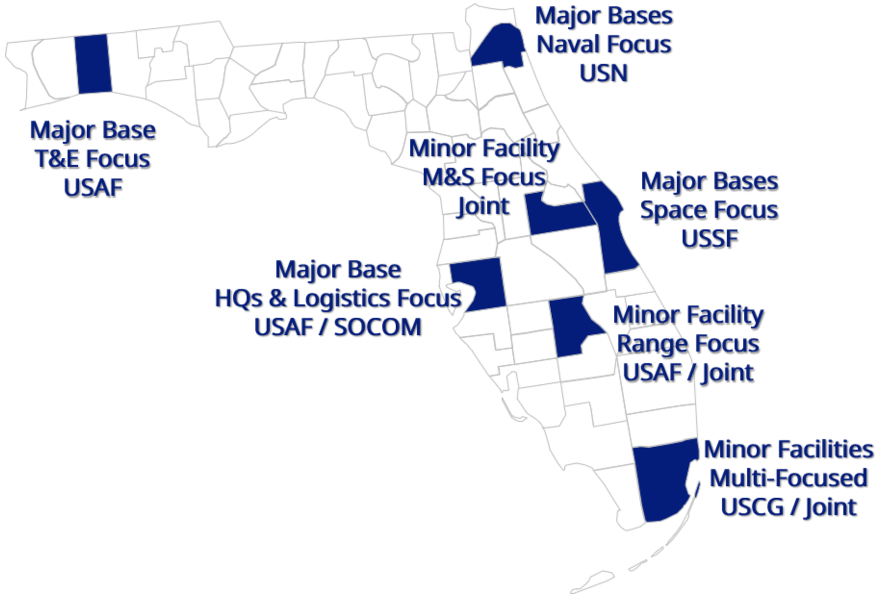
FIU FLORIDA INTERNATIONAL UNIVERSITY

- Lead REMI PI+ Modeling Work
- Develop & Validate the Economic Inputs
- Produce the Impact Results
- Perform Continuity, Reconciliation, & QA/QC
- Support Technical Reporting & Review

FDSC Grant Application – Pending

Overall Intent

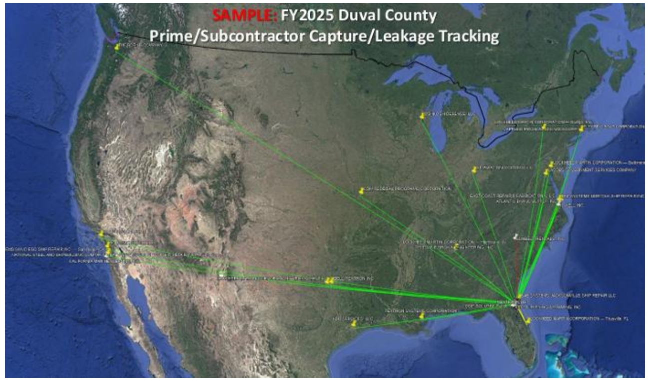
- **Develop a Next-generation, County-level Defense Economic Planning Pilot**
  - Move beyond traditional retrospective impact reporting
  - Identify future defense-growth opportunities, vulnerabilities, constraints, & potential intervention strategies
- **Test a Scalable Methodology Across Seven Diverse Florida Defense Ecosystems**
- **Maintain Compatibility with Statewide REMI PI+ Baseline**
- **Create a Practical Decision-support Framework**
  - Better protect missions/existing DIB
  - Grow the defense industrial base

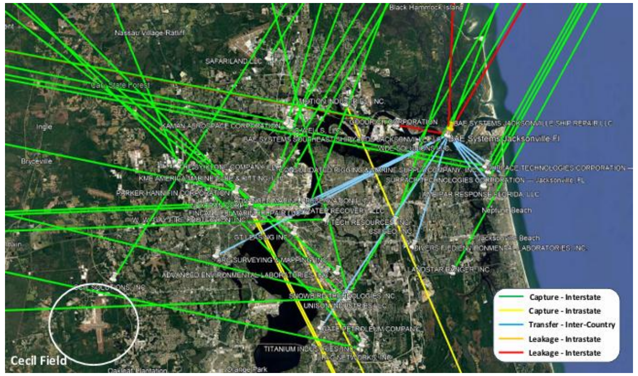


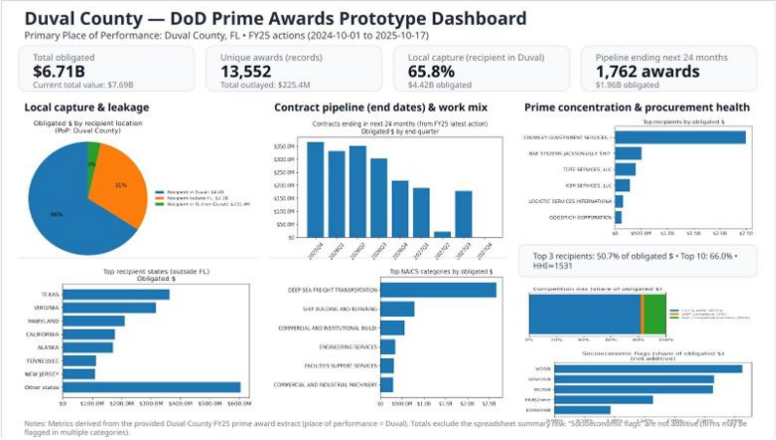
FDSC Grant Application

Expected Outcomes

- County-level Scorecards; Advanced Common Metrics & Defense Specialization
- Future Defense-demand & County Intervention Scenarios
- GIS & Dashboard Prototypes; More Comparative, Visual, & Planning-oriented
- Final Report & Statewide Integration Guide

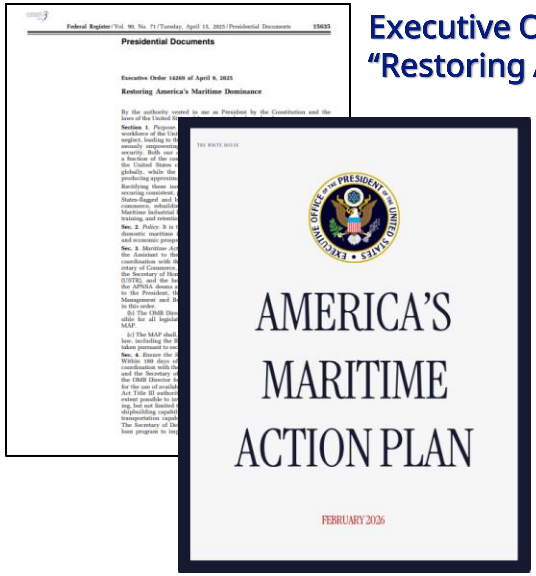






Prototype Samples Only

Federal Impetus


Federal Register / Vol. 90, No. 71 / Tuesday, April 15, 2025 / Presidential Documents 15635

Presidential Documents

Executive Order 14269 of April 9, 2025

Restoring America's Maritime Dominance

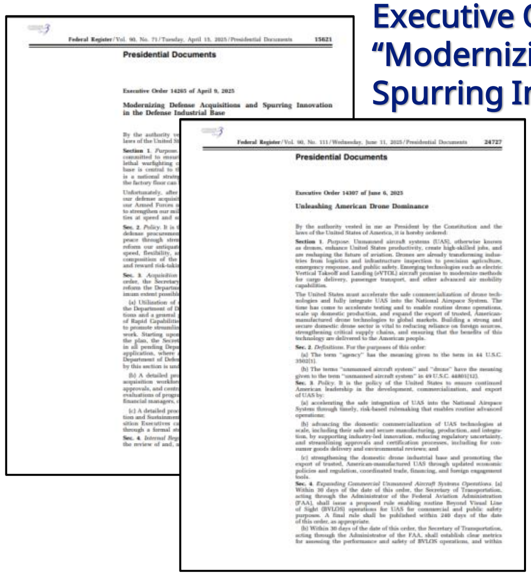
THE WHITE HOUSE

AMERICA'S MARITIME ACTION PLAN

FEBRUARY 2026

Executive Order 14269,
“Restoring America’s Maritime Dominance”

America’s Maritime Action Plan / Restoring America’s Maritime Dominance


Federal Register / Vol. 90, No. 71 / Tuesday, April 15, 2025 / Presidential Documents 15621

Presidential Documents

Executive Order 14265 of April 9, 2025

Modernizing Defense Acquisitions and Spurring Innovation in the Defense Industrial Base

Federal Register / Vol. 90, No. 111 / Wednesday, June 11, 2025 / Presidential Documents 24727

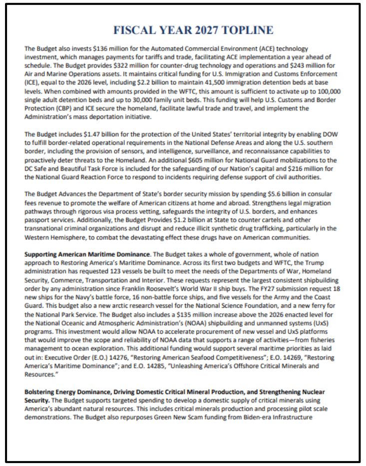
Presidential Documents

Executive Order 14307 of June 6, 2025

Unleashing American Drone Dominance

Executive Order 14265,
“Modernizing Defense Acquisitions and
Spurring Innovation in the Defense Industrial Base”

Executive Order 14307,
“Unleashing American Drone Dominance”


FISCAL YEAR 2027 TOPLINE

The Budget also invests $136 million for the Automated Commercial Environment (ACE) technology investment, which manages payments for tariffs and trade, facilitating ACE implementation a year ahead of schedule. The Budget provides $322 million for counter-drug technology and operations and $243 million for Air and Marine Operations assets. It maintains critical funding for U.S. Immigration and Customs Enforcement (ICE), equal to the 2026 level, including $2.2 billion to maintain 41,500 immigration detention beds at base levels. When combined with amounts provided in the WFTC, this amount is sufficient to activate up to 100,000 single adult detention beds and up to 30,000 family unit beds. This funding will help U.S. Customs and Border Protection (CBP) and ICE secure the homeland, facilitate lawful trade and travel, and implement the Administration’s mass deportation initiative.

The Budget includes $1.47 billion for the protection of the United States’ territorial integrity by enabling DOW to fulfill border-related operational requirements in the National Defense Areas and along the U.S. southern border, including the provision of sensors, and intelligence, surveillance, and reconnaissance capabilities to proactively deter threats to the Homeland. An additional $605 million for National Guard mobilizations to the DC Safe and Beautiful Task Force is included for the safeguarding of our Nation’s capital and $216 million for the National Guard Reaction Force to respond to incidents requiring defense support of civil authorities.

The Budget Advances the Department of State’s border security mission by spending $5.6 billion in consular fees revenue to promote the welfare of American citizens at home and abroad. Strengthens legal migration pathways through rigorous visa process vetting, safeguards the integrity of U.S. borders, and enhances passport services. Additionally, the Budget Provides $1.2 billion at State to counter cartels and other transnational criminal organizations and disrupt and reduce illicit synthetic drug trafficking, particularly in the Western Hemisphere, to combat the devastating effect these drugs have on American communities.

Supporting American Maritime Dominance. The Budget takes a whole of government, whole of nation approach to Restoring America’s Maritime Dominance. Across its first two budgets and WFTC, the Trump administration has requested 123 vessels be built to meet the needs of the Departments of War, Homeland Security, Commerce, Transportation and Interior. These requests represent the largest consistent shipbuilding order by any administration since Franklin Roosevelt’s World War II ship buys. The FY27 submission request 18 new ships for the Navy’s battle force, 16 non-battle force ships, and five vessels for the Army and the Coast Guard. This budget also a new arctic research vessel for the National Science Foundation, and a new ferry for the National Park Service. The Budget also includes a $135 million increase above the 2026 enacted level for the National Oceanic and Atmospheric Administration’s (NOAA) shipbuilding and unmanned systems (UxS) programs. This investment would allow NOAA to accelerate procurement of new vessel and UxS platforms that would improve the scope and reliability of NOAA data that supports a range of activities—from fisheries management to ocean exploration. This additional funding would support several maritime priorities as laid out in: Executive Order (E.O.) 14276, “Restoring American Seafood Competitiveness”; E.O. 14269, “Restoring America’s Maritime Dominance”; and E.O. 14285, “Unleashing America’s Offshore Critical Minerals and Resources.”

Bolstering Energy Dominance, Driving Domestic Critical Mineral Production, and Strengthening Nuclear Security. The Budget supports targeted spending to develop a domestic supply of critical minerals using America’s abundant natural resources. This includes critical minerals production and processing pilot scale demonstrations. The Budget also repurposes Green New Scam funding from Biden-era Infrastructure

FY 2027 Budget Increases Shipbuilding
- Navy
- Coast Guard
- Army
- National Oceanic and Atmospheric Administration
- National Science Foundation
- National Park Service

State Activity Examples

FLORIDACOMMERCE

1. Designated maritime as a Florida target industry

2. Framed maritime as part of a broader industrial ecosystem

3. Secured a major federal apprenticeship award tied to shipbuilding and maritime manufacturing

4. Connected maritime to workforce credentials and emerging-demand occupations

5. Positioned maritime w/in Florida's logistics & export advantages

6. Continued defense-economic analysis and planning work

7. Opened DRG and FDSC grant cycles; can support maritime-defense work

Target Industries and Clarifications ("incl." = but not limited to)

- 4 Cross-Cutting Target Industries:
  - Corporate Headquarters
  - Logistics – incl. Shipping, Distribution, Packaging, Processing
  - Manufacturing
  - Research and Development
- 8 Sector-Specific Target Industries:
  - Aerospace and Aviation – incl. MRO, Pilot Training, Air Traffic Control, AAM, UAS/UAV
  - AgTech – incl. Emerging Technologies, Timber, Aquaculture, etc.
  - Energy Security – incl. Semiconductors, Superconducting, Nuclear, Hydrogen, Energy Storage, etc.
  - Financial Services – incl. Insurance, FinTech
  - Information Technology – incl. Emerging Technologies, Cybersecurity
  - Life Sciences – incl. Pharmaceuticals, Medical Device Technology, Digital Health
  - Maritime – incl. Commercial and Industrial Base Shipbuilding, MRO
  - Military and Defense – incl. Dual Use Tech, Law Enforcement Tech, Modeling, Simulation and Training

U.S. Department of Labor Awards $40 Million to Expand Registered Apprenticeships Nationally

Jul 8, 2026

~ FloridaCommerce was awarded $40 million to support a nationwide incentive program through a consortium led by the State Workforce Board and CareerSource Florida for the defense industrial base, shipbuilding and maritime manufacturing sectors. ~

TALLAHASSEE, Fla.— Today, FloridaCommerce announced that Florida has been awarded $40 million by the U.S. Department of Labor to support nationwide efforts to expand apprenticeships in the defense industrial base, shipbuilding and maritime manufacturing sectors—with nearly 80 partners across the state offering Letters of Support for this new program.

"Thank you to Acting Secretary Keith Sonderling and the U.S. Department of Labor for supporting Florida's efforts to expand our maritime industrial base by driving talent development across our maritime and defense sectors," **said Secretary of Commerce J. Alex Kelly.** "Home to 16 deepwater seaports and 21 major military installations, and ranked the #1 state in the nation for workforce development, maritime industrial base jobs, and ship- and boat-building establishments, Florida is uniquely positioned to support our nation's efforts to develop the high-skill talent across these critical industries—bolstering job growth while supporting our national defense."

MARITIME — incl. Commercial and Industrial Base Shipbuilding, MRO
2022 - 2024

GDP[1]	Establishments[2]	Jobs[2]	Average Wage[2]
$8.5 B	1,547	44,230	$88,342
Increase 15.0%	Increase 13.8%	Increase 5.0%	Increase 10.4%

2028 Forecast[1]:
+2,947 Additional Jobs by 2028
Increase of 6.0%

Sources: Lightcast, Bureau of Labor Statistics

Industry Overview

Maritime, including Commercial and Industrial Base Shipbuilding and MRO, is emerging as a newly designated Target Industry, building on the state's longstanding maritime heritage while positioning Florida to support the next generation of shipbuilding, freight operations, and ship sustainment. Florida's extensive coastline, deepwater ports, navigable inland waterways, and proximity to major global trade routes provide clear competitive advantages for maritime business activity.

The Maritime Industry captures a broad cluster of NAICS codes that, together, form a diverse and expansive new Target Industry, extending beyond shipbuilding to encompass the full maritime industrial ecosystem. It includes subsectors like Maritime Manufacturing, Freight Operations, and Maritime Support Activities. Together, these components reflect the integrated nature of modern maritime production, where manufacturing, infrastructure, and skilled labor operate as a unified ecosystem supporting both commercial and industrial maritime needs.

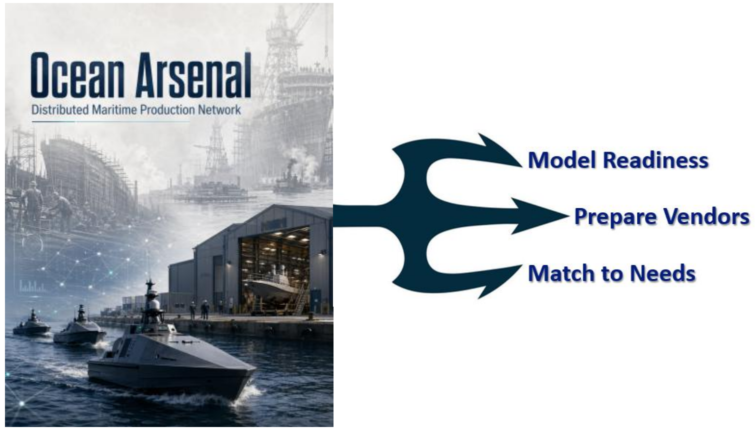
Florida ranks first in the nation in Maritime establishments, with more than 1,500, marking Florida as the only state to eclipse more than 750 establishments within the sector nationwide. Additionally, Florida ranks first nationally in Maritime employment and is demonstrating strong momentum. Employment is projected to grow by 6% by 2028, outpacing national trends across several key subsectors. Employment in Nautical Systems and Instrument Manufacturing is projected to grow by 11% reflecting increasing demand for advanced navigation, detection, and control systems. Deep Sea Freight Transportation employment in Florida is projected to grow by 7% through 2028, while national employment in the subsector is expected to decline, underscoring Florida's competitive position in global maritime trade. Collectively, these factors highlight why Florida is well positioned to expand its role as a center for Maritime production and innovation. The designation of Maritime – incl. Commercial and Industrial Base Shipbuilding, MRO – as a Target Industry reflects the state's commitment to supporting this critical sector through coordinated investment, workforce development, and policy alignment.

TARGET INDUSTRY REPORT - 2025 25

Defense Reinvestment Grant Application – Pending

Overall Intent

- **Convert Broward's Commercial Maritime Strengths Into a Defense-ready & Dual-use Industrial Ecosystem**
- **Advance Project Ocean Arsenal Concept**
  - Modeling maritime readiness
  - Preparing vendors for defense work & dual-use demand
- **Identify Where Broward's Strongest Maritime-defense Capabilities Exist Today & Where Additional Capacity can Realistically be Scaled**
  - Including: waterfront hubs, inland suppliers, workforce assets, advanced-manufacturing clusters, & logistics nodes
- **Staged, Evidence-based Methodology**
- **Strengthen Broward's Ability to Support SFOMF & Emerging Unmanned Surface/Undersea Vessel Opportunities**



Rick Miller, Executive Director
CAPT, USN (Ret)

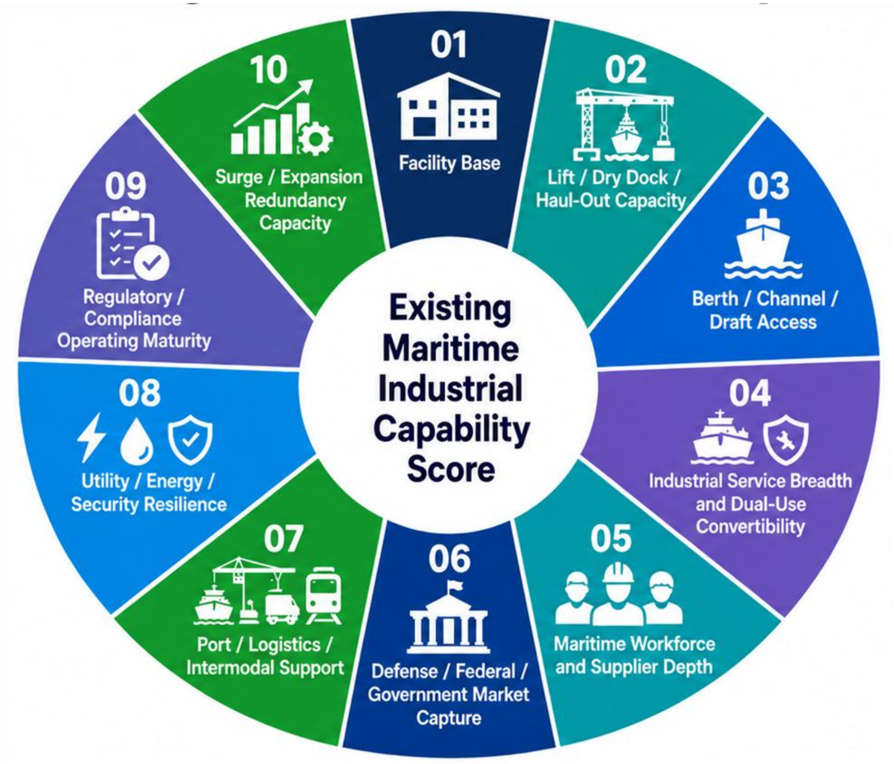
Defense Reinvestment Grant Application – Pending

Expected Outcomes

- **Validated Broward Maritime-industrial-base Inventory & Map**
  - Tier-1, Tier-2, Tier-3, & Tier-adjacent firms, facilities, institutions, clusters & capability gaps
- **Refined Five-layer Assessment Model**
  - Evaluate current capability, scale-up potential, cross-sector constraints, geographic readiness, demand signals & modeled benefits
- **Company-level Readiness Pathways & Referrals**
  - Including: build-to-print, licensed production, repair, sustainment, payload integration, testing, or range-support opportunities
- **Priority Geographies, Investment Needs & Economic-impact Scenarios**
- **Final Report & Replication Guide**

Modeling: Existing Maritime Industrial Capacity Score (EMICS)

EMICS answers:

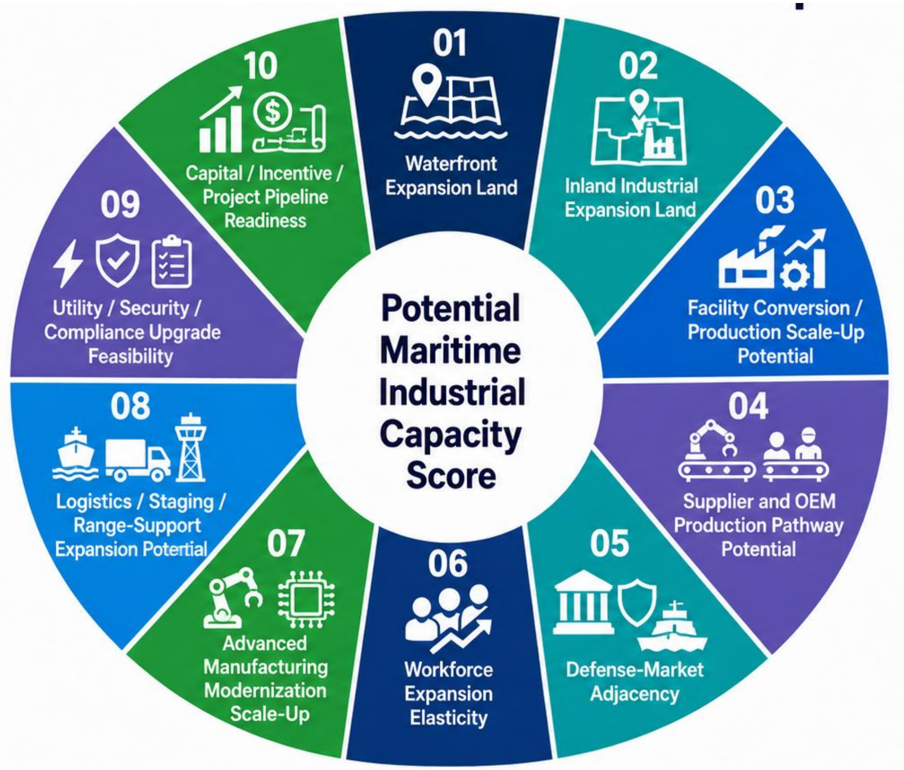


What maritime industrial capability exists and operates today?

Rick Miller, Executive Director
CAPT, USN (Ret)

Modeling: Potential Maritime Industrial Capacity Score (PMICS)

PMICS answers:



How much additional maritime defense capacity could realistically be created, converted, or scaled?

Modeling: Cross-Sector Growth Interaction Module (CSGIM)

CSGIM answers:

Will other Florida growth sectors amplify maritime defense scale-up, or will they significantly compete for the same resources?

Rick Miller, Executive Director
CAPT, USN (Ret)

Modeling: Maritime Prosperity Zone Assessment Layers (MPZ)

MPZ Layer 1 answers:

Whether the tract, cluster, or corridor is a credible maritime defense growth zone

Modeling: Maritime Prosperity Zone Assessment Layers (MPZ)

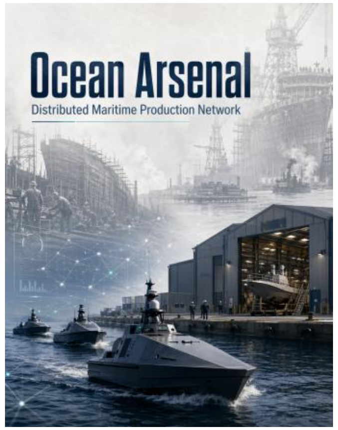
MPZ Layer 2 answers:

What happens if the MPZ is activated: jobs, wages, supplier leakage reduction, vendor conversion, resilience value, fiscal/economic impacts

Simple Model Flow

- EMICS: What exists now?
- PMICS: What could scale?
- CSGIM: What cross-sector pressures help or constrain that scale?
- MPZ Layer 1: Is the place ready for designation and investment?
- MPZ Category 7 Demand Signal: Is there enough demand to activate the zone?
- MPZ Layer 2: What benefits would result under modeled scenario(s)?

Bottleneck not Demand – Qualified Capacity Builder / Vendor Pathway



Tier 1 – Baseline & In-Take – ~ 2 weeks

Tier 2 – Contract-Ready Foundation – ~ 30 – 90+ days

Tier 3 – Secure Technical Exchange – ~ 60 – 120+ days

Tier 4 – LRIP Readiness – ~ 90 – 180+ days

Tier 5 – Scaling & Sustainment

Work Funnel Highlights

- Rate Ramp, Supplier Controls, Warranty, PMO
- PRR, FAI, FAT, Test Readiness
- Clean Team & TDP, Configuration Controls
- SAM/UEI/CAGE Registrations, Cyber Plan, QMS Plan
- Capability Proof, Sanitized Profile & Fit Decision

Questions?

MINUTES OF THE
SOUTH FLORIDA REGIONAL PLANNING COUNCIL
MAY 18, 2026

The South Florida Regional Planning Council met virtually and in person on this date at the South Florida Regional Planning Council, located at 1 Oakwood Boulevard, Suite 250, Hollywood, FL 33020. Chair Senator García welcomed everyone in attendance, in person and virtually, and called the meeting to order at 10:35 a.m. He asked Councilmember Senator Geller to lead in the Pledge of Allegiance. The recording of this meeting can be found here: https://www.youtube.com/watch?v=LTRRFHkA1B8

I. Pledge of Allegiance and Roll Call

Chair Senator René García
Councilmember Jim Allbritton
Councilmember Frank Caplan
Councilmember Craig Cates (VP)
Councilmember Joseph Corradino *
Councilmember Beam Furr *
Councilmember Senator Steve Geller
Councilmember Oliver Gilbert, III (A)
Councilmember Cary Goldberg (VP)
Councilmember Samuel Kaufman (VP)
Councilmember Michelle Lincoln (VP)
Councilmember Kionne McGhee (A)
Councilmember Maria Rodriguez
Councilmember Michael Udine (VP)

A = Absent
D = Designee
* = Excused Absence
VP = Virtually Present

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

<u>The following Ex-Officio Members were virtually present:</u>

Megan Rutter and Sirena Davila, representing the Florida Department of Environmental Protection
Dat Huynh, representing the Florida Department of Transportation, District 6
Julio Tejedo for Armando Vilaboy, representing the South Florida Water Management District

Legal Counsel, Sam Goren, stated a quorum was present.

II. Presentation

Presentations were taken out of order and presented at 11 am

Analysis of SFRPC Project Budgets: Leo Braslavsky Soldi, Director, Finance & IT, South Florida Regional Planning Council

Special Guests from the South Florida Water Management District, U.S. Army Corps of Engineers, and Broward County will provide important flood control and resilience planning updates, including the C&SF Section 203 Study, Section 219, Miami-Dade Back Bay Study, Southern Everglades, and Biscayne Bay Southeastern Everglades Ecosystem (BBSEER) (11 AM)

Ana Carolina Coelho Maran, Ph.D., P.E., Division Director, Flood Control and Water Supply Planning, Chief of District Resiliency, South Florida Water Management District

Jennifer L. Jurado, Ph.D., Chief Resilience Officer and Deputy Director, Public Works and Environmental Services Department, Broward County

E. Timothy Gysan, P.E., PMP, Chief, Ecosystems Projects Section and Resilience Coordinator, Ecosystems Branch, Programs & Project Management Division (PPMD) USACE Jacksonville District

III. Action Items

A. Minutes of the Previous Meeting

Chair Senator García motioned to approve the Meeting Minutes of the Previous Meeting. Councilmember Senator Geller moved the motion; Councilmember Caplan seconded it, and it was adopted by unanimous vote.

B. Financial Report

Leandro Braslavsky Soldi, Director of Finance & IT, explained the financials in detail. A discussion followed regarding the membership dues and the decisions being made by the Florida Legislature, such as the possible passage of a proposed Constitutional Amendment on the November 2026 ballot that would phase out property taxes for homesteaded properties. Mrs. Cosio Carballo explained the Membership Dues history and the process. The discussion continued regarding doubling homestead exemptions, funding for transportation, police, and fire, and other citizens' amenities.

Chair Senator García motioned to approve the Financial Report. Councilmember Senator Geller moved the motion; Councilmember Caplan seconded it, and it was adopted by unanimous vote.

C. Consent: Comprehensive Plan Amendment Reviews

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

<u>Proposed</u>

- Broward County 26-04ESR
- Monroe County 26-01ACSC
- Monroe County 26-02ACSC
- City of Doral 26-01ER
- City of Hollywood 26-01ESR
- Village of Pinecrest 26-01ER
- City of Plantation 26-02ESR

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

Public Comments
There were no comments or questions from the public in person or virtually.

Chair Senator García motioned to approve the Proposed Comprehensive Plan Amendments. Councilmember Senator Geller moved the motion, and Councilmember Caplan seconded it. The motion was adopted by unanimous vote.

<u>Adopted</u>

- Broward County 26-01ESR
- Islamorada, Village of Islands 25-06ACSC
- City of Lighthouse Point 25-01ER
- City of Margate 26-01ESR
- City of North Miami Beach 24-01ESR
- City of Oakland Park 25-01ESR
- City of Pompano Beach 26-01ESR

*Property Rights Amendment

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

Public Comments
There were no comments or questions from the public in person or virtually.

Chair Senator García motioned to approve the Adopted Comprehensive Plan Amendments. Councilmember Caplan moved the motion, and Councilmember Senator Geller seconded it. The motion was adopted by unanimous vote.

Public Hearing

D. Regional Issues: Comprehensive Plan Amendment Review – None

Public Comments
There were no comments or questions from the public in person or virtually.

The Council Meeting returned to the presentation by Leandro Braslavsky Soldi.

Presentations

Analysis of SFRPC Project Budgets: Leo Braslavsky Soldi, Director, Finance & IT, South Florida Regional Planning Council

Per Councilmember Senator Geller's request for SFRPC budget information, Mr. Braslavsky Soldi explained the Analysis of the Project Budgets for the SFRPC in detail, including the Budgeted Revenues, Expenses, Net Contribution, Budgeted In-House, and Pass-Through amounts. He explained that the Council is not operating at a loss and is currently generating a 12.91% return on all budgeted in-house projects. Chair Senator García commented that it was reassuring to see the Council not operating in the red.

Special Guests from the South Florida Water Management District, U.S. Army Corps of Engineers, and Broward County will provide important flood control and resilience planning updates, including the C&SF Section 203 Study, Section 219, Miami-Dade Back Bay Study, Southern Everglades, and Biscayne Bay Southeastern Everglades Ecosystem (BBSEER) (11 AM)

E. Timothy Gysan, P.E., PMP, Chief, Ecosystems Projects Section and Resilience Coordinator, Ecosystems Branch, Programs & Project Management Division (PPMD) USACE Jacksonville District

Mr. Gysan provided an overview of ongoing U.S. Army Corps of Engineers projects in South Florida, emphasizing the need for a shared regional vision for resilience. He noted that successful resilience planning requires coordination across federal, state, regional, and local governments, as well as educational institutions and private-sector partners. He described the Corps' "multiple lines of defense" approach, which integrates flood risk management, navigation, infrastructure, transportation, storm preparedness, sea level rise adaptation, and community and economic resilience. Mr. Gysan reviewed several major projects and studies, including the Broward County Preserve Areas project, the Biscayne Bay and Southeastern Everglades Ecosystem Restoration project, the Southern Everglades study, the C&SF Section 216 Flood Resiliency Study, and the Miami-Dade Back Bay Coastal Storm Risk Management Study. He noted that funding previously associated with the C-11 Reservoir construction contract was redirected to accelerate the Everglades Agricultural Area Reservoir; a key Comprehensive Everglades Restoration Plan project expected to provide ecological and regional water supply benefits sooner. The C-11 Reservoir project is now being reevaluated through additional modeling. He also discussed the Corps' shift toward more focused, faster-moving studies, generally designed to be completed within three years, at approximately $3 million, and with 35% engineering design. Under this model, strong local partnerships, early data-sharing, and clear regional priorities will be increasingly important to advancing federal projects. Mr. Gysan noted that upcoming milestones include a technical report for the Biscayne Bay and Southeastern Everglades Ecosystem Restoration project, continued public engagement for the Southern Everglades seepage management study, public engagement later this summer for the C&SF Section 216 Flood Resiliency Study, and a final Chief's Report for the Miami-Dade Back Bay Coastal Storm Risk Management Study, anticipated around April 2027.

Mrs. Cosio Carballo asked about the numbering and terminology used for Corps studies. Mr. Gysan explained that the numbers refer to specific congressional authorities, such as Section 203, which allows non-federal interests to lead planning efforts, and Section 216, which allows the Corps to reevaluate previously constructed projects where conditions have changed significantly.

Councilmember Senator Geller thanked the Corps and the South Florida Water Management District for their assistance with Broward County's Section 203 work and asked about the feasibility of completing complex studies within the $3 million planning framework. Mr. Gysan explained that the 3x3x3 model originated from federal planning requirements and acknowledged that the framework can be challenging. He emphasized that local and regional partnerships are especially important under this model, noting that Broward County's Section 203 effort is being viewed as a strong example of local partners taking ownership of project development. The maps Mr. Gysan presented are located here: https://sfregionalcouncil.org/wpcontent/uploads/2026/05/INTEGRATION_RESILIENCY_PLACEMAT_SEFL_MAR26.pdf

Ana Carolina Coelho Marán, Ph.D., P.E., Division Director, Flood Control and Water Supply Planning, Chief of District Resiliency, South Florida Water Management District

Dr. Ana Carolina Coelho Marán provided an update on the Central and Southern Florida Flood Resilience Study, C&SF, with a focus on Planning Reaches A and B. She explained that Planning Reach B includes the C-7, C-8, and C-9 basins along the Broward and Miami-Dade County border, where the District is advancing a basin-wide strategy to reduce flood risk by restoring discharge capacity affected by urban development, sea level rise, and other changing conditions. She highlighted the S-28 and S-29 projects as examples of needed flood resilience investments, noting the urgency of the work during king tide conditions and the role of pump stations, drainage outlets, and enhanced community amenities in improving flood protection. She stated that federal and state funding has been received to help advance the work, with construction expected to begin later this calendar year. Dr. Marán also reviewed Planning Reach A, the Section 203 Feasibility Study, primarily located in Broward County. She reported that the final integrated report has been transmitted to the Assistant Secretary of the Army for review, marking a major milestone. The recommended plan includes enhancements to eight structures, including gate improvements and pump stations, and has advanced to 30 percent design with geotechnical surveys, NEPA work, and cost certification complete. The project has been endorsed at approximately $1.8 billion, with the goal of federal authorization in 2026. Dr. Maran thanked the Council for its early collaboration and emphasized the importance of continued regional coordination, planning, and engagement to deliver long-term flood resilience solutions for South Florida. Dr. Marán's presentation is available here:

https://sfregionalcouncil.org/wp-content/uploads/2026/05/20260518_BBFR_Final-Integrated-FS-EA_PlanningCouncil.pdf

Jennifer L. Jurado, Ph.D., Chief Resilience Officer and Deputy Director, Public Works and Environmental Services Department, Broward County

Dr. Jennifer L. Jurado provided a Broward County resilience update, highlighting the County's ongoing work to advance resilience planning, funding, and implementation. She recognized the transmittal of the Section 203 Study as a major accomplishment following approximately 15 years of effort and thanked the leadership and partners involved, including Senator Steve Geller and Mrs. Cosio Carballo, Executive Director of the SFRPC. Dr. Jurado stated that continued advocacy will be necessary as Section 203 moves toward implementation. She also highlighted the Broward County Board of County Commissioners' unanimous vote to allocate $20 million from County reserves for resilience plan implementation. Dr. Jurado reviewed the costs associated with Tier 1 critical capital improvements and discussed proposed grant criteria focused on advancing projects that can be constructed and made operational within grant timelines. She noted that the grants are expected to be three-year awards designed to deliver measurable risk reduction as efficiently as possible. Dr. Jurado also discussed the upcoming 18th Annual Southeast Florida Climate Leadership Summit, including Broward County's collaboration with business and community partners. More information and registration details are available here: https://www.broward.org/Climate/Summit2026/Pages/default.aspx

Councilmember Senator Steve Geller discussed Broward County's matching funding approach, noting that County investments have helped leverage significant additional funding. Councilmember Caplan asked about cities' success in leveraging state funds and how water quality connects with resilience planning. Dr. Jurado noted that cities are performing well but face challenges completing projects within grant timelines, and that the County's resilience plan addresses water storage, seawalls, and water quality strategies within the urban environment. Dr. Jurado's presentation is available here: https://sfregionalcouncil.org/wp-content/uploads/2026/05/05_18_26-SFRPC-BC-Jennifer-Jurado-Presentation.pdf

Chair Senator García thanked everyone for attending and emphasized the importance of ensuring resiliency dollars are invested wisely in Miami-Dade County, including for dredging, canal bank hardening, and related infrastructure needs. He also referenced a recent tour of the Miami-Dade water treatment plant and the significant volume of water being pumped from the aquifer.

IV. Program Reports and Activities

A. Data Center Resources

Mrs. Cosio Carballo thanked those Councilmembers who attended the Joint Meeting at the Palm Beach TPO in April, in which Data Centers was part of the discussion. The staff analysis provided information on different types of data centers and their energy usage. Included in the Agenda Item are materials related to enrolled CS/CS/SB 484, sponsored by Senator Bryan Avila, including detailed information and resources from the Senate Rules Committee Staff Analysis publication, publications from 1000 Friends of Florida, data center maps with supporting details, various proposed ordinances, and other related materials. Mrs. Cosio Carballo reported that staff has continued monitoring state legislation and resources related to data centers. She referenced policy toolkits, a Nassau County ordinance, and mapping resources related to data center planning, which can be reviewed here: https://sfregionalcouncil.org/wp-content/uploads/2026/05/4.A-AgendaMAY26_IV.A-Data-Center-Resources-rdcd.pdf.

She noted that Councilmember Lincoln will participate in an upcoming Florida Association of Counties workshop on data centers. Mr. Alex Dambach, Miami-Dade County, asked how Senate Bill 180 may affect local governments' ability to develop data center-specific zoning. Mrs. Cosio Carballo responded that, based on her understanding, jurisdictions without active data center proposals may have more flexibility to consider moratoriums, as Nassau County did, but stated that staff can look further into the issue.

Mrs. Cosio Carballo thanked Jordan Parker and Marion Knowles for the work they provided. She stated that she would be in Monroe County for the Monroe County Board of Commissioners Meeting in Key Largo on June 10th , and attending the Florida Association of Counties Annual Conference June 23 – 26th at which Data Centers will be among the topics discussed. Councilmember Senator Geller noted the importance of carefully defining what constitutes a data center from a zoning and land use perspective, given the range of possible descriptions. Chair Senator García suggested developing guidance or suggested definitions to assist municipalities and counties.

B. SFRPC / TCRPC Joint Conference – Blue Tech Jobs

Randy Deshazo, Deputy Director, discussed blue-tech jobs and potential topics for the forthcoming joint conference with the Treasure Coast Regional Planning Council on October 30th. He stated that the conference should focus on what local governments can do and learn about blue tech, including helping local governments better understand what blue tech encompasses. Mr. Deshazo presented a preliminary conference outline.

C. SFRPC Revolving Loan Funds Status Report
D. SFRPC CARES Act RLF Status Report

V. Discussion Items

A. Executive Director's Report

Mrs. Cosio Carballo announced the start of a new staff member, Rebekah Silva, Executive Coordinator, and the departure of a planner. She also asked which Councilmembers would be interested in serving on a discussion committee related to membership. Councilmember Senator Geller, Councilmember Caplan, Councilmember Allbritton, and Councilmember Rodriguez expressed interest. Mrs. Cosio Carballo provided an update on the Military Installation Resilience Review, noting that the Council has been seeking resources for the South Florida Ocean Measurement Facility, Homestead Air Reserve Base, and Naval Air Station Key West. She stated that proposals are being prepared to support resilience needs at those facilities. Mrs. Cosio Carballo also discussed the South Florida Regional Conference scheduled for September 11. She stated that the Council is seeking a location in Miami-Dade County and that the conference will focus on coral reef issues, showcase ongoing work, and build support for future funding.

B. Legal Counsel Report

Mr. Goren briefly summarized the pending litigation regarding the RLF Program and asked Councilmembers to review the materials provided, as he cannot comment publicly.

C. Council Members Report

None

D. Ex-Officio Report

None

Chair Senator García then returned to the earlier budget discussion and noted that, for budgeting purposes moving forward, the proposed figure would represent the maximum for the respective counties. Councilmember Senator Geller suggested developing a single number for all three counties. Mrs. Cosio Carballo stated that, if it is the will of the Council, staff can proceed with 30 cents per person as a working number for the budget and adjust based on feedback from the respective counties. There was a discussion on the SFRPC and other RPCs' membership dues history.

Mrs. Cosio Carballo noted that the Florida Regional Councils Association meeting will take place in Tampa at the end of June.

VI. Announcements and Attachments

A. Attendance Form
B. Upcoming Meetings
   1) Monday, June 15, 2026, 10:30 a.m. (Murray Nelson Government Center, Key Largo, Monroe County) *(Staff Note: Subsequently Postponed)*
   2) Monday, July 20, 2026, 10:30 a.m. (SFRPC)
   3) August – Summer Break
   4) Friday, September 11, 2026, (TBD) SFRPC Regional Conference - Topic: Florida's Coral Reef (South Florida Region) *(Staff Note: Subsequently Postponed)*
   5) Monday, September 28, 2026, 10:30 a.m. (SFRPC)
   6) Monday, October 19, 2026, 10:30 a.m. (SFRPC) (Upon call of the Chair)
   7) Friday, October 30, 2026 (Broward Center for the Performing Arts),
      SFRPC / TCRPC Joint Conference - Topic: Blue Tech Jobs: Policy, Investment, and Workforce Development in Southeast Florida

VII. Adjourn

Chair Senator García adjourned the meeting at 12:11 p.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 May 18th, 2026, of the SOUTH FLORIDA REGIONAL PLANNING COUNCIL, adopted on the 20th day of July 2026.

______________________________________	______________________________________
Maria Rodriguez, Secretary Commissioner, City of Pembroke Pines	Date

SFRPC
South Florida Regional Planning Council
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MEMORANDUM

AGENDA ITEM #III.B

DATE: JULY 20, 2026

TO: COUNCIL MEMBERS

FROM: STAFF

SUBJECT: FINANCIAL REPORT

Attached is a Financial Report comparing the months of May through June 2026 for your review and approval.

Recommendation

Approve the Financial Report.

South Florida Regional Planning Council
1 Oakwood Boulevard, Suite 250, Hollywood, Florida 33020
954.924-3653 Phone, 954.924-3654 FAX
www.sfregionalcouncil.org

SOUTH FLORIDA REGIONAL PLANNING COUNCIL
COMPARATIVE BALANCE SHEET
June 30, 2026
(unaudited)

	April	May	June	Increase (Decrease)
General Fund				
Assets:				
Cash GF	1,864,588	1,581,114	1,561,958	(19,157)
SBA - Investment Account	542,138	543,893	545,605	1,712
Accounts Receivable	10,630	10,630	8,544	(2,085)
Due From Other Funds	44,446	115,022	134,492	19,470
Prepaid Expenses	15,477	15,477	15,477	-
Total Assets	2,477,279	2,266,136	2,266,076	(60)
Liabilities and Fund Balance:				
Liabilities	16,547	18,286	17,856	(430)
Fund Balance	2,460,732	2,247,851	2,248,220	369
Total Liabilities and Fund Balance	2,477,279	2,266,136	2,266,076	(60)
Federal, State & Local				
Assets:				
Accounts Receivable	84,698	145,183	103,589	(41,594)
Total Assets	84,698	145,183	103,589	(41,594)
Liabilities and Fund Balance:				
Liabilities	75	42,538	1,664	(40,875)
Fund Balance	84,623	102,645	101,926	(719)
Total Liabilities and Fund Balance	84,698	145,183	103,589	(41,594)
Revolving Loan Funds				
Assets:				
Cash RLF	3,637,251	3,685,707	3,491,397	(194,310)
Accounts Receivable	9,432,521	9,380,202	9,585,060	204,858
Allowance for Loan Losses	(1,131,419)	(1,131,419)	(1,131,419)	-
Total Assets	11,938,354	11,934,491	11,945,038	10,547
Liabilities and Fund Balance:				
Accounts Payable	38	921	38	(883)
Due To Other Funds	44,446	115,022	134,492	19,470
Fund Balance	11,893,869	11,818,547	11,810,507	(8,040)
Total Liabilities and Fund Balance	11,938,354	11,934,491	11,945,038	10,547
Southeast Florida Regional Prosperity Institute				
Assets:				
Cash	67,225	67,341	67,452	110
Receivables	-	-	-	-
Total Assets	67,225	67,341	67,452	110
Liabilities and Fund Balance:				
Liabilities	27	27	27	-
Fund Balance	67,198	67,314	67,425	110
Total Liabilities and Fund Balance	67,225	67,341	67,452	110

SOUTH FLORIDA REGIONAL PLANNING COUNCIL

June 30, 2026

(unaudited)

Description	April	May	June	Fiscal to Date	% Realized	Annual Budget	% of Budget	Remaining Budget
REVENUE REPORT								
Membership Dues	$ -	$ -	$ -	$ 1,360,630	100%	$ 1,360,630	34%	$ 1,360,630
Interest & Other Income	6,399	6,261	5,512	63,089	90%	$ 70,000	2%	6,911
Federal Funded Projects	42,741	64,683	102,282	524,187	79%	$ 667,617	17%	143,430
State Funded Projects	-	17,550	-	50,850	13%	$ 387,650	10%	336,800
Local Funded Projects	72,326	49,440	127,932	491,039	124%	$ 395,258	10%	(95,781)
Trust Funds	299,499	46,383	128,567	1,289,202	116%	$ 1,108,014	28%	(181,188)
TOTAL Revenues	420,965	184,317	364,294	3,778,997	95%	3,989,169	100%	210,172
EXPENSE REPORT								
Operating Expenses								
Staff Compensation	$ 202,657	$ 147,456	$ 136,079	$ 1,430,293	70%	$ 2,033,272	51%	$ 602,979
Occupancy	9,650	13,340	9,650	89,973	74%	122,004	3%	32,031
Utilities Electric/Sanitation	445	527	576	4,585	66%	7,000	0%	2,415
Janitorial Services	1,949	802	802	6,761	68%	10,000	0%	3,239
Repairs & Maintenance	819	-	-	1,144	16%	7,000	0%	5,856
Storage	518	528	528	4,682	62%	7,500	0%	2,818
Office Automation	4,302	4,967	6,397	61,648	88%	70,000	2%	8,352
Advertising, Notices, Supplies, Postage & PR	10,564	3,480	3,341	59,145	69%	85,414	2%	26,269
Travel	656	502	2,623	6,835	57%	12,000	0%	5,165
Professional Development	-	-	1,140	2,018	13%	16,000	0%	13,982
Insurance	-	776	11,673	39,448	72%	55,000	1%	15,553
Miscellaneous Expenses	-	-	-	-	0%	1,000	0%	1,000
Legal Services (1)	11,938	4,590	-	34,810	54%	65,000	2%	30,190
Financial Services	137	175	142	2,408	5%	50,000	1%	47,592
Professional Consultants	350	-	-	4,603	27%	17,000	0%	12,398
Capital Expenditures	-	-	-	-	0%	25,000	1%	25,000
Subtotal Operating Expenses	**253,066**	**177,144**	**172,951**	**1,748,351**	68%	**2,583,189**	**65%**	**834,838**
Pass Through Expenses:	45,189	143,647	74,749	538,166	39%	1,383,786	34%	845,620
TOTAL Expenses	**305,784**	**320,790**	**247,700**	**2,286,517**	**58%**	**3,966,975**	**99%**	**1,680,458**
Excess (deficit) Revenues over Expenditures	**$ (30,584)**	**$ 1,562,437**	**$ 116,594**	**$ 1,492,480**		**$ 22,194**	**1%**	

(1) Additional legal YTD expenses included in "pass-through Expenses" **$ 27,077**

Note: Percentage of Fiscal Year lapsed ***75.00%***

South Florida Regional Planning Council
Proudly serving Miami-Dade, Broward, and Monroe Counties

MEMORANDUM

AGENDA ITEM #III.C

DATE: JULY 20, 2026

TO: COUNCIL MEMBERS

FROM: STAFF

SUBJECT: LOCAL GOVERNMENT COMPREHENSIVE PLAN (LGCP) PROPOSED AND ADOPTED AMENDMENT CONSENT

Pursuant to the 1974 Interlocal Agreement creating the South Florida Regional Planning Council (Council), the Council is directed by its member counties to "assure the orderly, economic, and balanced growth and development of the Region, consistent with the protection of natural resources and environment of the Region and to protect the health, safety, welfare, and quality of life of the residents of the Region."

In fulfillment of the Interlocal Agreement directive and its duties under State law, the Council reviews local government Comprehensive Plan amendments for consistency with the *Strategic Regional Policy Plan for South Florida (SRPP).* Pursuant to Section 163.3184, Florida Statutes as presently in effect, Council review of comprehensive plan amendments is limited to 1) adverse effects on regional resources and facilities identified in the SRPP and 2) extra-jurisdictional impacts that would be inconsistent with the comprehensive plan of any affected local government within the Region. The Council's review of amendments is conducted in two stages: (1) proposed or transmittal and (2) adoption. Council staff reviews the contents of the amendment package once the Department of Economic Opportunity certifies its completeness. A written report of the Council's evaluation pursuant to Section 163.3184, Florida Statutes, is to be provided to the local government and the State Land Planning Agency within 30 calendar days of receipt of the amendment.

<u>Recommendation</u>

Find the proposed and adopted plan amendments from the local governments listed as not causing adverse impact to state or regional resources/facilities and without extra-jurisdictional impacts that would be inconsistent with the comprehensive plan of any affected local government within the Region.

Approve this report for transmittal to the local governments, with a copy to the State Land Planning Agency.

PROPOSED AMENDMENTS

- **Broward County 26-05ESR**
  Proposes an amendment to the Broward County Land Use Plan within the City of Margate amending the land use designation of an approximately 81.7-acre property. The amendment would revise 75.1 acres of Recreation and Open Space and 6.6 acres of Commercial Recreation within Dashed-Line Area to Irregular (7) Residential within a Dashed-Line Area, located south of Sample Road, between Rock Island Road and Holiday Springs Boulevard.

- **Broward County 26-07ESR**
  Proposes an amendment to the Broward County Comprehensive Plan to remove provisions related to road and transportation concurrency, including transportation concurrency assessments, road impact fees, and concurrency satisfaction certificates. The Transportation Element, the Capital Improvements Element, and the Broward Municipal Services District Element of the Plan would all be revised. The amendment shifts the County's approach toward Transportation Districts, areawide level-of-service standards, and capital improvements, prioritizing transportation improvements while complying with recent state statutory changes. The amendment is intended to comply with recent state statutory changes while allowing the County to revisit impact fees after completing an updated impact fee study.

- **Miami-Dade County 26-01ESR**
  Proposes amending the Miami-Dade County Comprehensive Development Master Plan for approximately 84.8 acres east of SW 112 Avenue, between SW 186 Street and SW 196 Street, adjacent to the Homestead Extension of Florida's Turnpike. The amendment would redesignate the application site on the Land Use Plan map from "Office/Residential" (approximately 79.62 gross acres) and "Low-Medium Density Residential" (approximately 5.18 gross acres, 6 to 13 dwelling units per acre) to "Industrial and Office" (approximately 81.36 gross acres), "Business and Office" (approximately 2.14 gross acres), and "Low-Medium-High Density Residential" (approximately 1.30 acres, 6 to 13 dwelling units per acre). The amendment would facilitate redevelopment of the former American Bankers/Assurant office park as an industrial and logistics-oriented project requested by GPC Miami Business Park, LLC.

  The amendment includes a proffered restriction limiting the development to 903 net new external PM peak-hour vehicle trips, consistent with the ABIG DRI Development Order. The analysis estimates about 132 more trips than the currently approved DRI program. The Florida Department of Transportation District 6 found the amendment would not adversely impact transportation resources or facilities of state importance. Council staff concurs with County staff concerns regarding the cumulative impact of land use amendments on Florida's Turnpike as a hurricane evacuation route and recommends monitoring those impacts within a broader regional framework. Council staff also notes that proposed mitigation for impacts to Pine Rockland habitat, a resource of regional significance, should be carefully monitored.

- **Miami-Dade County 26-02ESR**
  Proposes amending the Miami-Dade County Comprehensive Development Master Plan for an approximately 4.1-acre vacant site located between Biscayne Boulevard and NE 14 Avenue, between

NE 114 Terrace and NE 115 Street, abutting Biscayne Shores. The amendment would redesignate the site from “Business and Office” and “Medium Density Residential” to “High Density Residential,” and would amend the High-Density Residential Land Use category text to establish criteria for allowing densities above 125 dwelling units per gross acre in certain unincorporated areas. The amendment would facilitate a mixed-use development, subject to a proffered Declaration of Restrictions limiting the project to 550 multifamily dwelling units, 20,000 square feet of commercial space, and requiring 35 percent of the dwelling units to be set aside as workforce housing. The site is within the Urban Infill Area and near existing transit service.

- **City of Doral 26-02ESR**
  Proposes an amendment to the City of Doral Comprehensive Plan’s Future Land Use Element by creating the “Mall Mixed Use (MMU)” Future Land Use designation, establishing purpose and intent, applicability, and development parameters for regional shopping mall properties fifteen (15) acres or greater currently designated on the Future Land Use Plan Map as “Business” (“B”) and providing for residential development opportunities within qualifying developments.

- **Islamorada, Village of Islands 26-02ACSC**
  Proposes an ordinance to amend the Village’s Future Land Use Map, changing the designation from Residential High (RH) to Residential Medium (RM), for properties located at 80839 and 80739 Old Highway on Upper Matecumbe Key, comprising approximately 2.75 acres of land.

- **City of North Miami 26-01ESR**
  Proposes amendments to the City of North Miami’s 2045 Comprehensive Plan by amending the Future Land Use Element to increase the allowable height to two hundred ten (210) feet for certain properties within the Biscayne Boulevard Planned Corridor Development Overlay District.

- **City of North Miami Beach 26-01ER**
  Proposes amending the City of North Miami Beach’s Comprehensive Plan, specifically the Infrastructure Element Policy as part of Evaluation and Appraisal Report based amendments, to address the upgrading of wastewater treatment facilities and prioritize advanced waste treatment (AWT).

- **City of North Miami Beach 26-02ESR**
  Proposes amending the City of North Miami Beach’s Comprehensive Plan to incorporate the updated North Miami Beach Water Supply Plan and related text amendments to the Intergovernmental Coordination, Infrastructure, Capital Improvements, Conservation, and Future Land Use Elements.

- **City of Wilton Manors 26-01ER***
  Proposes amending the City of Wilton Manors’ Comprehensive Plan to adopt Evaluation and Appraisal Review-based updates, add a state-mandated Property Rights Element, and update the City’s 20-Year Water Supply Facilities Work Plan. The EAR-based amendments update planning periods, data, population and housing demographics, agency names, and references for consistency with the Broward County Comprehensive Plan. The Water Supply Facilities Work Plan reflects the City’s reliance on the City of Fort Lauderdale for potable water service and coordination with the Lower East Coast Water Supply Plan. No changes are proposed to the Future Land Use Map, and the amendments are not expected to affect the City’s adopted level-of-service standards.

ADOPTED AMENDMENTS

- **Broward County 26-02ESR**
  Adopts an amendment to the Broward County Comprehensive Plan text related to the Deepwater Port Component.

- **Broward County 26-03ESR**
  Adopts amendments to the Broward County Comprehensive Plan: (1) Amendment to the Broward County Land Use Plan – City of Fort Lauderdale (2) Amendment to the Broward County Land Use Plan Text – City of Fort Lauderdale from 270.1 acres of Activity Center, 11.6 acres of Community, 5.8 acres of Low "5" Residential, and 2.4 acres of Commerce to Activity Center; approximately 289.9 acres; generally located between Southwest 4 Avenue an U.S. 1/Federal Highway, south of Southwest/Southeast 10 Street and north of State Road 84. (3) Amendment to update the Wetlands Map of the Broward County Land Use Plan Natural Resource Map Series.

- **Town of Davie 26-01ESR**
  Adopts an amendment to the Town of Davie's Comprehensive Plan, amending the Town's Water Supply Facilities Work Plan and the following elements of the Town's Comprehensive Plan: Infrastructure Element and Capital Improvements Element.

- **City of Fort Lauderdale 25-02ESR**
  Amends the City of Fort Lauderdale Comprehensive Plan's Future Land Use Map to change the future land use of a 17-acre portion of the Broward Health Medical Center site from Community Facility to South Regional Center in conjunction with an amendment to the Future Land Use Element to increase the community facilities uses in the South Regional Activity Center future land use designation from 1,000,000 sq. ft to 3,221,560 sq. ft.

- **City of Hollywood 26-01ESR**
  Adopts an amendment to the City of Hollywood's Comprehensive Plan by amending the Potable Water Sub-Element of the Utilities Element to adopt by reference the Water Supply Facilities Work Plan 2025 Update.

- **City of Lauderhill 25-01ESR**
  Adopts an amendment to the City of Lauderhill's Comprehensive Plan Map amendment for a +/- 132.57 gross acre site generally located south of NW 44 Street, west of Rock Island Road, north of the Middle River, and east of Inverrary Boulevard West (known as a portion of the Inverrary Golf Course) located within a residential dashed line; amending the Future Land Use designation form "Commercial Recreation" to "Irregular (9) Residential" to allow a maximum of 888 dwelling units.

- **City of Marathon 26-01ACSC**
  Adopts an amendment to the City of Marathon's Comprehensive Plan modifying Chapter One, "Future Land Use Element," and intending to modify Table 1-1, "Future Land Use Densities and Intensities," modify Policy 1-3.5.13, "Inventory Affordable/Workforce Housing," modify Policy 1-3.5.14, "Establish a Land Acquisition and Conservation Advisory Committee," and modify Objective 1-4.1, "Provide Workforce-Affordable Housing Building Permit Allocations."

- **City of Miami Beach 26-01ER**
  Adopts an amendment to the City of Miami Beach's Year 2025 Comprehensive Plan for the following elements: Resilient Land Use and Development, Transportation, Housing, Public School Facilities, and Capital Improvement based on the "Evaluation and Appraisal of Comprehensive Plan," incorporating necessary amendments reflecting changes in State Law and updating the Comprehensive Plan based on changes in local conditions since the last update based on the Evaluation and Appraisal Report update adopted on October 16, 2019.

- **Town of Southwest Ranches 25-01ESR**
  Adopts an amendment to the Future Land Use Map of the Town of Southwest Ranches' Comprehensive Plan by changing the designation of approximately 59 acres from Agricultural to US Highway 27 Business, generally located on the east side of US Highway 27 between the C-11 Canal to the north, Stirling Road to the south, and Menorah Gardens Cemetery to the east.

*Property Rights Amendment

**** Staff Note:** Due to the different time requirements for Agencies' responses, some comments may not have been received. Of the Agencies that have submitted comments, those comments do not reflect potential adverse regional or extra-jurisdictional impacts.

No concerns or technical assistance comments reflecting potential adverse regional or extra-jurisdictional impacts were received from local governments or partner agencies.

South Florida Regional Planning Council
Proudly serving Miami-Dade, Broward, and Monroe Counties

MEMORANDUM

AGENDA ITEM #III.E

DATE: JULY 20, 2026

TO: COUNCIL MEMBERS

FROM: STAFF

SUBJECT: FY 2024 - 2025 ANNUAL AUDIT

Please find herewith the Audited Financial Statements for the year ended September 30, 2025. Joy Chambers-Nicholas, Senior Accountant, S. Davis & Associates, will present the Audit at the Council Meeting.

Recommendation

Approve the Audited Financial Statements for the year ended September 30, 2025.

SOUTH FLORIDA REGIONAL PLANNING COUNCIL

AUDITED FINANCIAL STATEMENTS

FOR THE YEAR ENDED SEPTEMBER 30, 2025

SDA

S. Davis & Associates, P.A.

Certified Public Accountants & Consultants

SOUTH FLORIDA REGIONAL PLANNING COUNCIL
AUDITED FINANCIAL STATEMENTS
FOR THE YEAR ENDED SEPTEMBER 30, 2025

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INDEPENDENT AUDITOR'S REPORT

To the Council Members of the
South Florida Regional Planning Council

Report on the Audit of the Financial Statements

Opinions

We have audited the accompanying financial statements of the governmental activities, the discretely presented component unit and each major fund of the South Florida Regional Planning Council (the "Council") as of and for the year ended September 30, 2025, and the related notes to the financial statements, which collectively comprise the Council's basic financial statements as listed in the table of contents.

In our opinion, the financial statements referred to above present fairly, in all material respects, the respective financial position of the governmental activities, the discretely presented component unit and each major fund of the Council, as of September 30, 2025, and the respective changes in financial position for the year then ended in accordance with accounting principles generally accepted in the United States of America.

Basis for Opinions

We conducted our audit in accordance with auditing standards generally accepted in the United States of America and the standards applicable to financial audits contained in *Government Auditing Standards*, issued by the Comptroller General of the United States. Our responsibilities under those standards are further described in the Auditor's Responsibilities for the Audit of the Financial Statements section of our report. We are required to be independent of the Council, and to meet our other ethical responsibilities, in accordance with the relevant ethical requirements relating to our audit. We believe that the audit evidence we have obtained is sufficient and appropriate to provide a basis for our audit opinions.

Responsibilities of Management for the Financial Statements

Management is responsible for the preparation and fair presentation of the financial statements in accordance with accounting principles generally accepted in the United States of America, and for the design, implementation, and maintenance of internal control relevant to the preparation and fair presentation of financial statements that are free from material misstatement, whether due to fraud or error.

In preparing the financial statements, management is required to evaluate whether there are conditions or events, considered in the aggregate, that raise substantial doubt about the Council's ability to continue as a going concern for twelve months beyond the financial statement date, including any currently known information that may raise substantial doubt shortly thereafter.

Auditor's Responsibilities for the Audit of the Financial Statements

Our objectives are to obtain reasonable assurance about whether the financial statements as a whole are free from material misstatement, whether due to fraud or error, and to issue an auditor's report that includes our opinions. Reasonable assurance is a high level of assurance but is not absolute assurance and therefore is not a guarantee that an audit conducted in accordance with generally accepted auditing standards and *Government Auditing Standards* will always detect a material misstatement when it exists. The risk of not detecting a material misstatement resulting from fraud is higher than for one resulting from error, as fraud may involve collusion, forgery, intentional omissions, misrepresentations, or the override of internal control. Misstatements are considered material if there is a substantial likelihood that, individually or in aggregate, they would influence the judgment made by a reasonable user based on the financial statements.

In performing an audit in accordance with generally accepted auditing standards and *Government Auditing Standards*, we:

- Exercise professional judgment and maintain professional skepticism throughout the audit.
- Identify and assess the risks of material misstatement of the financial statements, whether due to fraud or error, and design and perform audit procedures responsive to those risks. Such procedures include examining, on a test basis, evidence regarding the amounts and disclosures in the financial statements.
- Obtain an understanding of internal control relevant to the audit in order to design audit procedures that are appropriate in the circumstances, but not for the purpose of expressing an opinion on the effectiveness of the Council's internal control. Accordingly, no such opinion is expressed.
- Evaluate the appropriateness of accounting policies used and the reasonableness of significant accounting estimates made by management, as well as evaluate the overall presentation of the financial statements.
- Conclude whether, in our judgment, there are conditions or events considered in the aggregate, that raise substantial doubt about the Council's ability to continue as a going concern for a reasonable period of time.

We are required to communicate with those charged with governance regarding, among other matters, the planned scope and timing of the audit, significant audit findings, and certain internal control-related matters that we identified during the audit.

Required Supplementary Information

Accounting principles generally accepted in the United States of America require that the management's discussion and analysis on pages 4 through 9, budgetary comparison information on pages 35 through 39, and schedules of pension information on pages 40 through 43 be presented to supplement the basic financial statements. Such information is the responsibility of management and, although not a part of the basic financial statements, is required by the Governmental Accounting Standards Board, who considers it to be an essential part of financial reporting for placing the basic financial statements in an appropriate operational, economic, or historical context. We have applied certain limited procedures to the required supplementary information in accordance with auditing standards generally accepted in the United States of America, which consisted of inquiries of management about the methods of preparing the information and comparing the information for consistency with management's responses to our inquiries, the basic financial statements, and other knowledge we obtained during our audit of the basic financial statements. We do not express an opinion or provide any assurance on the information because the limited procedures do not provide us with sufficient evidence to express an opinion or provide any assurance.

Supplementary Information

Our audit was conducted for the purpose of forming opinions on the financial statements that collectively comprise the Council's basic financial statements. The accompanying schedule of expenditures of federal awards, as required by Title 2 U.S. *Code of Federal Regulations* Part 200, *Uniform Administrative Requirements, Cost Principles, and Audit Requirements for Federal Awards*, and Chapter 10.550, Rules of the Auditor General are presented for purposes of additional analysis and are not a required part of the basic financial statements. Such information is the responsibility of management and was derived from and relates directly to the underlying accounting and other records used to prepare the basic financial statements. The information has been subjected to the auditing procedures applied in the audit of the basic financial statements and certain additional procedures, including comparing and reconciling such information directly to the underlying accounting and other records used to prepare the basic financial statements or to the basic financial statements themselves, and other additional procedures in accordance with auditing standards generally accepted in the United States of America. In our opinion, the schedule of expenditures of federal awards is fairly stated, in all material respects, in relation to the basic financial statements as a whole.

Other Reporting Required by *Government Auditing Standards*

In accordance with *Government Auditing Standards*, we have also issued our report dated June 29, 2026, on our consideration of the Council's internal control over financial reporting and on our tests of its compliance with certain provisions of laws, regulations, contracts, and grant agreements and other matters. The purpose of that report is solely to describe the scope of our testing of internal control over financial reporting and compliance and the results of that testing, and not to provide an opinion on the effectiveness of the Council's internal control over financial reporting or on compliance. That report is an integral part of an audit performed in accordance with *Government Auditing Standards* in considering the Council's internal control over financial reporting and compliance.

S. Davis & Associates, P.A.

Hollywood, Florida
June 29, 2026

This section of the South Florida Regional Planning Council's (the Council) financial statements presents management's analysis of the Council's financial performance during the year ended September 30, 2025. It is presented to enhance the usefulness of the Council's basic financial statements. Please read this narrative in conjunction with the financial statements, which follow this section.

Financial Highlights

- The assets and deferred outflows of the Council as reported in the government-wide financial statements exceeded the liabilities and deferred inflows as of September 30, 2025, by $13,737,318 (net position). This amount represents an increase of $615,379 as compared to an increase of $1,320,366 the prior year. This increase was mainly due to the increase in Net HIS Liability of $992,333, an increase in investments of $517,277 and an increase in cash and cash equivalents of $1,106,568.

- The General Fund unassigned fund balance as of September 30, 2025, amounts to $1,603,122 as compared to $1,446,025 at the end of the previous year. This represents an increase of $157,097 that was mainly due to the increase in cash and cash equivalents and the increase in contracts and grants receivable.

- As of fiscal year 2021, the South Florida Regional Planning Council (the Council) is partnering with the U.S. Department of Commerce's Economic Development Administration to oversee and administer a new $5.9 million CARES Act Business Revolving Loan Fund program that is alleviating sudden and severe economic dislocation caused by the coronavirus in Monroe, Miami-Dade, Broward, and Palm Beach counties.

- In 2023, the U.S. Department of Defense Office of Local Defense Community Cooperation awarded the South Florida Regional Planning Council (SFRPC) $1.1 million to conduct a regional Military Installation Resilience Review (MIRR) of four key military installations. The Council, with its consultant team consisting of the South Florida Defense Alliance and Jacobs, and with the assistance of the counties, adjacent municipalities, and military installations studied "outside the gate" resilience issues facing: Homestead Air Reserve Base (HARB), Miami-Dade County; United States Army Garrison-Miami (USAG-Miami), Miami-Dade County; US Naval Surface War Center South Florida Ocean Measurement Facility (SFOMF), Broward County; and United States Naval Air Station Key West (NASKW), Monroe County.

Overview of the Financial Statements

The Council's basic financial statements consist of 1) *government-wide statements,* 2) *fund financial statements,* and 3) *notes to the financial statements.* Required supplementary information is also included in the report.

Required Basic Financial Statements

The Council utilizes governmental funds for its financial reporting purposes. As the Council presents financial information using the governmental funds, the Council has elected to present its government-wide statements and fund statements in one set of statements with an adjusting column reconciling the two sets of statements.

Overview of the Financial Statements (cont'd)

Required Basic Financial Statements (cont'd)

The *government-wide financial* statements include the Statement of Net Position and the Statement of Activities, which provide information about the activities of the Council and present a longer-term view of the Council's finances. These two statements report the net position of the Council and changes in them.

You can think of the Council's net position - the difference between assets and deferred outflows minus liabilities and deferred inflows - as one way to measure financial health or financial position. Over time, increases or decreases in net position may serve as a useful indicator of whether the financial position of the Council is improving or deteriorating. However, to assess the overall financial position of the Council, you will need to consider other non-financial factors, such as the condition of the Council's capital assets, the addition or termination of grants and other revenue sources, and the expansion or contraction of programs and services. The Council reports this information using the accounting methods similar to those used by private sector companies. These statements offer short-term and long-term financial information about its activities. The statement of net position includes all the Council's assets and deferred outflows minus liabilities and deferred inflows and provides information about the nature and amounts of investments in resources (assets) and the obligations to Council creditors (liabilities).

All the current year's revenues and expenses are accounted for in the statement of activities. This statement presents information showing how the Council's net position changes during the fiscal year. All changes in net position are reported as soon as the underlying event giving rise to the change occurs, regardless of the timing of related cash flows. Thus, revenues and expenses are reported in the statement for some items that will only result in cash flows in future fiscal periods (for example, uncollected contract and grant revenues, and earned, but unused vacation leave).

Both the *statement of net position* and the *statement of activities* of the government-wide financial statements distinguish functions of the Council that are supported by membership assessments, planning projects (federal, state, and local grants/contracts), and revolving loan portfolios.

The Council's activities include administration functions and long-range regional planning goals, and various revolving loan program service functions. The long-range regional planning goal's function is comprised of a wide array of services including strategic plan development and comprehensive plan review, development of regional impact review and providing technical assistance and expertise in several fields including transportation, economic development, geographic information services, affordable housing, emergency preparedness, land use, and natural resources planning. All activities of the Council are governmental activities.

Fund Financial Statements

Fund financial statements tell how the Council's services were financed in the short-term as well as what remains for future spending. The Council utilizes three funds to account for its activities: the general fund, special revenue planning projects fund, and revolving loan funds. The general fund is used to account for all financial resources except those determined to be accounted for in another fund.

Overview of the Financial Statements (cont'd)

Fund Financial Statements (cont'd)

The Special Revenue Fund is used to account for revenues derived from specific sources, which are usually required by law or regulation to be accounted for in separate funds. As of September 30, 2025, the Planning Projects Fund and the Revolving Loan Funds including the EDA Consolidated Fund and the EPA Brownfield revolving loan fund, are special revenue funds. The SFRPI Fund reports the financial activity for the Southeast Florida Regional Prosperity Institute, Inc. ("SFRPI"), a component unit of the Council, and is reported as a fund for financial statement purposes. The fund statements provide a detailed short-term view of the Council's operations and the basic services it provides.

Governmental fund information helps you determine whether there are financial resources that can be spent in the near future to finance the Council's operations. We describe the relationship (or differences) between governmental activities (reported in the Statement of Net Position and Statement of Activities) and governmental funds in a reconciliation as discussed above.

The notes to the financial statements provide additional information that is essential for a full understanding of the information provided in the government-wide and fund financial statements.

Financial Analysis

Government-Wide Analysis

The government-wide statements report the Council's net position and how they have changed. Table A-1 presents the net position of the Council which measures the Council's financial health, or position. Our analysis and a summary of the Council's statements of net position is presented in Table A-1.

Financial Analysis (cont'd)

Government-Wide Analysis (cont'd)

Table A-1

Condensed Statement of Net Position
(in thousands of dollars)

	2025	2024
Current assets, net of loans receivable	$ 5,959	$ 4,552
Loans receivable, net	8,325	8,840
Capital assets, net of depreciation	40	59
Right-of-use Lease assets net of amortization	355	427
Non-current assets	16	16
Total assets	14,695	13,894
Deferred outflows	479	270
Current liabilities	271	196
Non-current liabilities	1,172	113
Lease Liability	355	427
Total liabilities	1,798	736
Deferred inflows	$ (361)	$ 306
Net position:		
Net investment in capital assets	40	59
Restricted	11,059	10,979
Deficiency in net assets/unrestricted	2,638	2,084
Total net position	$ 13,737	$ 13,122

As noted earlier, net position may serve over time as a useful indicator of the Council's financial position. As of September 30, 2025 and 2024, the Council's total assets and deferred outflows exceeded its total liabilities and deferred inflows by $13,737,318 and $13,121,939, respectively, an increase of $615,379 from 2024. This increase was mainly due to the increase in Net HIS Liability of $992,333, an increase in investments of $517,277 and an increase in cash and cash equivalents of $1,106,568.

Unrestricted net position as of September 30, 2025 and 2024 was $2,637,763 and $2,084,323, respectively. The surplus in unrestricted net position is principally attributable to the change in deferred outflows related to pension liabilities as of September 30, 2025.

Restricted net position decreased by $255,722 or 2.26% to $11,059,154. This decrease was mainly due to the decrease in fund balance of the RLF Funds from prior years.

Financial Analysis (cont'd)

Government-Wide Analysis (cont'd)

Table A-2 illustrates the revenues and expenses that caused the change in the Council's total net position.

Table A-2

Condensed Statement of Activities (in thousands of dollars)

	2025	2024
REVENUES		
Membership assessments	$ 1,227	$ 1,100
Federal, state and local grants	2,051	1,749
Interest	536	568
Other Income	129	70
Total Revenues	3,942	3,487
EXPENDITURES		
Comprehensive planning:		
Personnel services	1,943	1,750
Operating expenses	633	568
Outside consultant expense	656	1,006
Depreciation and amortization	112	110
Bad debt expense	(106)	196
	3,238	3,630
Add: Net transfers	1	4
Change in net position	705	(139)
Change in net position - Pension	(90)	1,458
Net position, beginning of year	13,122	11,802
Net position, end of year	$ 13,737	$ 13,122

In 2025, total revenues of $3,942,183 increased by $455,022 as compared to fiscal year 2024, mainly due to higher membership assessments and federal, state and local project revenues.

Total expenditures of $3,237,780 for the year ended September 30, 2025, represents a decrease of $391,609 from the prior year, mainly influenced by lower outside consultant and bad debt expense, partially offset by increases in personnel services and operating expenses.

Financial Analysis (cont'd)

Government-Wide Analysis (cont'd)

Capital Assets and Debt Administration

For the years ended September 30, 2025, and 2024, the Council had $40,401 and $58,946 in fixed assets, respectively, net of accumulated depreciation.

The Council has implemented GASB 87 to reflect the right of use lease assets and its related lease liability and has restated the 2024 financial statements to reflect this. The Council does not have any long-term debt related to its capital assets and does not utilize debt as a matter of policy.

Individual Fund Analysis

Since the Council only has governmental funds/activities, the explanations provided above for the Statement of Activities regarding changes in net position also substantially explain the change in fund balance as shown on the Statement of Revenues, Expenditures and Changes in Fund Balance.

General Fund Budgetary Highlights

The original budgets were approved at the September 2024 Council meeting. There was an approved amendment, thereafter.

Economic Factors and the Budget

The Council's grants and contracts are contingent upon its renewal and its ability to obtain new grants and, therefore, its revenues may vary from year to year. In setting its budget for fiscal year 2025, various factors, such as delivering at least the same level of expertise by increasing capacity, and adding new programs and grants were considered.

Requests for Information

This financial report is designed to provide a general overview of the Council's finances for all those with interest in its financial position. Questions concerning any of the information provided in this report or requests for additional information should be addressed to the Executive Director, South Florida Regional Planning Council, 1 Oakwood Boulevard, Suite 250, Hollywood, Florida.

SOUTH FLORIDA REGIONAL PLANNING COUNCIL
BALANCE SHEET/STATEMENT OF NET POSITION
FOR THE YEAR ENDED SEPTEMBER 30, 2025

	Major Funds							
	General Fund	Planning Projects Fund	Revolving Loan Funds EDA	Revolving Loan Funds Other	SFRPI Fund	Total Funds	Adjustments	Statement of Net Position
ASSETS								
Cash and cash equivalents	$ 1,242,894	$ -	$ -	$ -	$ 63,600	$ 1,306,494	$ -	$ 1,306,494
Investments	529,790	-	-	-	-	529,790	-	529,790
Receivables								
Contract and grant receivables	45,789	76,252	-	-	-	122,041	-	122,041
Deposits and other assets	15,477	-	-	-	-	15,477	-	15,477
Due from other funds	37,852	-	-	-	-	37,852	(37,852)	-
Restricted assets:								
Cash and cash equivalents	-	1,227,898	2,620,298	152,657	-	4,000,853	-	4,000,853
Loans receivable, net	-	-	6,378,252	1,946,584	-	8,324,836	-	8,324,836
Property and equipment, net	-	-	-	-	-	-	40,401	40,401
Right of use lease assets, net	-	-	-	-	-	-	354,870	354,870
Total Assets	$ 1,871,802	$ 1,304,150	$ 8,998,550	$ 2,099,241	$ 63,600	$ 14,337,343	357,419	14,694,762
DEFERRED OUTFLOWS OF RESOURCES								
Deferred ouflows related to pension							478,675	478,675
LIABILITIES AND NET POSITION								
Liabilities:								
Accounts payable and other accrued expenses	$ 134,608	$ 823	$ 298	$ 487	$ 403	$ 136,619	$ -	$ 136,619
Accrued payroll	12,664	-	-	-	-	12,664	-	12,664
Compensated absences	121,408	-	-	-	-	121,408	-	121,408
Unearned revenue	-	-	-	-	-	-	-	-
Due to other funds	-	-	25,529	12,323	-	37,852	(37,852)	-
Lease liability	-	-	-	-	-	-	354,870	354,870
Net pension liability	-	-	-	-	-	-	687,370	687,370
Net HIS liability	-	-	-	-	-	-	484,434	484,434
Total Liabilities	268,680	823	25,827	12,810	403	308,543	1,488,822	1,797,365
DEFERRED INFLOWS OF RESOURCES								
Deferred inflows related to pension							(361,246)	(361,246)
Fund Balances:								
Restricted for revolving loan program	-	-	8,972,723	2,086,431	-	11,059,154	(11,059,154)	-
Unassigned	1,603,121	1,303,326	-	-	63,197	2,969,644	(2,969,644)	-
Total fund balances	1,603,121	1,303,326	8,972,723	2,086,431	63,197	14,028,798	(14,028,798)	-
Total Liabilities and Fund Balances	$ 1,871,801	$ 1,304,149	$ 8,998,550	$ 2,099,241	$ 63,600	$ 14,337,341		
Net position:								
Net investment in capital assets							40,401	40,401
Restricted for loan program							11,059,154	11,059,154
Unrestricted							2,637,763	2,637,763
Total Net Position							$ 13,737,318	$ 13,737,318

The accompanying notes are an integral part of these financial statements.

SOUTH FLORIDA REGIONAL PLANNING COUNCIL
STATEMENT OF REVENUES, EXPENDITURES AND CHANGES IN FUND BALANCES/STATEMENT OF ACTIVITIES
FOR THE YEAR ENDED SEPTEMBER 30, 2025

	Major Funds							
			Revolving Loan Funds					
	General Fund	Planning Projects Fund	EDA	Other	SFRPI Fund	Total Funds	Adjustments	Statement Activities
REVENUES								
Membership assessments	$ 1,226,527	$ -	$ -	$ -	$ -	1,226,527	$ -	$ 1,226,527
Federal, state and local projects	511,000	1,191,981	-	347,698	-	2,050,679	-	2,050,679
Interest	78,369	-	388,044	67,106	2,252	535,771	-	535,771
Other Income	205	78,100	6,356	35,045	9,500	129,206	-	129,206
Total Revenues	1,816,101	1,270,081	394,400	449,849	11,752	3,942,183	-	3,942,183
EXPENDITURES								
Comprehensive planning:								
Personnel services	1,273,601	366,157	219,090	83,779	-	1,942,627	-	1,942,627
Operating expenses	354,894	117,415	134,469	24,159	2,445	633,382	-	633,382
Outside consultant expense	129,166	453,023	-	74,141	-	656,330	-	656,330
Depreciation and amortization	-	-	-	-	-	-	111,646	111,646
Bad debt expense	-	-	(106,205)	-	-	(106,205)	-	(106,205)
Total Expenditures	1,757,661	936,595	247,354	182,079	2,445	3,126,134	111,646	3,237,780
Excess (deficiency) of revenues over expenditures	58,440	333,486	147,046	267,770	9,307	816,049	(111,646)	704,403
Other financing sources (uses):								
Operating Transfers in	1,068,659	236,666	142,977	55,227	3	1,503,532	-	1,503,532
Operating Transfers (out)	(970,003)	-	(351,873)	(180,664)	-	(1,502,540)	-	(1,502,540)
Total other financing sources (uses)	98,656	236,666	(208,896)	(125,437)	3	992	-	992
Excess (deficiency) of revenues and other financing uses/change in net position	157,096	570,152	(61,850)	142,333	9,310	817,041	(111,646)	705,395
Add: Pension adjustment, restricted							(90,016)	(90,016)
Fund balance/net position at beginning of year	1,446,025	733,174	9,034,573	1,944,098	53,887	13,211,757	(89,818)	13,121,939
Fund balance/net position at end of year	$ 1,603,121	$ 1,303,326	$ 8,972,723	$ 2,086,431	$ 63,197	$ 14,028,798	$ (201,464)	$ 13,737,318

The accompanying notes are an integral part of these financial statements.

Note 1 - Nature of Operations

Reporting entity

The South Florida Regional Planning Council (the "Council") is a regional governmental planning and coordinating agency formed in September 1969, in accordance with Chapter 186 of the Florida Statutes to provide policy analysis and comprehensive planning services in such areas as housing, emergency management, economic development, water management, transportation and other matters having direct regional impact. The membership of the Council presently consists of Broward, Miami-Dade, and Monroe counties.

The Council maintains separate management control and accountability. The governing board of the Council is composed of elected officials from the member counties, elected officials from city governments in the geographic area covered by the Council, and gubernatorial appointees from the geographic area covered by the Council.

The financial reporting entity for which the accompanying financial statements are prepared includes the Council (primary government) and its component unit, which is an entity for which the Council is financially accountable. The Council is financially accountable for legally separate organizations if its officials appoint a voting majority of an organization's body and either is able to impose its will on that organization or there is a potential for the organization to provide specific financial benefits to, or impose specific burdens on, the Council. The Council may also be financially accountable for organizations that are fiscally dependent on it.

Component Unit

The Southeast Florida Regional Prosperity Institute, Inc. ("SFRPI") was formed as a nonprofit Section 501(c)(3) corporation. SFRPI is dedicated to providing educational and implementation opportunities to the economic development field and stakeholder groups concerning access to capital, environmental justice, conflict resolution, visioning as well as community development and redevelopment practices affecting land use, transportation, emergency management, safe and sanitary housing, health and the built environment, and natural resource protection and management.

SFRPI is a component unit of the Council since SFRPI's Board of Directors consists of the current members of the Council, thereby enabling the Council to impose its will upon SFRPI. It qualifies as a blended component unit; therefore, data from SFRPI is combined with data of the Council. SFRPI does not issue stand-alone audited financial statements.

Note 2 - Summary of Significant Accounting Policies

These financial statements have been prepared in conformity with reporting guidelines established by GASB and in conformity with accounting principles generally accepted in the United States of America. As a result of adopting GASB Statement No. 34 and GASB 63, the following types of financial statements are reported by the Council:

Note 2 - Summary of Significant Accounting Policies (cont'd)

Government-wide Statements – The government-wide financial statements (i.e., statement of net position and statement of activities) report information on all the activities of the Council. Governments typically report activities as either governmental activities, which are normally supported by taxes and intergovernmental revenues, or business-type activities, which rely to a significant extent on fees and charges for support. The Council reports only governmental activities as it has no business-type activities.

The statement of activities demonstrates the degree to which the direct expenses of a given function are offset by program revenues. Direct expenses are those that are clearly identifiable with a specific function. Program revenues include 1) charges to customers or applicants who purchase, use, or directly benefit from goods, services or privileges provided by a given function, and 2) grants and contributions that are restricted to meeting the operational or capital requirements of a function. Taxes and other items not properly included among program revenues are reported instead as general revenues. Since the Council's primary function (mission) is policy analysis and comprehensive planning, all revenues and expenses are for this purpose and the accompanying financial statements do not segregate beyond this function.

The Council has only governmental activities and one function. As such, the government-wide financial statements are presented together with the governmental fund financial statements, with an adjustment column presented to reconcile the two sets of statements.

Fund Financial Statements – Separate financial statements are provided for the Council's Governmental Funds, as described below:

Governmental Fund Type – used to account for all operations of the Council. The measurement focus of this fund type is based upon determination of changes in financial position or the financial flow measurement focus, rather than upon net income determination. Only current assets and current liabilities are generally included on its balance sheet. The operating statement presents sources (revenues and other financial sources) and uses (expenditures and other financial uses) of available spendable resources during the period. The following comprise the Council's major governmental funds:

a) ***General Fund*** – used to account for all financial resources except those required to be accounted for in another fund.

b) ***Planning Projects Fund*** – used to account for resources derived from specific sources, which are usually required by law or regulation to be accounted for in separate funds.

Note 2 - Summary of Significant Accounting Policies (cont'd)

c) ***The Revolving Loan Fund*** – used to account for resources derived from the various Revolving Loan portfolios ("RLF"). The RLF fund is used to account for revolving loan funds from the Department of Commerce through the Economic Development Administration ("EDA") and the Environmental Protection Agency ("EPA"). The EDA RLF CARES fund is used to provide loans to small and medium size local businesses to mitigate the negative economic effects of the Coronavirus pandemic in 2020. The EDA RLF is used to provide loans to small and medium size businesses located within Miami-Dade, Broward and Monroe Counties that have evidence demonstrating that credit is not otherwise available on terms and conditions that permit the completion or successful operation of the activity to be financed. The EPA RLF is used to fund loans on qualified, suitable market-ready Brownfield sites to appropriate developers and buyers (for-profit and non-profit developers or local governments). The loan fund will assist in the remediation activities required for site cleanup that will allow redevelopment projects to go forward. The primary target areas for loans are the eastern portion of Miami-Dade, Broward, and the Palm Beach Counties.

d) ***SFRPI Fund*** – used to account for the financial activity of Southeast Florida Regional Prosperity Institute, Inc. ("SFRPI"), a component unit of the Council. SFRPI is a not-for-profit corporation created by the Council. SFRPI provides educational and implementation opportunities to the economic development field and stakeholder groups concerning access to capital, environmental justice, conflict resolution, visioning as well as community development and redevelopment practices affecting land use, transportation, emergency management, safe and sanitary housing, health and the built environment, and natural resource protection and management.

Measurement focus, basis of accounting and financial statement presentation

Basis of accounting refers to the point at which revenues and expenditures or expenses are recognized in the accounts and reported in the financial statements. Basis of accounting relates to the timing of the measurements made, regardless of the measurement focus applied.

Governmental Fund Financial Statements – The Council uses the accrual basis of accounting under which revenues and expenses of the Council are recorded in the accounting period in which they are earned or incurred.

Expenditures are recorded when obligations are incurred, except for expenditures related to claims and judgments, which are recorded only when payment is due.

Government-wide Financial Statements – The government-wide financial statements are reported using the economic resources measurement focus and the accrual basis of accounting. Revenues are recorded when earned and expenses are recorded at the time liabilities are incurred, regardless of when the related cash flows take place. Intergovernmental and similar items are recognized as revenue as soon as all eligibility requirements imposed by the provider have been met.

Note 2 - Summary of Significant Accounting Policies (cont'd)

GASB Statement No. 54 establishes fund balance classifications that comprise a hierarchy based primarily on the extent to which a government is bound to observe constraints imposed upon the use of the resources reported in government funds. Currently, the Council utilizes two of the five designations for fund balance under this statement: restricted and unassigned. These designations are defined as follows:

> ***Restricted*** fund balance category includes amounts that can be spent only for the specific purposes stipulated by constitution, external source providers, or through enabling legislation. The planning projects fund and revolving loan funds are considered restricted as defined by the statement.
>
> ***Unassigned*** fund balance is classification for the government's general fund and includes all spendable amounts not contained in the other classifications. For fiscal year ended September 30, 2025, the unassigned fund balance in the Council's general fund could be used for the day-to-day operations of the Council.

Cost allocation

Expenses associated with specific grants or contracts are charged directly to the grants or contracts. Indirect expenses are allocated to active grants or contracts based on direct salary. This policy is consistent with the principles of 2 C.F.R. § 200.

Budget policy

Prior to October 1 of each year, the budget is legally adopted by the Council's Board. The budget is prepared based on the accrual basis of accounting which is the same basis of accounting used to reflect actual revenues and expenditures recognized in accordance with accounting principles generally accepted in the United States of America. All actual amounts are presented in the Combined Statement of Revenues, Expenditures and Changes in Fund Balance.

Risk management

It is the policy of the Council to purchase insurance for the risks of losses related to torts; theft of, damage to, and destruction of assets; errors and omissions; injuries to employees; and natural disasters. The Council obtained workers' compensation, property, general liability and automobile insurance coverage through the Florida Municipal Insurance Trust Fund of the Florida League of Cities, Inc. The Council obtained, from third party insurers, employee group life and disability insurance.

Encumbrances

The Council does not utilize encumbrance accounting, under which purchase orders, contracts, and other commitments for the expenditure of monies are recorded to reserve that portion of the applicable appropriation.

Note 2 - Summary of Significant Accounting Policies (cont'd)

Accounting estimates

The preparation of financial statements in conformity with accounting principles generally accepted in the United States of America requires management to make estimates and assumptions that affect the reported amounts of assets, deferred outflows, liabilities and deferred inflows and disclosures of contingent assets and liabilities at the date of the financial statements and the amounts of revenues and expenditures/expenses during the reporting period. Actual results could differ from those estimates.

Cash and cash equivalents

Cash and cash equivalents include amounts in demand deposit accounts and highly liquid investments (including restricted assets) with maturity of three months or less when purchased.

Investments

Investments are stated at fair value.

Contract and grant receivables

Contract and grant receivables are stated at gross value. In management's opinion, all receivables are collectible as of year-end.

Loans receivable/allowance for loan losses

Loans are stated at the amount of unpaid principal, reduced by an allowance for loan losses. The allowance for loan losses is established through a provision for loan losses charged as an expense.

Restricted assets

The use of certain assets is restricted to finance business development activities with local economic development strategies and for revolving loan fund activities. Assets so designated are identified as restricted assets on the balance sheet.

Capital assets

Capital assets, which include office furniture and equipment and leasehold improvements, are recorded as capital outlay expenditures in the General Fund at the time goods are received and a liability is incurred. These assets are then capitalized at cost in the statement of net position. Fixed assets are depreciated using the straight-line method over two to ten years for furniture and equipment, and the remaining lease period for leasehold improvements. The depreciation expense is recorded in the statement of activities.

Note 2 - Summary of Significant Accounting Policies (cont'd)

Lease

The Council is a lessee for noncancellable leases of office spaces. The Council recognizes a lease liability and an intangible right-to-use lease assets (lease asset) in the financial statements. The Council recognizes lease assets and liability with an initial value approximately of $5,000.

At the commencement of a lease, the Council initially measures the lease liability at the present value of payments expected to be made during the lease term. Subsequently, the lease liability is reduced by the principal portion of the lease payment made. The lease asset is initially measured as the initial amount of the lease liability, adjusted for lease payments made at or before the lease commencement date, plus certain initial direct costs. Subsequently, the lease asset is amortized on a straight-line basis over its useful life.

Key estimates and judgments related to leases include how the Council determines 1) the discount rate it uses to discount the expected lease payments to present value, 2) lease term, and 3) lease payments.

- The Council uses the interest rate charged by the lessor as the discount rate. When the interest rate charged by the lessor is not provided, the Council generally uses its estimated incremental borrowing rate as the discount rate for leases.
- The lease term includes the non-cancellable period of the lease. Lease payments included in the measurement of the lease liability are composed of fixed payments and purchase option price that the Council is reasonably certain to exercise.

The Council monitors changes in circumstances that would require a remeasurement of its lease and will remeasure the lease asset and liability if certain changes occur that are expected to significantly affect the amount of the lease liability. Lease assets are reported with other capital assets and lease liabilities are reported with long-term debt on the statement of net position.

Compensated absences

The Council's policy is to permit regular employees to accumulate earned and unused vacation pay benefits up to 160 hours of vacation time. The liability for accumulated vacation hours is reflected in the statement of net position.

Due to and from other funds

Interfund receivables and payables arise from Interfund transactions and are recorded by funds affected in the period in which transactions are executed.

Unearned revenues

Unearned revenues are payments received from grantor agencies before the related costs are incurred.

Note 2 - Summary of Significant Accounting Policies (cont'd)

Pensions

In the governmental activities Statement of Net Position, pension liabilities are recognized for the Council's proportionate share of each pension plan's net pension liability. For purposes of measuring the net pension liability, deferred outflows of resources related to pensions, deferred inflows of resources related to pensions, and pension expense, information about the fiduciary net position of the Florida Retirement System Pension Plan (Pension Plan) defined benefit plan and the Health Insurance Subsidy (HIS) defined benefit plan, and additions to and deductions from the Pension Plan's and the HIS's fiduciary net position, have been determined on the same basis as they are reported by the Pension Plan and HIS plans. Changes in the net pension liability during the period are recorded as pension expense, deferred outflows of resources, or deferred inflows of resources depending on the nature of the change. Those changes in the net pension liability that are recorded as deferred outflows of resources or deferred inflows of resources that arise from changes in actuarial assumptions or other inputs, changes in the proportionate share of the net pension liability, and differences between expected or actual experience, are amortized over the average expected remaining service lives of all employees that are provided with pensions through the pension plans, and recorded as a component of pension expense beginning with the period in which they arose. Differences between projected and actual investment earnings are reported as deferred outflows of resources or deferred inflows of resources and are amortized as a component of pension expense using a systematic and rational method over a five-year period.

Income taxes

The Council is exempt from federal and state income taxes; accordingly, no provision for income taxes is included in the financial statements.

Note 3 - Reconciliation of the Statement of Revenues, Expenditures and Changes in Fund Balances of Governmental Funds to the Statement of Activities

Amounts reported for governmental activities in the statement of activities are different because:

Net change in fund balances – total governmental funds	$ 817,041
Governmental funds report capital outlays as expenditures. In the statement of activities, the cost of capital assets purchased are allocated over their estimated useful lives and reported as depreciation expense.	
Depreciation expense for the fiscal year ended September 30, 2025	(111,646)
Some expenses reported in the statement of activities do not require the use of financial resources and therefore are not reported as expenditures in governmental funds:	
Net pension obligations	-
Changes in net position of governmental activities	$ 705,395

Note 4 - Cash and Investments

As of September 30, 2025, the Council's cash and investments consisted of the following:

Cash and cash equivalents – Unrestricted Demand deposits and petty cash	$ 1,306,494
Pooled investment fund – Florida SBA	529,790
Planning Projects Funds	1,227,898
EPA Brownfield Revolving Loan Fund	152,657
EDA Consolidated Loan Fund	1,214,690
EDA CARES Loan Fund	1,405,608
Total cash and cash equivalents and restricted cash	$ 5,837,137

The carrying value of the above cash and investments equals fair value.

Deposits

The Council's deposits are held in financial institutions with Federal depository insurance that are approved by the State Treasurer to hold public funds.

Note 4 - Cash and Investments (cont'd)

Investments

The Council does not have an investment policy with specific provisions to limit exposure to credit risk, custodial credit risk, concentration of credit risk, interest rate risk, or foreign currency risk. Excess funds are invested with the Local Government Surplus Funds Investment Pool Trust Fund ("Florida Prime"), which is administered by the Florida State Board of Administration (SBA) and governed by Chapters 215 and 218 of the Florida Statues, and Chapter 19-7 of the Florida Administrative Code (collectively, "applicable Florida Law").

As of September 30, 2025, South Florida Regional Council had a balance of $529,790 invested in the State Board of Administration's Florida Prime Fund.

The Office of the Auditor General performs an operational audit of the activities and investments of the SBA. Investments in the pooled fund are held in the name of the SBA and are not registered with the Securities and Exchange Commission.

Florida PRIME is not a registrant with the Securities and Exchange Commission (SEC); however, SBA has adopted operating procedures consistent with those required of an SEC Rule 2a-7-like fund. A 2a-7-like external investment pool is one that is not registered with the SEC as an investment company, but nevertheless has a policy that it will, and does, operate in a manner consistent with SEC Rule 2a-7, which governs the operation of SEC regulated money market funds.

Restricted cash

The EDA Consolidated Loan, EDA CARES Loan Fund, and EPA Brownfield Loan restricted cash represents funds available to be loaned to finance business development activities consistent with local economic development strategies.

Note 5 - Loans Receivable/Allowance for Loan Losses

In August 2000, the U.S. Department of Commerce, through the EDA, transferred the administration of Special Economic Development and Assistance Programs, Long-term Economic Deterioration (RLF I) to the Council from a local nonprofit organization. The outstanding balance of loans receivable and funds available to the program was $2,745,569 and $1,723,623, respectively, were likewise transferred to the Council.

On February 23, 2004, the U.S. Department of Commerce, through the EDA, signed an Offer to Amend Grant Agreement to transfer the administration of Special EDA Assistance Program Long-term Economic Deterioration (RLF II) and (RLF Rescue) to the Council from a nonprofit corporation. The outstanding balance of loans receivable and funds available to the program of $1,571,858 and $2,001,905, respectively, were transferred to the Council on May 1, 2004.

Note 5 - Loans Receivable/Allowance for Loan Losses (cont'd)

In October 2008, the U.S. Department of Commerce, through the EDA, transferred the administration of Special Economic Development and Assistance Programs, Long-term Economic Deterioration (RLF III) to the Council from the City of Homestead. The outstanding balance of loans receivable and funds available to the program was $179,523 and $877,359, respectively, and were likewise transferred to the Council.

On September 22, 2010, an offer to consolidate the existing RLF awards was reached between the Council and the U.S. Department of Commerce, Economic Development Administration (EDA). The Consolidated financial award restated was $10,997,147 in federal award, $1,290,088 contributed by the original recipients for an estimated total of $12,287,235. In October 2010, the Council consolidated RLF I, RLF II, RLF III and RLF Rescue into one fund (RLF Consolidated).

On March 9, 2021, and after more than seven years since the EDA disbursed the complete funding of $4,804,118 as capital base for the RLF Consolidated program, the EDA released its federal interest in the funding. Consequently, the SFRPC no longer needs to comply with OMB regulations at 2CFR part 200, EDA regulations at 13 CFR Chapter III, the terms and conditions attached to the Award and the EDA-approved RLF plan or any related document governing administration of the Award.

As of September 30, 2025, EDA RLF Consolidated fund outstanding balance of loans receivable, net of allowance for doubtful accounts was $2,376,713. The administrative costs (excluding bad debt expense) related to the management of RLF Consolidated loan program were $166,570 for the year ended September 30, 2025.

As of September 30, 2025, $1,131,419 was set up as an allowance for loan losses, a decrease of $131,205 in the Allowance from 2024 due to the reduction in the portfolio's overall risk. It is the Council staff's plan to restructure the remaining high-risk loans in hope to get them paid in full.

On November 8, 2005, the Council entered into an agreement with the State of Florida Office of Tourism, Trade and Economic Development to administer a loan program for small businesses affected by Hurricane Wilma. Eleven Million ($11,000,000) dollars were released to the Council for small business loans not to exceed twenty-five thousand ($25,000) per business.

The funds were allocated as follows: five million dollars ($5,000,000) for Broward, five million dollars ($5,000,000) for Miami-Dade County and one million dollars ($1,000,000) for Monroe. Eight million, four hundred seventy-two thousand, two hundred and four dollars ($8,472,204) were disbursed to small businesses affected by hurricane Wilma from the three counties and the unused portion of the funds went back to the State including interest earned less administrative cost. The Council has restated the net position for the fiscal year ended September 30, 2021, to reflect the closeout of the Small Business Emergency Bridge Loan Fund related to Hurricane Wilma, as described in Note 9. On 5/16/19, the Council remitted the remaining $151,603 in cash as well as the $977,064 in outstanding loan receivables to the Florida Department of Economic Opportunity. This fund was included in prior years under the "Revolving Loan Funds - Other" and subtracted under the "OTTED Loan Exclusion". The net effect was to exclude it from the Net Position at the entity level.

Note 6 - Capital Assets

The following is the summary of changes in capital assets for the year ended September 30, 2025:

Description	09/30/2024	Additions	Retirement	09/30/2025
Office Furniture & Equipment	$ 60,302	$ -	$ -	$ 60,302
Leasehold Improvements	153,690	-	-	153,690
Construction in Progress	-	-	-	-
Sub-total	213,992	-	-	213,992
Less accumulated depreciation and amortization	(155,046)	(18,545)	-	(173,591)
Capital Assets, net	$ 58,946	$ (18,545)	$ -	$ 40,401

Depreciation expense was $18,545 in the fiscal year ended September 30, 2025.

Right-of-use lease assets

The Council has recorded the right-to-use lease assets as a result of implementing GASB Statement No. 87. The right-to-use lease assets are initially measured at an amount equal to the initial measurement of the related lease liability plus any lease payment made. The right-to-use lease assets are amortized on a straight-line basis over the shorter of the life of the asset or of the related lease. Refer to Note 10 for information on the liabilities relating to the right-of-use lease asset.

Right-of-Use Assets	09/30/2024	Additions	Retirement	09/30/2025
Leased office space	$ 499,714	$ -	$ -	$ 499,714
Total right of use asset	499,714	-	-	499,714
Less: accumulated amortization	72,422	-	72,422	144,844
Right-of-Use Assets, net	$ 427,292	$ -	$ 72,422	$ 354,870

Note 7 - Transfers In/Out

The outstanding balances between Governmental funds mainly resulted from time lag between the dates that (a) inter-fund services are provided, or reimbursable expenditures occur, (b) transactions are recorded in the accounting system, and (c) payments between funds are made. Interfund balances to the General Fund are to provide interim resources to Planning Project Fund for expenses related to reimbursable funds and grants. There were no dues not recorded this year.

	General Fund	Planning Projects Fund	Revolving Loan Funds		SFPI	Total
			EDA	Other	Fund	Funds
Operating Transfers in	$ 1,068,659	$ 236,666	$ 142,977	$ 55,227	$ 3	$ 1,503,532
Operating Transfers (out)	$ (970,003)	$ -	$ (351,873)	$ (180,664)	$ -	(1,502,540)
Total other financing sources (uses)	$ 98,656	$ 236,666	$ (208,896)	$ (125,437)	$ 3	$ 992

Note 8 - Employee Benefit Plans

All Council's employees participate in the Florida Retirement System (FRS). As provided by Chapters 121 and 112, Florida Statutes, the FRS provides two cost sharing, multiple employer defined benefit plans administered by the Florida Department of Management Services, Division of Retirement, including the Pension Plan and the Retiree Health Insurance Subsidy (HIS Plan).

Under Section 121.4501, Florida Statutes, the FRS also provides a defined contribution plan (Investment Plan) alternative to the Pension Plan, which is administered by the State Board of Administration (SBA). Generally, membership in the FRS is compulsory for all employees working in a regularly established position for a state agency, county government, district school board, state university, community college, or a participating city or special district within the State of Florida. The FRS provides retirement and disability benefits, annual cost-of-living adjustments, and death benefits to plan members and beneficiaries. The Florida Legislature establishes and may amend the contribution requirements and benefit terms of all FRS plans.

The plan administrator for FRS prepares and publishes its own stand-alone comprehensive annual financial report, including financial statements and required supplementary information. Copies of this report can be obtained from the Department of Management Services, Division of Retirement, Bureau of Research and Member Communications, P.O. Box 9000, Tallahassee, Florida 32315-9000; or at the Division's website (www.frs.myflorida.com).

Pension Plan

Plan Description - The Pension Plan is a cost-sharing multiple-employer defined benefit pension plan, with a Deferred Retirement Option Program (DROP) for eligible employees.

The general classes of membership for the Council are as follows:

Regular Class - Members of the FRS who do not qualify for membership in the other classes.

Senior Management Service Class (SMSC) - Members in senior management level positions

Note 8 - Employee Benefit Plans – Pension Plan (cont'd)

Employees enrolled in the Pension Plan prior to July 1, 2011, vest after six years of creditable service, and employees enrolled in the Pension Plan on or after July 1, 2011, vest after eight years of creditable service. Regular Class and SMSC members initially enrolled in the Pension Plan before July 1, 2011, once vested, are eligible for normal retirement benefits at age 62 or at any age after 30 years of creditable service. Members in these classes initially enrolled in the Pension Plan on or after July 1, 2011, once vested, are eligible for normal retirement benefits at age 65 or any time after 33 years of creditable service.

Early retirement may be taken any time after vesting within 20 years of normal retirement age; however, there is a 5.0% benefit reduction for each year prior to the normal retirement age.

DROP is available under the Pension Plan when the member first reaches eligibility for normal retirement. The DROP allows a member to retire while continuing employment for up to 60 months. While in the DROP, the member's retirement benefits accumulate in the FRS Trust Fund increased by a cost-of-living adjustment each July and earn monthly interest equivalent to an annual rate of 1.30%. DROP participants with an effective DROP commencement date before July 1, 2011, earn monthly interest equivalent to an annual rate of 6.50%.

Benefits Provided - Benefits under the Pension Plan are computed based on age and/or years of service, average final compensation, and service credit. Credit for each year of service is expressed as a percentage of the average final compensation. For members initially enrolled

before July 1, 2011, the average final compensation is the average of the five highest fiscal years' earnings; for members initially enrolled on or after July 1, 2011, the average final compensation is the average of the eight highest fiscal years' earnings. The total percentage value of the benefit received is determined by calculating the total value of all service, which is based on the retirement plan and/or class to which the member belonged when the service credit was earned. The following chart shows the percentage value for each year of service credit earned.

	% Value (per year of service)
Regular Class members initially enrolled before July 1, 2011	
Retirement up to age 62 or up to 30 years of service	1.60%
Retirement at age 63 or with 31 years of service	1.63%
Retirement at age 64 or with 32 years of service	1.65%
Retirement at age 65 or with 33 or more years of service	1.68%
Regular Class members initially enrolled on or after July 1, 2011	
Retirement up to age 65 or up to 33 years of service	1.60%
Retirement at age 66 or with 34 years of service	1.63%
Retirement at age 67 or with 35 years of service	1.65%
Retirement at age 68 or with 36 or more years of service	1.68%
Special Risk Class	
Service from Dec. 1, 1970 through Sept. 30, 1974	2.00%
Service on and after Oct. 1, 1974	3.00%

<u>Note 8 - Employee Benefit Plans</u> – Pension Plan (cont'd)

The benefits received by retirees and beneficiaries are increased by a cost-of-living adjustment (COLA) each July. If the member was initially enrolled in the Pension Plan before August 1, 2011, and all service credit was accrued before that time, the annual COLA is 3.0% per year. If the member effective retirement date or DROP begin date is on or after August 1, 2011, there is an individually calculated COLA. The annual COLA is a proportion of 3.0% determined by dividing the sum of the pre-July 2011 service credit by the total service credit at retirement multiplied by 3.0%. Pension Plan members initially enrolled on or after July 1, 2011, will not have a COLA after retirement.

Contributions - Effective July 1, 2011, all enrolled members of the Pension Plan, other than DROP participants, are required to contribute 3% of their salary to the Pension Plan. In addition to member contributions, governmental employers are required to make contributions to the Pension

Plan based on state-wide contribution rates established by the Florida Legislature. These rates are updated as of July 1, of each year.
The employer contribution rates by job class for the periods from October 1, 2024, through June 30, 2025, and from July 1, 2025, through September 30, 2025, respectively, were as follows: Regular – 13.63% and 14.03%, Senior Management Service – 34.52% and 33.24% and DROP participants 21.13% and 22.02%. These employer contribution rates include the HIS Plan contribution rates of 2% and 2%, or the administrative cost assessment of 0.06% and 0.06%. The 0.06% administrative/educational fee does not apply to DROP participants.

For the fiscal year ending September 30, 2025, pension contributions, including employee contributions of $42,250, to the Pension Plan for the Council totaled $286,968.

Pension Liabilities, Pension Expense, and Deferred Outflows of Resources and Deferred Inflows of Resources Related to Pensions – As of September 30, 2025, the Council reported a liability of $687,370 for its proportionate share of the Pension Plan's net pension liability.

The net pension liability was measured as of June 30, 2025, and the total pension liability used to calculate the net pension liability was determined by an actuarial valuation as of July 1, 2025. The Council's proportionate share of the net pension liability was based on the Council's 2024-2025 fiscal year contributions relative to the 2024-2025 fiscal year contributions of all participating members. As of June 30, 2025, the Council's proportionate share was 0.002214814% which was a decrease of 0.000253357% from its proportionate share measured as of June 30, 2024.

Note 8 - Employee Benefit Plans – Pension Plan (cont'd)

For the fiscal year ended September 30, 2025, the Council reported employer contributions of $244,718. In addition, the Council reported changes in deferred outflows of resources and deferred inflows of resources related to the Pension Plan from the following sources:

Deferred Inflows		
Deferred Inflows - Change in Proportion	$	118,294
Deferred Inflows - Change in Proportion (reverse prior year)		(84,179)
Deferred Inflows - Experience		-
Deferred Inflows - Experience (reverse prior year)		-
Deferred Inflows - Investments		114,763
Deferred Inflows - Investments (reverse prior year)		(63,461)
Total Change	$	85,417
Deferred Outflows		
Deferred Outflows - Contributions Subsequent to Measurement Date	$	29,479
Deferred Outflows - Assumptions		79,822
Deferred Outflows - Assumptions (reverse prior year)		(130,865)
Deferred Outflows - Change in Proportion		99,197
Deferred Outflows - Change in Proportion (reverse prior year)		(143,693)
Deferred Outflows - Contributions Subsequent to Prior Measurement Date		(31,453)
Deferred Outflows - Experience		73,418
Deferred Outflows - Experience (reverse prior year)		(96,461)
Deferred Outflows - Investments		-
Deferred Outflows - Investments (reverse prior year)		-
Total Change	$	(120,556)

The deferred outflows of resources related to the Pension Plan, totaling ($120,556) for the Council resulting from contributions to the Pension Plan subsequent to the measurement date will be recognized as a reduction of the net pension liability in the fiscal year ended September 30, 2025. Other amounts reported as deferred outflows of resources and deferred inflows of resources related to the Pension Plan will be recognized in pension expense as follows:

Fiscal Year Ending September 30th		
2026	$	107,329
2027		(23,855)
2028		(33,682)
2029		(27,569)
2030		(2,843)
Total	$	19,380

Note 8 - Employee Benefit Plans – Pension Plan (cont'd)

Actuarial Assumptions - The total pension liability in the June 30, 2025 actuarial valuation was determined using the following actuarial assumptions:

Mortality rates were based on the Generational RP-2000 with Projection Scale BB tables.

Inflation	2.40%
Salary Increases	3.5% average, including inflation
Investment rate of return	6.70%

The actuarial assumptions used in the July 1, 2025 valuation, were based on the results of an actuarial experience study for the period July 1, 2013, through June 30, 2024.

The long-term expected rate of return on Pension Plan investments was not based on historical returns, but instead is based on a forward-looking capital market economic model. The allocation policy's description of each asset class was used to map the target allocation to the asset classes shown below. Each asset class assumption is based on a consistent set of underlying assumptions and includes an adjustment for the inflation assumption. The target allocation and best estimates of arithmetic and geometric real rates of return for each major asset class are summarized in the following table:

Asset Class	Target Allocation*	Annual Arithmetic Return	Compound Annual (Geometric) Return	Annual Standard Deviation
Cash	1.0%	3.3%	3.3%	1.1%
Fixed Income	29.0%	5.7%	5.6%	3.9%
Global equity	45.0%	8.6%	7.0%	18.2%
Real estate	12.0%	8.1%	6.8%	16.6%
Private equity	11.0%	12.4%	8.8%	28.4%
Strategic Investments	2.0%	6.6%	6.2%	8.7%
Assumed Inflation - Mean			2.4%	1.5%

* As outlined in the FRS Pension Plan's Investment policy available from Funds We Manage on the SBA's website at www.sbafla.com

Discount Rate - The discount rate used to measure the total pension liability was 6.70% The Pension Plan's fiduciary net position was projected to be available to make all projected future benefit payments of current active and inactive employees. Therefore, the discount rate for calculation the total pension liability is equal to the long-term expected rate of return.

Note 8 - Employee Benefit Plans – Pension Plan (cont'd)

Sensitivity of the Proportionate Share of the Net Pension Liability to Changes in the Discount Rate - The following represents the Council's proportionate share of the net pension liability calculated using the discount rate of 6.70%, as well as what the proportionate share of the net pension liability would be if it were calculated using a discount rate that is one percentage point lower of (1%) or one percentage point higher (1%) than the current rate:

	1% Decrease	Current Discount Rate	1% Increase
	5.70%	6.70%	7.70%
Council's Proportionate share of Net Pension Liability	$1,348,954	$687,370	$132,708

Pension Plan Fiduciary Net Position - Detailed information regarding the Pension Plan's fiduciary net position is available in the separately issued FRS Pension Plan and Other State-Administered Systems Comprehensive Annual Financial Report.

HIS Plan

Plan Description - The HIS Plan is a cost-sharing multiple-employer defined benefit pension plan established under Section 112.363, Florida Statutes, and may be amended by the Florida legislature at any time. The benefit is a monthly payment to assist retirees of State-administered retirement systems in paying their health insurance costs and is administered by the Florida Department of Management Services, Division of Retirement.

Benefits Provided - For the fiscal year ended September 30, 2025, eligible retirees and beneficiaries received a monthly HIS Plan payment of $5 for each year of creditable service completed at the time of retirement, with a minimum HIS Plan payment of $30 and a maximum HIS Plan payment of $150 per month. To be eligible to receive these benefits, a retiree under a State-administered retirement system must provide proof of health insurance coverage, which may include Medicare.

Contributions - The HIS Plan is funded by required contributions from FRS participating employers as set by the Florida Legislature. Employer contributions are a percentage of gross compensation for all active FRS members. For the fiscal year ended September 30, 2025, the HIS Plan contribution rate for the period October 1, 2024, through June 30, 2025, and from July 1, 2025, through September 30, 2025, was 1.66% and 1.66%, respectively. HIS Plan contributions are deposited in a separate trust fund from which payments are authorized. HIS Plan benefits are not guaranteed and are subject to annual legislative appropriation. In the event, legislative

appropriation or available funds fail to provide full subsidy benefits to all participants, benefits may be reduced or cancelled.

Note 8 - Employee Benefit Plans - HIS Plan (cont'd)

Pension Liabilities, Pension Expense, and Deferred Outflows of Resources and Deferred Inflows of Resources Related to Pensions – As of September 30, 2025, the Council reported a liability of $484,434 for its proportionate share of the HIS Plan's net pension liability. The net pension liability was measured as of June 30, 2025, and the total pension liability used to calculate the net pension liability was determined by an actuarial valuation as of June 30, 2025. The Council's proportionate share of the net pension liability was based on the Council's 2024-2025 fiscal year contributions relative to the 2024-2025 fiscal year contributions of all participating members. As of June 30, 2025, the Council's proportionate share was 0.00377949% which was a decrease of 0.00003329% from its proportionate share measured as of June 30, 2024.

For the fiscal year ended September 30, 2025, the Council reported employer contributions of ($8,765). In addition, the Council reported changes to deferred outflows of resources and deferred inflows of resources related to the HIS Plan from the following sources:

Deferred Inflows		
Deferred Inflows - Assumptions	$	117,172
Deferred Inflows - Assumptions (reverse prior year)		(67,712)
Deferred Inflows - Change in Proportion		9,846
Deferred Inflows - Change in Proportion (reverse prior year)		(8,765)
Deferred Inflows - Experience		768
Deferred Inflows - Experience (reverse prior year)		(1,098)
Deferred Inflows - Investments		403
Deferred Inflows - Investments (reverse prior year)		(207)
Total Change	$	50,407
Deferred Outflows		
Deferred Outflow - Contributions Subsequent to Measurement Date	$	108,952
Deferred Outflows - Assumptions		4,288
Deferred Outflows - Assumptions (reverse prior year)		(10,122)
Deferred Outflows - Change in Proportion		80,627
Deferred Outflows - Change in Proportion (reverse prior year)		(110,076)
Deferred Outflows - Contributions Subsequent to Prior Measurement Date		(102,939)
Deferred Outflows - Experience		2,892
Deferred Outflows - Experience (reverse prior year)		(5,523)
Deferred Outflows - Investments		-
Deferred Outflows - Investments (reverse prior year)		-
Total Change	$	(31,901)

The deferred outflows of resources related to the HIS Plan, totaling $(31,901) for the Council, resulting from contributions to the HIS Plan subsequent to the measurement date, will be recognized as a reduction of the net pension liability in the fiscal year ended September 30, 2025.

Note 8 - Employee Benefit Plans - HIS Plan (cont'd)

Other amounts reported as deferred outflows of resources and deferred inflows of resources related to the HIS Plan will be recognized in pension expense as follows:

Fiscal Year Ending September 30th		
2026	$	(12,319)
2027		(17,156)
2028		(12,515)
2029		(7,606)
2030		9,214
Total	$	(40,382)

Actuarial Assumptions – Actuarial valuations for the HIS Plans are conducted biennially. The July 1, 2024, HIS Plan valuation is the most recent actuarial valuation and was used to develop the liabilities for June 30, 2025. Liabilities originally calculated as the actuarial valuation date have been recalculated as of June 30, 2025, using standard actuarial roll-forward technique. The total pension liability as of June 30, 2025, was determined using the following actuarial assumptions: Mortality rates were based on the Generational RP-2000 with Projection Scale BB tables.

Inflation	2.40%
Salary Increases	3.5% average, including inflation
Investment rate of return	6.70%

The actuarial assumptions that determined the total pension liability as of June 30, 2025, were based on the results of an actuarial experience study for the period July 1, 2013, through June 30, 2024.

Discount Rate - The discount rate used to measure the total pension liability as of June 30, 2025, was 5.20%. In general, the discount rate for calculating the total pension liability is equal to the single rate equivalent to discounting at the long-term expected rate of return for benefit payments prior to the projected depletion date. Because the HIS Plan benefit is essentially funded on a pay-as-you-go basis, the depletion date is considered to be immediate, and the single equivalent discount rate is equal to the municipal bond rate selected by the FRS Actuarial Assumption Conference. The Bond Buyer General Obligation 20-Bond Municipal Bond Index was adopted as the applicable municipal bond index. The discount rate used in the 2024 valuation was updated from 3.93% to 5.20%, reflecting the changed in the Bond Buyer General Obligation 20-Bond Municipal Index as of June 30, 2025.

Note 8 - Employee Benefit Plans - HIS Plan (cont'd)

Sensitivity of the Proportionate Share of the Net HIS Liability to Changes in the Discount Rate - The following represents the Council's proportionate share of the net pension liability calculated as of September 30, 2025, using the discount rate of 5.20%, as well as what the proportionate share of the net pension liability would be if it were calculated using a discount rate that is one percentage point lower 4.20% or one percentage point higher 6.20% than the current rate:

	1% Decrease	Current Discount Rate	1% Increase
	4.20%	5.20%	6.20%
Council's Proportionate share of Net Pension Liability	$546,277	$484,434	$432,567

HIS Plan Fiduciary Net Position - Detailed information regarding the HIS Plan's fiduciary net position is available in the separately issued FRS Pension Plan and Other State-Administered Systems Comprehensive Annual Financial Report.

Investment Plan

The SBA administers the defined contribution plan officially titled the FRS Investment Plan. The Investment Plan is reported in the SBA's annual financial statements and in the State of Florida Comprehensive Annual Financial Report.

As provided in Section 121.4501, Florida Statutes, eligible FRS members may elect to participate in the Investment Plan in lieu of the defined benefit pension plan. Council employees participating in DROP are not eligible to participate in the Investment Plan. Employer and employee contributions, including amounts contributed to individual member's accounts, are defined by law, but the ultimate benefit depends in part on the performance of investment funds. Benefit terms, including contribution requirements, for the Investment Plan are established and may be amended by the Florida Legislature. The Investment Plan is funded with the same employer and employee contribution rates that are based on salary and membership class, as the Pension Plan. Contributions are directed to individual member accounts, and the individual members allocate contributions and account balances among various approved investment choices. Costs of administering the Investment Plan, including the FRS Financial Guidance Program, are funded through an employer contribution of 0.04% of payroll and by forfeited benefits of plan members.

For all membership classes, employees are immediately vested in their own contributions and are vested after one year of service for employer contributions and investment earnings. If an accumulated benefit obligation for service credit originally earned under the Pension Plan is transferred to the Investment Plan, the member must have the years of service required for Pension Plan vesting (including the service credit represented by the transferred funds) to be vested for these funds and the earnings on the funds. Non-vested employer contributions are placed in a suspense account for up to five years. If the employee returns to FRS-covered employment within the five-year period, the employee will regain control over their account. If the

Note 8 - Employee Benefit Plans - Investment Plan (cont'd)

employee does not return within the five-year period, the employee will forfeit the accumulated account balance.

After termination and applying to receive benefits, the member may rollover vested funds to another qualified plan, structure a periodic payment under the Investment Plan, receive a lump sum distribution, leave the funds invested for future distribution, or any combination of these options. Disability coverage is provided. The member may, either transfer the account balance to the Pension Plan when approved for disability retirement to receive guaranteed lifetime monthly benefits under the Pension Plan or remain in the Investment Plan and rely upon that account balance for retirement income.

Note 9 - Long-Term Liabilities

A summary of changes in long-term liabilities for the fiscal year ended September 30, 2025, are as follows:

	09/30/2024	Increase	Decrease	9/30/2025
Net pension liability	$ 1,045,224	$ -	$ 357,854	$ 687,370
Net HIS liability	(932,140)	1,416,574	-	484,434
Net lease liability	427,293	-	72,423	354,870
Total	$ 540,377	$ 1,416,574	$ 430,277	$ 1,526,674

Note 10 – Commitments

The Council conducts its operations from a leased office space. The five-year noncancelable lease expires October 15, 2029. The right-to-use lease assets are initially measured at an amount equal to the initial measurement of the related lease liability plus any lease payment made. The right-to-use lease assets are amortized on a straight-line basis over the shorter of the life of the asset or of the related lease. Future payment requirements related to the Council's lease liability under the lease agreement at September 30, 2025, are as follows:

Year Ending September 30,	Principal Payments	Interest	Total
2026	$ 72,423	$ 40,793	$ 113,216
2027	72,423	42,425	114,848
2028	72,423	44,122	116,545
2029	72,423	45,886	118,309
Total	$ 289,692	$ 173,226	$ 462,918

Note 11 - Contingencies

The Council participates in several Federal programs and State projects. These programs and projects are subject to financial and compliance audits by the grantors or their respective representatives. The possible disallowance of any item charged to the program or project or request for the return of any unexpended funds cannot be determined at this time. No provision for any liability that may result has been made in the financial statements.

Note 12 - Southeast Florida Regional Prosperity Institute, Inc. ("SFRPI")

As described in Note 1, the Southeast Florida Regional Prosperity Institute, Inc ("SFRPI") is a component unit of the Council. Summary financial data as of September 30, 2025, for the SFRPI is as follows:

Assets:		
Cash	$	63,600
Receivables		-
Total Assets	$	63,600
Liabilities:		
Accounts Payable	$	403
Total Liabilities		403
Fund Balance:		
Unassigned		63,197
Total Fund Balance		63,197
Total Liabilities and Fund Balance	$	63,600
Total Revenue		11,752
Total Expenditures		2,445
Excess Revenue over Expenditures		9,307
Net Transfer		3
Change in net position		9,310
Fund Balance at the beginning of year		53,887
Fund Balance at the end of year	$	63,197

Note 13 - Recently Issued and Adopted Accounting Pronouncements

In June 2022, the GASB issued Statement No. 101, *Compensated Absences*, which was effective for the Council in fiscal year 2025. The objective of this statement is to better meet the information needs of financial statement users by updating the recognition and measurement guidance for compensated absences. That objective is achieved by aligning the recognition and measurement guidance under a unified model and by amending certain previously required disclosures. The adoption of this statement did not have a material impact on the Council's financial statements and did not result in a cumulative effect adjustment to beginning net position.

Note 13 - Recently Issued and Adopted Accounting Pronouncements (cont'd)

In December 2023, the GASB issued Statement No. 102, *Certain Risk Disclosures*, which was effective for the Council in fiscal year 2025. The objective of this statement is to better meet the information needs of financial statement users by providing enhanced disclosure about risks related to a government's vulnerabilities due to certain concentrations or constraints. The adoption of this statement did not have a material impact on the Council's financial statements.

In April 2024, the GASB issued Statement No. 103, *Financial Reporting Model Improvements*, which will be effective for the Council in fiscal year 2026. The objective of this statement is to improve key components of the financial reporting model to enhance its effectiveness in providing information that is essential for decision making and assessing a government's accountability. This statement also addresses certain application issues.

In September 2024, the GASB issued Statement No. 104, *Disclosure of Certain Capital Assets*, which will be effective for the Council in fiscal year 2026. The objective of this statement is to provide the users of government financial statements with essential information about certain types of capital assets. This statement requires certain types of capital assets to be disclosed separately in the capital asset note disclosures required by GASB Statement No. 34, Basic Financial Statements and Management Discussions and Analysis for State and Local Governments.

Note 14 - Subsequent Events

Subsequent events are events or transactions that occur after the balance sheet date but before the financial statements are issued or are available to be issued. Subsequent events should be disclosed in the financial statements if exclusion of such disclosure would cause the financial statements to be misleading.

Management has evaluated subsequent events through June 29, 2026, the date the financial statements were available, and does not believe that there are any other events or transactions that require disclosure.

SOUTH FLORIDA REGIONAL PLANNING COUNCIL

REQUIRED SUPPLEMENTARY INFORMATION

SEPTEMBER 30, 2025

SOUTH FLORIDA REGIONAL PLANNING COUNCIL
BUDGETARY COMPARISON SCHEDULE
GENERAL FUND
FOR THE YEAR ENDED SEPTEMBER 30, 2025

	Original Budget	Final Budget	Actual	Variance to Final Budget Favorable (Unfavorable)
REVENUES				
Local Funded Projects	$ 353,350	$ 425,918	$ 222,779	$ (203,139)
Other Revenues	1,291,527	1,296,527	1,593,322	296,795
Total Revenues	1,644,877	1,722,445	1,816,101	93,656
EXPENDITURES				
Local Funded Projects	353,350	425,918	167,009	258,909
Other Expenditures	1,292,548	1,296,527	1,590,652	(294,125)
Total Expenditures	1,644,877	1,722,445	1,757,661	(35,216)
Excess (deficiency) of revenues over expenditures	-	-	58,440	58,440
Other financing sources (uses)				
Operating Transfers in	-	-	1,068,659	1,068,659
Operating Transfers (out)	-	-	(970,003)	(970,003)
Total other financing sources (uses)	-	-	98,656	98,656
Net change in fund balance	-	-	157,096	157,096
Fund balance at beginning of year	1,446,025	1,446,025	1,446,025	-
Fund balance at end of year	$ 1,446,025	$ 1,446,025	$ 1,603,121	$ 157,096

The accompanying notes to the required supplementary information are an integral part of this schedule.

SOUTH FLORIDA REGIONAL PLANNING COUNCIL
BUDGETARY COMPARISON SCHEDULE
PLANNING PROJECTS FUND
FOR THE YEAR ENDED SEPTEMBER 30, 2025

	Original Budget	Final Budget	Actual	Variance to Final Budget Favorable (Unfavorable)
REVENUES				
Total Revenues	$ 919,366	$ 1,147,269	$ 1,270,081	$ 122,812
EXPENDITURES				
Total Expenditures	919,366	1,147,269	936,595	210,674
Excess (deficiency) of revenues over expenditures	-	-	333,486	333,486
Other financing sources (uses)				
Operating Transfers in	-	-	236,666	236,666
Operating Transfers (out)	-	-	-	-
Total other financing sources (uses)	-	-	236,666	236,666
Net change in fund balance	-	-	570,152	570,152
Fund balance at beginning of year	733,174	733,174	733,174	-
Fund balance at end of year	$ 733,174	$ 733,174	$ 1,303,326	$ 570,152

The accompanying notes to the required supplementary information are an integral part of this schedule.

SOUTH FLORIDA REGIONAL PLANNING COUNCIL
BUDGETARY COMPARISON SCHEDULE
EDA REVOLVING LOAN FUNDS
FOR THE YEAR ENDED SEPTEMBER 30, 2025

	Original Budget	Final Budget	Actual	Variance to Final Budget Favorable (Unfavorable)
REVENUES				
Total Revenues	$ 422,000	$ 390,365	$ 394,400	$ 4,035
EXPENDITURES				
Total Comprehensive Planning Expenditures	422,000	390,365	353,559	36,806
Bad Debt Expense	-	-	(106,205)	106,205
Total Expenditures	422,000	390,365	247,354	143,011
Excess (deficiency) of revenues over expenditures	-	-	147,046	147,046
Other financing sources (uses)				
Operating Transfers in	-	-	142,977	142,977
Operating Transfers (out)	-	-	(351,873)	(351,873)
Total other financing sources (uses)	-	-	(208,896)	(208,896)
Net Change in Fund Balance	-	-	(61,850)	(61,850)
Fund balance at beginning of year	9,034,573	9,034,573	9,034,573	-
Fund balance at end of year	$ 9,034,573	$ 9,034,573	$ 8,972,723	$ (61,850)

The accompanying notes to the required supplementary information are an integral part of this schedule.

SOUTH FLORIDA REGIONAL PLANNING COUNCIL
BUDGETARY COMPARISON SCHEDULE
OTHER REVOLVING LOAN FUNDS
FOR THE YEAR ENDED SEPTEMBER 30, 2025

	Original Budget	Final Budget	Actual	Variance to Final Budget Favorable (Unfavorable)
REVENUES				
Total Revenues	$ 107,500	$ 201,519	$ 449,849	$ 248,330
EXPENDITURES				
Total Expenditures	107,500	201,519	182,079	19,440
Excess (deficiency) of revenues over expenditures	-	-	267,770	267,770
Other financing sources (uses)				
Operating Transfers in	-	-	55,227	55,227
Operating Transfers (out)	-	-	(180,664)	(180,664)
Total other financing sources (uses)	-	-	(125,437)	(125,437)
Net Change in Fund Balance	-	-	142,333	142,333
Fund balance at beginning of year	1,944,098	1,944,098	1,944,098	-
Fund balance at end of year	$ 1,944,098	$ 1,944,098	$ 2,086,431	$ 142,333

The accompanying notes to the required supplementary information are an integral part of this schedule.

SOUTH FLORIDA REGIONAL PLANNING COUNCIL
BUDGETARY COMPARISON SCHEDULE
SFRPI FUND
FOR THE YEAR ENDED SEPTEMBER 30, 2025

	Original Budget	Final Budget	Actual	Variance to Final Budget Favorable (Unfavorable)
REVENUES				
Total Revenues	$ -	$ -	$ 11,752	$ 11,752
EXPENDITURES				
Total Expenditures	-	-	2,445	(2,445)
Excess (deficiency) of revenues over expenditures	-	-	9,307	9,307
Other financing sources (uses)				
Operating Transfers in	-	-	3	3
Operating Transfers (out)	-	-	-	-
Total other financing sources (uses)	-	-	3	3
Net change in fund balance	-	-	9,310	9,310
Fund balance at beginning of year	53,887	53,887	53,887	-
Fund balance at end of year	$ 53,887	$ 53,887	$ 63,197	$ 9,310

The accompanying notes to the required supplementary information are an integral part of this schedule.

SOUTH FLORIDA REGIONAL PLANNING COUNCIL
SCHEDULE OF EMPLOYER CONTRIBUTIONS
FLORIDA RETIREMENT SYSTEM PENSION PLAN
LAST TEN FISCAL YEARS

	2025	2024	2023	2022	2021	2020	2019	2018	2017	2016
Contractually required contribution	291,567	278,053	199,676	175,356	161,890	128,515	122,770	109,090	122,557	$ 126,170
Contributions in relation to the contractually required contribution	$ (291,567)	$ (278,053)	$ (199,676)	$ (175,356)	$ (161,890)	$ (128,515)	$ (122,770)	$ (109,090)	$ (122,557)	$ (126,170)
Contribution deficiency (excess)	$ -	$ -	$ -	$ -	$ -	$ -	$ -	$ -	$ -	$ -
SFRPC's covered-employee payroll	$ 1,688,594	$ 1,613,614	$ 1,288,729	$ 1,205,522	$ 1,188,177	$ 1,006,185	$ 865,803	$ 797,279	$ 958,014	$ 1,023,750
Contributions as a percentage of covered-employee payroll	-17.27%	-17.23%	-15.49%	-14.55%	-13.63%	-12.77%	-14.18%	-13.68%	-12.79%	-12.32%

Note: The amounts presented for each fiscal year were determined as of September 30th.
Information is not available prior to fiscal year 2016.

The accompanying notes to the required supplementary information are an integral part of this schedule.

SOUTH FLORIDA REGIONAL PLANNING COUNCIL
SCHEDULE OF PROPORTIONATE SHARE OF THE NET PENSION LIABILITY
FLORIDA RETIREMENT SYSTEM PENSION PLAN
LAST TEN FISCAL YEARS

	2025	2024	2023	2022	2021	2020	2019 [3]	2018	2017 [2]	2016
SFRPC's proportion of the net pension liability (asset)	0.002148140%	0.002468171%	0.002025348%	0.002411995%	0.002501821%	0.002204915%	0.002323251%	0.059740238%	0.057945094%	0.058090248%
SFRPC's proportionate share of the net pension liability (asset)	$ 687,370	$ 24,905,019	$ 25,458,602	$ 21,303,871	$ 4,382,083	$ 26,376,273	$ 20,410,438	$ 17,994,069	$ 17,145,653	$ 14,667,833
SFRPC's covered-employee payroll	$ 1,688,594	$ 1,613,614	$ 1,288,729	$ 1,205,522	$ 1,188,177	$ 1,006,185	$ 865,803	$ 797,279	$ 958,014	$ 1,023,750
SFRPC's proportionate share of the net pension liability (asset) as a percentage of its covered-employee payroll	40.71%	1543.43%	1975.48%	1767.19%	368.81%	2621.41%	2357.40%	2256.93%	1789.71%	1432.75%
Plan fiduciary net position as a percentage of the total pension liability	87.26%	83.70%	82.38%	82.89%	96.40%	78.85%	82.61%	84.26%	83.89%	84.88%

[1] The amounts presented for each fiscal year were determined as of 6/30.

[2] NPL at 2017 has been increased by $10,152,810 due to implementation of GASB 75.

[3] NPL at 2019 has been decreased by $940,602.

Note: The amounts presented for each fiscal year were determined as of September 30th.
Information is not available prior to fiscal year 2016.

The accompanying notes to the required supplementary information are an integral part of this schedule.

SOUTH FLORIDA REGIONAL PLANNING COUNCIL
SCHEDULE OF CONTRIBUTIONS
FLORIDA RETIREMENT SYSTEM HEALTH INSURANCE SUBSIDY
LAST TEN FISCAL YEARS

	2025	2024	2023	2022	2021	2020	2019	2018	2017	2016
Contractually required contribution	33,780	32,280	21,393	20,012	14,460	18,969	16,966	13,936	15,661	$ 17,275
Contributions in relation to the contractually required contribution	$ (33,780)	$ (32,280)	$ (21,393)	$ (20,012)	$ (14,460)	$ (18,969)	$ (16,966)	$ (13,936)	$ (15,661)	$ (17,275)
Contribution deficiency (excess)	$ -	$ -	$ -	$ -	$ -	$ -	$ -	$ -	$ -	$ -
SFRPC's covered-employee payroll	$ 1,688,594	$ 1,613,614	$ 1,288,729	$ 1,205,522	$ 1,188,177	$ 1,006,185	$ 865,803	$ 797,279	$ 958,014	$ 1,023,750
Contributions as a percentage of covered-employee payroll	-2.00%	-2.00%	-1.66%	-1.66%	-1.22%	-1.89%	-1.96%	-1.75%	-1.63%	-1.69%

Note: The amounts presented for each fiscal year were determined as of September 30th. Information is not available prior to fiscal year 2016.

The accompanying notes to the required supplementary information are an integral part of this schedule.

SOUTH FLORIDA REGIONAL PLANNING COUNCIL
SCHEDULE OF PROPORTIONATE SHARE OF THE NET PENSION LIABILITY
FLORIDA RETIREMENT SYSTEM HEALTH INSURANCE SUBSIDY
LAST TEN FISCAL YEARS

	2025	2024	2023	2022	2021	2020	2019	2018	2017	2016
SFRPC's proportion of the net pension liability (asset)	0.000000000%	0.050942444%	0.052156298%	0.047159501%	0.046730414%	0.046462988%	0.045544109%	0.044162719%	0.042122000%	0.041674824%
SFRPC's proportionate share of the net pension liability (asset)	$ -	$ 7,641,864	$ 8,283,116	$ 4,994,944	$ 5,732,188	$ 5,673,055	$ 5,095,930	$ 4,674,232	$ 4,503,879	$ 4,857,028
SFRPC's covered-employee payroll	$ 1,688,594	$ 1,613,614	$ 1,288,729	$ 1,205,522	$ 1,188,177	$ 1,006,185	$ 865,803	$ 797,279	$ 958,014	$ 1,023,750
SFRPC's proportionate share of the net pension liability (asset) as a percentage of its covered-employee payroll	0.00%	473.59%	642.74%	414.34%	482.44%	563.82%	588.58%	586.27%	470.13%	474.43%
Plan fiduciary net position as a percentage of the total pension liability	6.36%	4.80%	4.12%	4.81%	3.56%	3.00%	2.63%	2.15%	1.64%	0.97%

* The amounts presented for each fiscal year were determined as of 6/30.

Note: The amounts presented for each fiscal year were determined as of September 30th. Information is not available prior to fiscal year 2016.

The accompanying notes to the required supplementary information are an integral part of this schedule.

Note 1- Budgetary Requirements

The South Florida Regional Planning Council (the "Council") prepares an annual operating budget for all the funds presented in the financial statements. They include the following:

1. General Fund
2. Planning Projects Fund
3. EDA Revolving Loan Fund
4. Other Revolving Loan Funds
5. The SFRPI Fund

The Council's budgeting process is based on estimates of revenues and expenditures and requires that all budgets be approved by the Board of the Council (the "Board"). Subsequent amendments to the budget, if any, are approved by the Board; however, there were no amendments for fiscal year ended September 30, 2025.

Budgets are prepared on the same basis of accounting as required for Governmental Fund Types. Any remaining fund balances remain with the Council at the end of the year.

For the year ended September 30, 2025, the budget to actual comparison for the major funds were the following:

- General Fund revenues were $1,816,101 or $93,656 higher than the budget.
- General Fund expenditures were $1,757,661 or $35,216 higher than the budget.
- Planning Project Fund revenues were $1,270,081 or $122,812 higher than the budget.
- Planning Project Fund expenditures were $936,595 or $210,674 lower than the budget.
- EDA Revolving Loan Fund revenues were $394,400 or $4,035 higher than the budget.
- EDA Revolving Loan Fund expenditures were $353,559 or $36,806 lower than the budget.
- Other Revolving Loan Fund revenues were $449,849 or $248,330 higher than the budget.
- Other Revolving Loan Fund expenditures were $182,079 or $19,440 lower than the budget.

Note 2 – Pension Information

The discount rate used to measure the pension liability of the HIS plan as of June 30, 2025, was increased from 3.93% to 5.20%, reflecting the change in the Bond Buyer General Obligation 20-Bond Municipal Bond Index as of June 30, 2025.

SOUTH FLORIDA REGIONAL PLANNING COUNCIL

COMPLIANCE SECTION

SEPTEMBER 30, 2025

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Certified Public Accountants & Consultants

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INDEPENDENT AUDITOR'S REPORT ON INTERNAL CONTROL OVER FINANCIAL REPORTING AND ON COMPLIANCE AND OTHER MATTERS BASED ON AN AUDIT OF FINANCIAL STATEMENTS PERFORMED IN ACCORDANCE WITH *GOVERNMENT AUDITING STANDARDS*

To the Council Members of the
South Florida Regional Planning Council

We have audited, in accordance with the auditing standards generally accepted in the United States of America and the standards applicable to financial audits contained in *Government Auditing Standards* issued by the Comptroller General of the United States, the financial statements of the governmental activities, the discretely presented component unit and each major fund of the South Florida Regional Planning Council (the "Council"), as of and for the year ended September 30, 2025, and the related notes to the financial statements, which collectively comprise the Council's basic financial statements, and have issued our report thereon dated June 29, 2026.

Report on Internal Control over Financial Reporting

In planning and performing our audit of the financial statements, we considered the Council's internal control over financial reporting (internal control) as a basis for designing audit procedures that are appropriate in the circumstances for the purpose of expressing our opinions on the financial statements, but not for the purpose of expressing an opinion on the effectiveness of the Council's internal control. Accordingly, we do not express an opinion on the effectiveness of the Council's internal control.

A *deficiency in internal control* exists when the design or operation of a control does not allow management or employees, in the normal course of performing their assigned functions, to prevent, or detect and correct, misstatements on a timely basis. A *material weakness* is a deficiency, or a combination of deficiencies, in internal control, such that there is a reasonable possibility that a material misstatement of the entity's financial statements will not be prevented, or detected and corrected, on a timely basis. A *significant deficiency* is a deficiency, or a combination of deficiencies, in internal control that is less severe than a material weakness, yet important enough to merit attention by those charged with governance.

Our consideration of internal control was for the limited purpose described in the first paragraph of this section and was not designed to identify all deficiencies in internal control that might be material weaknesses or significant deficiencies. Given these limitations, during our audit we did not identify any deficiencies in internal control that we consider to be material weaknesses. However, material weaknesses may exist that have not been identified.

Report on Compliance and Other Matters

As part of obtaining reasonable assurance about whether the Council's financial statements are free from material misstatement, we performed tests of its compliance with certain provisions of laws, regulations, contracts, and grant agreements, noncompliance with which could have a direct and material effect on the financial statements. However, providing an opinion on compliance with those provisions was not an objective of our audit, and accordingly, we do not express such an opinion. The results of our tests disclosed no instances of noncompliance or other matters that are required to be reported under *Government Auditing Standards*.

Purpose of this Report

The purpose of this report is solely to describe the scope of our testing of internal control and compliance and the results of that testing, and not to provide an opinion on the effectiveness of the entity's internal control or on compliance. This report is an integral part of an audit performed in accordance with *Government Auditing Standards* in considering the entity's internal control and compliance. Accordingly, this communication is not suitable for any other purpose.

S. Davis & Associates, P.A.

Hollywood, Florida
June 29, 2026

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INDEPENDENT AUDITOR'S REPORT ON COMPLIANCE FOR EACH MAJOR PROGRAM AND ON INTERNAL CONTROL OVER COMPLIANCE REQUIRED BY THE UNIFORM GUIDANCE

To the Council Members of the
South Florida Regional Planning Council

Report on Compliance for Each Major Federal Program

Opinion on Each Major Federal Program

We have audited the South Florida Regional Planning Council's (the "Council") compliance with the types of compliance requirements identified as subject to audit in the OMB *Compliance Supplement* that could have a direct and material effect on each of the Council's major federal programs for the year ended September 30, 2025. The Council's major federal programs are identified in the summary of auditor's results section of the accompanying schedule of findings and questioned costs.

In our opinion, the Council, complied, in all material respects, with the types of compliance requirements referred to above that could have a direct and material effect on each of its major federal programs for the year ended September 30, 2025.

Basis for Opinion on Each Major Federal Program

We conducted our audit of compliance in accordance with auditing standards generally accepted in the United States of America; the standards applicable to financial audits contained in *Government Auditing Standards*, issued by the Comptroller General of the United States; and the audit requirements of Title 2 U.S. *Code of Federal Regulations* Part 200, *Uniform Administrative Requirements, Cost Principles, and Audit Requirements for Federal Awards* (Uniform Guidance). Our responsibilities under those standards and the Uniform Guidance are further described in the Auditor's Responsibilities for the Audit of Compliance section of our report.

We are required to be independent of the Council and to meet our other ethical responsibilities, in accordance with relevant ethical requirements relating to our audit. We believe that the audit evidence we have obtained is sufficient and appropriate to provide a basis for our opinion on compliance for each major federal program. Our audit does not provide a legal determination of the Council's compliance with the compliance requirements referred to above.

Responsibilities of Management for Compliance

Management is responsible for compliance with the requirements referred to above and for the design, implementation, and maintenance of effective internal control over compliance with the requirements of laws, statutes, regulations, rules, and provisions of contracts or grant agreements applicable to the Council's federal programs.

Auditor's Responsibilities for the Audit of Compliance

Our objectives are to obtain reasonable assurance about whether material noncompliance with the compliance requirements referred to above occurred, whether due to fraud or error, and express an opinion on the Council's compliance based on our audit. Reasonable assurance is a high level of assurance but is not absolute assurance and therefore is not a guarantee that an audit conducted in accordance with generally accepted auditing standards, *Government Auditing Standards*, and the Uniform Guidance will always detect material noncompliance when it exists. The risk of not detecting material noncompliance resulting from fraud is higher than for that resulting from error, as fraud may involve collusion, forgery, intentional omissions, misrepresentations, or the override of internal control. Noncompliance with the

INDEPENDENT AUDITOR'S REPORT ON COMPLIANCE FOR EACH MAJOR PROGRAM AND ON INTERNAL CONTROL OVER COMPLIANCE REQUIRED BY THE UNIFORM GUIDANCE - Continued

compliance requirements referred to above is considered material if there is a substantial likelihood that, individually or in the aggregate, it would influence the judgment made by a reasonable user of the report on compliance about the Council's compliance with the requirements of each major federal program as a whole.

In performing an audit in accordance with generally accepted auditing standards, *Government Auditing Standards*, and the Uniform Guidance, we:

- Exercise professional judgment and maintain professional skepticism throughout the audit.
- Identify and assess the risks of material noncompliance, whether due to fraud or error, and design and perform audit procedures responsive to those risks. Such procedures include examining, on a test basis, evidence regarding the Council's compliance with the compliance requirements referred to above and performing such other procedures as we considered necessary in the circumstances.
- Obtain an understanding of the Council's internal control over compliance relevant to the audit in order to design audit procedures that are appropriate in the circumstances and to test and report on internal control over compliance in accordance with the Uniform Guidance, but not for the purpose of expressing an opinion on the effectiveness of the Council's internal control over compliance. Accordingly, no such opinion is expressed.

We are required to communicate with those charged with governance regarding, among other matters, the planned scope and timing of the audit and any significant deficiencies and material weaknesses in internal control over compliance that we identified during the audit.

Report on Internal Control over Compliance

A *deficiency in internal control over compliance* exists when the design or operation of a control over compliance does not allow management or employees, in the normal course of performing their assigned functions, to prevent, or detect and correct, noncompliance with a type of compliance requirement of a federal program on a timely basis. A *material weakness in internal control over compliance* is a deficiency, or a combination of deficiencies, in internal control over compliance, such that there is a reasonable possibility that material noncompliance with a type of compliance requirement of a federal program will not be prevented, or detected and corrected, on a timely basis. A *significant deficiency in internal control over compliance* is a deficiency, or a combination of deficiencies, in internal control over compliance with a type of compliance requirement of a federal program that is less severe than a material weakness in internal control over compliance, yet important enough to merit attention by those charged with governance.

Our consideration of internal control over compliance was for the limited purpose described in the Auditor's Responsibilities for the Audit of Compliance section above and was not designed to identify all deficiencies in internal control over compliance that might be material weaknesses or significant deficiencies in internal control over compliance. Given these limitations, during our audit we did not identify any deficiencies in internal control over compliance that we consider to be material weaknesses, as defined above. However, material weaknesses or significant deficiencies in internal control over compliance may exist that were not identified.

Our audit was not designed for the purpose of expressing an opinion on the effectiveness of internal control over compliance. Accordingly, no such opinion is expressed.

The purpose of this report on internal control over compliance is solely to describe the scope of our testing of internal control over compliance and the results of that testing based on the requirements of the Uniform Guidance. Accordingly, this report is not suitable for any other purpose.

S. Davis & Associates, P.A.

Hollywood, Florida
June 29, 2026

SOUTH FLORIDA REGIONAL COUNCIL
SCHEDULE OF EXPENDITURES OF FEDERAL AWARDS
FOR THE YEAR ENDED SEPTEMBER 30, 2025

FEDERAL AWARDS	ALN	Contract #	Expenditures	Loans Receivable	Cash & Investments	Total Expenditures
US Dept. of Commerce - Economic Development Administration						
Economic Development Cluster						
Economic Adjustment Assistance, RLF CARES Act	11.307	04-79-07544	$ 185,956	$ 4,001,538	$ 1,801,291	$ 5,988,786
Economic Development Support for Planning Organizations	11.302	04-69-07325	146,052			146,052
Economic Development Cluster			332,008	4,001,538	1,801,291	6,134,838
Total US Department of Commerce			332,008	4,001,538	1,801,291	6,134,838
US Department of Defense						
Community Economic Adjustment Assistance for Responding to Threats to the Resilience of a Military Installation	12.003	MIR1319-21-01	72,610			72,610
Total US Department of Defense			72,610			72,610
Federal Transit Administration (FTA)						
Transit-Oriented Development (TOD)						
Passed through South Florida Regional Transportation Authority ("SFRTA")	20.500	D20 15-TODP-0008	140,363			140,363
US Department of Transportation						
Interagency Hazardous Materials Public Sector Training and Planning Grants						
Passed through the State of Florida Division of Emergency Management	20.703	D0005	119,933			119,933
Total US Department of Transportation			260,297			260,297
US Department of Environmental Protection						
Brownfields Multipurpose, Assessment, Revolving Loan Fund, and Cleanup Cooperative Agreements	66.818	BL-97434201	61,801			61,801
Brownfields II Multipurpose, Assessment, Revolving Loan Fund, and Cleanup Cooperative Agreements	66.818	02D61023	52,112			52,112
Brownfields Homestead Assessment Grant	66.818	02D60923	67,680			67,680
Total US Department of Environmental Protection			181,593			181,593
US Department of Energy						
Conservation Research and Development	81.086	DE-EE0010586	109,708			109,708
Clean Cities Coalition Programmatic Support						
Total US Department of Energy			109,708			109,708
Total Federal Awards			$ 956,216	$ 4,001,538	$ 1,801,291	$ 6,759,046

The accompanying notes to the schedule of expenditures of federal awards are an integral part of this schedule.

Note 1 - Summary of Significant Accounting Policies

The accompanying Schedule of Expenditures of Federal Awards included herein represents the Federal grant activity of the South Florida Regional Council (the "Council").

Basis of Presentation

The information in this schedule is presented in accordance with accounting principles generally accepted in the United States and the requirements of Title 2, Part 200 of the Code of Federal Regulations (2 CFR part 200). Some amounts presented in this schedule may differ from amounts presented in, or used in, the preparation of the basic financial statements.

Basis of Accounting

The expenditures in the accompanying Schedule of Expenditures of Federal Awards are presented using the accrual basis of accounting. The accrual basis recognizes expenses when they are incurred.

Note 2 - Indirect Cost Rate

The Council has not elected to use the 15 percent de minimis cost rate allowed under the Uniform Guidance.

Note 3 - Loans Receivable

The Schedule of Expenditures of Federal Awards (SEFA) for EDA RLF grant (ALN 11.307, contract # 04-79-07544) shows as a separate line item calculated as follows:

1. Balance of RLF loans outstanding at the end of the fiscal year, *plus*
2. Cash and investment balance in the RLF at the end of the fiscal year, *plus*
3. Administrative expenses paid out of RLF income during the fiscal year; *plus*
4. The unpaid principal of all loans written off during the fiscal year; *and then multiply this sum (1+ 2 +3+4)* by
5. The Federal share of the RLF. The Federal share is defined as the Federal participation rate (or the Federal grant rate) as specified in the grant award.

Economic Development Agency Revolving Loan Funds

	2025
	RLF CARES
Balance of Principal	$ 4,783,348
Cash and Investments	969,461
Administrative Expenses	182,284
Net total	5,935,093
% of Federal Share	100%
Federal Share	$ 5,935,093

Note 3 - Loans Receivable (cont'd)

In March 2023, the Council was notified that the EDA Consolidated Revolving Loan Fund was defederalized by the Economic Development Agency.

The balance of RLF loan receivables outstanding as of September 30, 2025, are as follows:

Loan Description		Balance
Economic Adjustment Assistance Program	$	3,872,252
RLF Consolidated Allowance for Loan Losses	$	(1,262,624)
CARES Act	$	4,783,348

Note 4 - Contingencies

Grant monies received and disbursed by the Council are for specific purposes and are subject to review by the grantor agencies. Such audits may result in requests for reimbursement due to disallowed expenditures. Based upon prior experience, the Council does not believe that such disallowances, if any, would have a material effect on the financial position of the Council. As of June 29, 2026, management is not aware of any material questioned or disallowed costs as a result of grant audits in process or completed; however, the possible disallowance by a governmental agency of any item charged to a program or project cannot be determined at this time.

Section I - Summary of Auditor's Results

Financial Statements

Type of auditor's report issued: **Unmodified**

- Material weakness(es) identified? ____Yes _X_No
- Significant deficiency(ies) identified that are not considered to be a material weakness? ____Yes _X_None Reported
- Noncompliance material to financial statements noted? ____Yes _X_No

Federal Awards

Internal control over major programs:

- Material weakness(es) identified? ____Yes _X_No
- Significant deficiency(ies) identified that are not considered to be a material weakness? ____Yes _X_None Reported

Type of auditor's report issued on compliance for major programs: **Unmodified**

Any audit findings disclosed that are required to be reported in accordance with 2 CFR 200.516(a)? ____Yes _X_No

Identification of major programs:

ALN	**Name of Federal Program**
11.307 and 11.302	U.S. Department of Commerce: Economic Adjustment Assistance and Economic Development Support for Planning Organizations (*Economic Development Cluster*)

Dollar threshold used to distinguish between Type A and Type B programs: $1,000,000

Auditee qualified as a low-risk auditee? _X_Yes ___No

Section II - Financial Statement Current Year Findings and Questioned Costs

There were no findings and questioned costs noted during the current year.

Section III - Financial Statement Prior Year Findings and Questioned Costs

There were no findings and questioned costs noted during the prior year.

Section IV - Federal Award Current Year Findings and Questioned Costs

There were no findings and questioned costs noted during the current year.

Section V - Federal Award Prior Year Findings and Questioned Costs

There were no findings and questioned costs noted during the prior year.

Section VI - Other Matters

There were no other matters noted in the current or prior year.

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Management Letter in Accordance with Rules of the Auditor General of the State of Florida

To the Council Members of the
South Florida Regional Planning Council

Report on the Financial Statements

We have audited the financial statements of the South Florida Regional Planning Council (the "Council") as of and for the fiscal year ended September 30, 2025, and have issued our report thereon dated June 29, 2026.

Auditor's Responsibility

We conducted our audit in accordance with auditing standards generally accepted in the United States of America; the standards applicable to financial audits contained in *Government Auditing Standards*, issued by the Comptroller General of the United States; the audit requirements of Title 2 U.S. *Code of Federal Regulations* Part 200, *Uniform Administrative Requirements, Cost Principles, and Audit Requirements for Federal Awards* (Uniform Guidance); and Chapter 10.550, Rules of the Auditor General.

Other Reports and Schedule

We have issued our Independent Auditor's Report on Internal Control over Financial Reporting and on Compliance and Other Matters Based on an Audit of the Financial Statements Performed in Accordance with *Government Auditing Standards*; Independent Auditor's Report on Compliance for Each Major Federal Program and Report on Internal Control over Compliance; Schedule of Findings and Questioned Costs; and Independent Accountant's Report on an examination conducted in accordance with AICPA Professional Standards, AT-C Section 315, regarding compliance requirements in accordance with Chapter 10.550, Rules of the Auditor General. Disclosures in those reports and schedule, which are dated June 29, 2026, should be considered in conjunction with this management letter.

Prior Audit Findings

Section 10.554(1)(i)1., Rules of the Auditor General, requires that we determine whether or not corrective actions have been taken to address findings and recommendations made in the preceding financial audit report. There were no such findings or recommendations.

Official Title and Legal Authority

Section 10.554(1)(i)4., Rules of the Auditor General, requires that the name or official title and legal authority for the primary government and each component unit of the reporting entity be disclosed in the management letter, unless disclosed in the notes to the financial statements. The name or official title and legal authority of the primary government and component unit are disclosed in the notes to the financial statements.

Financial Condition and Management

Sections 10.554(1)(i)5.a. and 10.556(7), Rules of the Auditor General, require us to apply appropriate procedures and communicate the results of our determination as to whether or not the Council met one or more of the conditions described in Section 218.503(1), Florida Statutes, and to identify the specific condition(s) met. In connection with our audit, we determined that the Council did not meet any of the conditions described in Section 218.503(1), Florida Statutes.

Pursuant to Sections 10.554(1)(i)5.b. and 10.556(8), Rules of the Auditor General, we applied financial condition assessment procedures for the Council. It is management's responsibility to monitor the Council's financial condition, and our financial condition assessment was based in part on representations made by management and review of financial information provided by same.

Section 10.554(1)(i)2., Rules of the Auditor General, requires that we communicate any recommendations to improve financial management. In connection with our audit, we did not have any such recommendations.

Property Assessed Clean Energy (PACE) Programs

As required by Section 10.554(1)(i)6.a., Rules of the Auditor General, a PACE program authorized pursuant to Section 163.081 or Section 163.082, Florida Statutes, did not operate within the Council's geographical boundaries during the fiscal year under audit.

Additional Matters

Section 10.554(1)(i)3., Rules of the Auditor General, requires us to communicate noncompliance with provisions of contracts or grant agreements, or abuse, that have occurred, or are likely to have occurred, that have an effect on the financial statements that is less than material, but which warrants the attention of those charged with governance. In connection with our audit, we did not have any such findings.

Purpose of this Letter

Our management letter is intended solely for the information and use of the Legislative Auditing Committee, members of the Florida Senate and the Florida House of Representatives, the Florida Auditor General, Federal and other granting agencies, Members of the Council and management and is not intended to be and should not be used by anyone other than these specified parties.

S. Davis & Associates, P.A.

Hollywood, Florida
June 29, 2026

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INDEPENDENT ACCOUNTANT'S REPORT ON COMPLIANCE WITH SECTION 218.415 FLORIDA STATUTES

To the Council Members of the
South Florida Regional Planning Council

We have examined South Florida Regional Planning Council's (the "Council") compliance with the requirements of Section 218.415, Florida Statutes, during the fiscal year ended September 30, 2025. Management is responsible for the Council's compliance with those requirements. Our responsibility is to express an opinion on the Council's compliance based on our examination.

Our examination was conducted in accordance with attestation standards established by the American Institute of Certified Public Accountants. Those standards require that we plan and perform the examination to obtain reasonable assurance about whether management's assertion about compliance with the specified requirements is fairly stated, in all material respects. An examination involves performing procedures to obtain evidence about whether management's assertion is fairly stated, in all material respects. The nature, timing, and extent of the procedures selected depend on our judgment, including an assessment of the risks of material misstatement of management's assertion, whether due to fraud or error. We believe that the evidence we obtained is sufficient and appropriate to provide a reasonable basis for our opinion.

Our examination does not provide a legal determination on the Council's compliance with the specified requirements.

We are required to be independent and to meet our ethical responsibilities in accordance with relevant ethical requirements relating to the engagement.

In our opinion, the Council complied in all material respects with Section 218.415, Florida Statutes for fiscal year ended September 30, 2025.

S. Davis & Associates, P.A.

Hollywood, Florida
June 29, 2026

SFRPC
South Florida Regional Planning Council
Proudly serving Miami-Dade, Broward, and Monroe Counties

MEMORANDUM

AGENDA ITEM #III.F

DATE: JULY 20, 2026

TO: COUNCIL MEMBERS

FROM: STAFF

SUBJECT: APPOINTMENT OF AUDIT SELECTION AND NEGOTIATION COMMITTEE / DRAFT RFP

The FY 2024-2025 Annual Audit concludes the Council's five-year contract with S. Davis & Associates. As the contract period from October 1, 2021 to September 30, 2026 is expiring on its own terms, the Council will rebid auditing services and procure an auditing firm pursuant to the procedures specified in Section 218.391, Florida Statutes, "Auditor Selection Procedures." Moving forward, the Council must issue a Request for Proposals for the audit services and establish a formal Audit Selection and Negotiation Committee. The purpose of the Committee is to assist the Council Board in selecting an auditor to conduct the annual financial audit required under Section 218.39, Florida Statutes.

Pursuant to Section 218.391 (b), the auditor selection committee for a "… municipality, special district, district school board, charter school, …" must consist of at least three members. Among other responsibilities, the auditing committee will evaluate the proposals, and rank and recommend in order of preference no fewer than three firms deemed to be the most highly qualified. If fewer than three firms respond, the committee shall recommend such firms as it deems to be the most qualified.

Please note that there is no statutory or rule requirement for an auditor change or rotation in local governments. Under the Rules of the Auditor General (Chapter 10.550, effective 9-30-2025), procedures are set for auditor selection, reporting, and quality control.

Please find herewith the Draft RFQ previously used to procure Auditing Services for the Council. This RFP has been updated for this procurement and reviewed and approved by Legal Counsel as to legal form. The anticipated timeline is on the following page.

ANTICIPATED DEADLINES AND SCHEDULE

RFP Advertised in FAW Cone of Silence Commences	July 22, 2026
Request for Interpretation permitted by email sfadmin@sfrpc.com Q&A posted on website	July 23 – August 14, 2026
Submittal Due Date (Hard Copy Bids)	August 26, 2026, 5:00 PM (EDT)
Bid Opening (Public Meeting) and Distribution of Bids to the Selection and Negotiation Committee	August 31, 2026, 9:30 AM (TENTATIVE)
Bid Ranking (Public Meeting)	TBD – Prior to September 17, 2026
Top ranked company presentations and final selection (Public Meeting)	TBD – Prior to or on September 17, 2026
SFRPC Council Review & Action on Selection and Negotiation Committee Recommendation	September 28, 2026, 10:30 AM (EDT)

Recommendation:

Appoint 5 Members to serve on the Audit & Selection Committee; Approve the RFP

The Florida Senate

2025 Florida Statutes

Title XIV TAXATION AND FINANCE	Chapter 218 FINANCIAL MATTERS PERTAINING TO POLITICAL SUBDIVISIONS **Entire Chapter**	**SECTION 391** **Auditor selection procedures.**

218.391 Auditor selection procedures.—

(1) Each local governmental entity, district school board, charter school, or charter technical career center, prior to entering into a written contract pursuant to subsection (7), except as provided in subsection (8), shall use auditor selection procedures when selecting an auditor to conduct the annual financial audit required in s. 218.39.

(2) The governing body of a county, municipality, special district, district school board, charter school, or charter technical career center shall establish an auditor selection committee.

(a) The auditor selection committee for a county must, at a minimum, consist of each of the county officers elected pursuant to the county charter or s. 1(d), Art. VIII of the State Constitution or their respective designees and one member of the board of county commissioners or its designee.

(b) The auditor selection committee for a municipality, special district, district school board, charter school, or charter technical career center must consist of at least three members. One member of the auditor selection committee must be a member of the governing body of an entity specified in this paragraph, who shall serve as the chair of the committee.

(c) An employee, a chief executive officer, or a chief financial officer of the county, municipality, special district, district school board, charter school, or charter technical career center may not serve as a member of an auditor selection committee established under this subsection; however, an employee, a chief executive officer, or a chief financial officer of the county, municipality, special district, district school board, charter school, or charter technical career center may serve in an advisory capacity.

(d) The primary purpose of the auditor selection committee is to assist the governing body in selecting an auditor to conduct the annual financial audit required in s. 218.39; however, the committee may serve other audit oversight purposes as determined by the entity's governing body. The public may not be excluded from the proceedings under this section.

(3) The auditor selection committee shall:

(a) Establish factors to use for the evaluation of audit services to be provided by a certified public accounting firm duly licensed under chapter 473 and qualified to conduct audits in accordance with government auditing standards as adopted by the Florida Board of Accountancy. Such factors shall include, but are not limited to, ability of personnel, experience, ability to furnish the required services, and such other factors as may be determined by the committee to be applicable to its particular requirements.

(b) Publicly announce requests for proposals. Public announcements must include, at a minimum, a brief description of the audit and indicate how interested firms can apply for consideration.

(c) Provide interested firms with a request for proposal. The request for proposal shall include information on how proposals are to be evaluated and such other information the committee determines is necessary for the firm to prepare a proposal.

(d) Evaluate proposals provided by qualified firms. If compensation is one of the factors established pursuant to paragraph (a), it shall not be the sole or predominant factor used to evaluate proposals.

(e) Rank and recommend in order of preference no fewer than three firms deemed to be the most highly qualified to perform the required services after considering the factors established pursuant to paragraph (a). If fewer than three firms respond to the request for proposal, the committee shall recommend such firms as it deems to be the most highly qualified.

(4) The governing body shall inquire of qualified firms as to the basis of compensation, select one of the firms recommended by the auditor selection committee, and negotiate a contract, using one of the following methods:

(a) If compensation is not one of the factors established pursuant to paragraph (3)(a) and not used to evaluate firms pursuant to paragraph (3)(e), the governing body shall negotiate a contract with the firm ranked first. If the governing body is unable to negotiate a satisfactory contract with that firm, negotiations with that firm shall be formally terminated, and the governing body shall then undertake negotiations with the second-ranked firm. Failing accord with the second-ranked firm, negotiations shall then be terminated with that firm and undertaken with the third-ranked firm. Negotiations with the other ranked firms shall be undertaken in the same manner. The governing body, in negotiating with firms, may reopen formal negotiations with any one of the three top-ranked firms, but it may not negotiate with more than one firm at a time.

(b) If compensation is one of the factors established pursuant to paragraph (3)(a) and used in the evaluation of proposals pursuant to paragraph (3)(d), the governing body shall select the highest-ranked qualified firm or must document in its public records the reason for not selecting the highest-ranked qualified firm.

(c) The governing body may select a firm recommended by the audit committee and negotiate a contract with one of the recommended firms using an appropriate alternative negotiation method for which compensation is not the sole or predominant factor used to select the firm.

(d) In negotiations with firms under this section, the governing body may allow a designee to conduct negotiations on its behalf.

(5) The method used by the governing body to select a firm recommended by the audit committee and negotiate a contract with such firm must ensure that the agreed-upon compensation is reasonable to satisfy the requirements of s. 218.39 and the needs of the governing body.

(6) If the governing body is unable to negotiate a satisfactory contract with any of the recommended firms, the committee shall recommend additional firms, and negotiations shall continue in accordance with this section until an agreement is reached.

(7) Every procurement of audit services shall be evidenced by a written contract embodying all provisions and conditions of the procurement of such services. For purposes of this section, an engagement letter signed and executed by both parties shall constitute a written contract. The written contract shall, at a minimum, include the following:

(a) A provision specifying the services to be provided and fees or other compensation for such services.

(b) A provision requiring that invoices for fees or other compensation be submitted in sufficient detail to demonstrate compliance with the terms of the contract.

(c) A provision specifying the contract period, including renewals, and conditions under which the contract may be terminated or renewed.

(8) Written contracts entered into pursuant to subsection (7) may be renewed. Such renewals may be done without the use of the auditor selection procedures provided in this section. Renewal of a contract shall be in writing.

(9) If the entity fails to select the auditor in accordance with the requirements of subsections (3)-(6), the entity must again perform the auditor selection process in accordance with this section to select an auditor to conduct audits for subsequent fiscal years.

History.—s. 65, ch. 2001-266; s. 1, ch. 2005-32; s. 15, ch. 2019-15.

Disclaimer: The information on this system is unverified. The journals or printed bills of the respective chambers should be consulted for official purposes.

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REQUEST FOR PROPOSAL

Proposal Name: Financial Audit Services

Proposal Number: RFP #202601-AU

ISSUED WEDNESDAY, JULY 22, 2026

SOUTH FLORIDA REGIONAL PLANNING COUNCIL

AUDIT OF AN AGENCY OF THE STATE OF FLORIDA

<u>HARD COPY SEALED BIDS</u>

ARE DUE ON OR BEFORE

5:00 PM, WEDNESDAY, AUGUST 26, 2026

TO EMAIL: SFADMIN@SFRPC.COM

SOUTH FLORIDA REGIONAL PLANNING COUNCIL

ONE OAKWOOD BOULEVARD, SUITE 250

HOLLYWOOD, FLORIDA 33020

(954) 924-3653; Email: sfadmin@sfrpc.com

REQUEST FOR PROPOSAL

Proposal Name: Financial Audit Services

Proposal Number: RFP #202601-AU

The South Florida Regional Planning Council (SFRPC), pursuant to its Statement of Organization and Section 218.391, Florida Statutes (Fla. Stat.), invites qualified, certified, public accounting firms to submit a response to this Request for Proposals to provide services on the following project:

AUDIT OF AN AGENCY OF THE STATE OF FLORIDA

The SFRPC seeks a qualified firm to complete a financial audit for the Fiscal Years ending September 30, 2026, 2027, 2028, 2029, and 2030. The SFRPC Board reserves the right to renew or not renew the selected audit firm for the period mentioned above. The current Fiscal Year budget is available upon request. The detailed Audit Objectives and Scope of Services, including the information required in order for a firm to be considered for the project, is included in this proposal as Appendix A.

SELECTION/NEGOTIATION PROCESS.

The SFRPC's Audit Committee shall serve as the Selection/Negotiation Committee (S/NC) and will be responsible for ranking and recommending no fewer than three (3) firms deemed to be the most highly qualified to provide the services pursuant to this competitive solicitation. The S/NC's recommendations must be subsequently ratified by the SFRPC Board, and the Board shall direct the negotiation of an agreement with the top-ranked firm. It is anticipated, but not required, that the process for this procurement proceed in the following manner:

PUBLIC NOTICE OF THE REQUEST FOR PROPOSAL (RFP).

The RFP will be published in the Florida Administrative Register on the 22nd of July 2026. The RFP also will be posted on the SFRPC website https://sfregionalcouncil.org/request-for-proposal-financial-audit-services/.

REVIEW OF WRITTEN SUBMITTALS and PRESENTATIONS/INTERVIEWS.

Each firm must submit documents that provide evidence of its capability to provide the services required for this project, as described in the Audit Objectives and Scope of Services, which is included as Appendix A. Appendix A includes a list of evaluation factors that will be used by the RFP Review Team to score the capability of each firm. This score, at the discretion of the S/NC, may be used to create a short-listing of the firms. The short-listed firms will be contacted via follow-up letter (email) and asked to make a 15-minute presentation prior to September 28, 2026, at its corporate office located at 1 Oakwood Boulevard, Suite 250, Hollywood, Florida 33020 on a date to be determined.

INTERPRETATION – REQUEST FOR INFORMATION.

Any person contemplating submitting a bid for the project who requires interpretation or clarification of the Bid Documents may request such information via email to the SFRPC on or before 5 p.m., **Friday, August 14, 2026.**

Please send all Requests for Information to sfadmin@sfrpc.com. The email subject line should clearly state "Interpretation – Request for Information". All inquiries and responses will be posted on the SFRPC website at https://sfregionalcouncil.org/request-for-proposal-financial-audit-services/ for the benefit of all interested parties.

THE SFRPC WILL NOT CONSIDER ORAL / WRITTEN COMMUNICATIONS, PRIOR TO THE CONCLUSION OF SHORT- LISTING FIRMS, WHICH VARY THE TERMS OR CONTENTS OF SEALED SUBMITTALS.

Each shortlisted firm will be given equal time to make presentations, but the question-and-answer time may vary. The S/NC will recommend no fewer than the three (3) most highly qualified firms to the SFRPC Board and this selection will be ratified by the SFRPC Board at the regularly scheduled September 28, 2026 meeting at the SFRPC Offices (1 Oakwood Boulevard, Suite 250; Hollywood, Florida 33020).

TECHNICAL STAFF PARTICIPATION.

Technical staff will have only such authority as may be delegated by the Selection and Negotiation Committee. Without such delegated authority, technical staff serves purely in an information gathering capacity. The S/NC may delegate authority to the technical staff to negotiate contractual terms and conditions with the selected firm, and those negotiations are subject to Florida's Sunshine Law.

INSURANCE REQUIREMENTS.

The RFP response must include documentation of the required types and coverage levels. A sample Certificate of Insurance is attached (as Appendix B) and reflects the insurance requirements deemed necessary for this project. It is not necessary to have this level of insurance in effect at the time of submittal; however, proof of current coverage and coverage levels as well as a letter from your Carrier indicating upgrade availability are required.

CONFIDENTIAL AND PROPRIETARY.

The SFRPC is subject to Chapter 119, Florida Statutes, the "Public Records Law." No claim of confidentiality or proprietary information in all or any portion of a response to the RFP will be honored unless a specific exemption from the Public Records Law exists and it is cited in the response to the RFP. Any claimed exemption must specify the page(s) and paragraph number(s) of the RFP response where the exemption is being invoked. An incorrectly claimed exemption will not disqualify the firm, rather the exemption claim.

Public Records Disclosure: Pursuant to Section 119.0701(2), Florida Statutes, the following provision shall be included in any contract entered into between the SFRPC and the successful proposer:

The SFRPC is public agency subject to Chapter 119, Florida Statutes. The Contractor shall comply with Florida's Public Records Law. Specifically, the CONSULTANT shall:

1) Keep and maintain public records required by the SFRPC to perform the service;

2) Upon request from the SFRPC's custodian of public records, provide the SFRPC with a copy of the requested records or allow the records to be inspected or copied within a reasonable time at a cost that does not exceed the cost provided in Chapter 119, Fla. Stat., or as otherwise provided by law;

3) Ensure that public records that are exempt or that are confidential and exempt from public record disclosure requirements are not disclosed except as authorized by law for the duration of the contract term and, following completion of the contract, Contractor shall destroy all copies of such confidential and exempt records remaining in its possession after the Contractor transfers the records in its possession to the SFRPC; and

4) Upon completion of the contract, Contractor shall transfer to the SFRPC, at no cost to the SFRPC, all public records in Contractor's possession. All records stored electronically by the Contractor must be provided to the SFRPC, upon request from the SFRPC's custodian of public records, in a format that is compatible with the information technology systems of the SFRPC.

The failure of Contractor to comply with the provisions set forth in this Article shall constitute a Default and Breach of this Agreement, for which, the SFRPC may terminate the Agreement.

IF THE CONTRACTOR HAS QUESTIONS REGARDING THE APPLICATION OF CHAPTER 119, FLORIDA STATUTES, TO THE CONTRACTOR'S DUTY TO PROVIDE PUBLIC RECORDS RELATING TO THIS CONTRACT, CONTACT THE CUSTODIAN OF PUBLIC RECORDS AT

Telephone Number:	(954) 924-3653
E-mail Address:	sfadmin@sfrpc.com
Mailing Address:	1 Oakwood Boulevard, Suite 250 Hollywood, Florida, 33020

GOVERNING LAW.

Interested firms agree that contractual agreements with the SFRPC shall be governed by the Laws of the State of Florida, and the venue for any legal action will be Broward County, Florida.

A person, affiliate, or corporate entity that has been placed on the State of Florida Convicted Vendor List and/or Federal Excluded Parties List may not submit an offer to perform work as a consultant or contract with the SFRPC, which is a public entity, and may not transact business with the SFRPC for a period of 36 months from the date of being removed from the Convicted Vendor List and/or the Excluded Party List.

CONE OF SILENCE.

"Cone of Silence" is defined to mean a prohibition on:

(a) any communication of this RFP between a potential Proposer, Offeror, Respondent, Bidder, lobbyist, or consultant and SFRPC staff including, but not limited to, the SFRPC Executive Director.

(b) any communication regarding this RFP between the SFRPC Councilmembers or their respective staffs and any member of the SFRPC staff including, but not limited to, the Executive Director;

(c) any communication regarding this RFP between a potential Proposer, Offeror, Respondent, Bidder, lobbyist, or consultant and any member of the Selection/Negotiation Committee and/or RFP Review Team or their respective staff;

(d) any communication regarding this RFP between the SFRPC Councilmembers or their respective staffs and any member of the Selection/Negotiation Committee and/or RFP Review Team or their respective staff; and

(e) any communication regarding this RFP between a potential Proposer, Offeror, Respondent, Bidder, lobbyist, or consultant and SFRPC Councilmembers and their respective staffs; and

(f) any communication regarding this RFP between any member of the SFRPC staff, including but not limited to the Executive Director, and any member of the Selection/Negotiation Committee and/or the RFP Review Team and their respective staff. The Executive Director and the Chair of the Selection/Negotiation Committee may communicate about the Selection/Negotiation Committee's recommendation but only after the Committee has submitted its written recommendation to the Executive Director.

Notwithstanding the foregoing, the Cone of Silence shall not apply to:

(a) Requests for Interpretation received at sfadmin@sfrpc.com by 5:00 p.m., August 14, 2026;

(b) duly noticed pre-bid/proposal conferences and site inspections;

(c) duly noticed site visits to determine the competency of Bidders/Proposers regarding a particular solicitation during the time period between the opening of Bids/receipt of Proposals and the time the Selection and Negotiation Committee makes recommendation to the SFRPC;

(d) communications with the SFRPC's Legal Counsel Goren Cherof Doody & Ezrol and their staff;

(e) communications regarding this RFP between a potential Proposer, Offeror, Respondent, Bidder, lobbyist or consultant and the Finance Director prior to bid opening date or receipt of Proposals, provided the communication is limited strictly to matters of process or procedure already contained in the corresponding solicitation;

(f) communications regarding this RFP between Finance Director and a member of the Selection/Negotiation Committee, provided the communication is limited strictly to matters of process or procedure already contained in the corresponding solicitation;

(g) oral presentations before Selection/Negotiation Committee and communications occurring during duly noticed meetings of Selection/Negotiation Committee;

(h) competitive negotiations;

(i) public presentations made to the SFRPC Board and communications occurring during any duly noticed public meeting;

(j) communications in writing or by e-mail at any time with any SFRPC Councilmember or employee unless specifically prohibited by this RFP. The SFRPC shall file a copy of any written communications with the Chief Administrative Manager;

(k) communications in connection with the collection of industry comments or the performance of market research regarding this RFP by the Finance Director;

(l) Contract negotiations.

Procedure

(a) Imposition. A Cone of Silence shall be imposed upon this RFP when the solicitation is advertised in the Florida Administrative Register. At the time of imposition of the Cone of Silence, the Executive Director shall provide for Public Notice of the Cone of Silence. The Executive Director shall issue a notice thereof to the affected staff, Councilmembers, Selection/Negotiation Committee and RFP Review Team and include in any advertised solicitation a statement disclosing that the solicitation is subject to the Cone of Silence.

(b) Termination. Except as otherwise provided herein, the Cone of Silence shall terminate at the time the SFRPC Board's approval of the award, or at such time that Bids or Proposals are rejected by the SFRPC Board; provided, however, that if the SFRPC Board refers the recommendation back to the Executive Director for further review, the Cone of Silence shall be re-imposed until such time as the Executive Director's subsequent written recommendation is received by the SFRPC Board.

Penalties

Violation of the Cone of Silence by a particular bidder or proposer shall render the award to said Bidder or Proposer voidable by the SFRPC. Any person who violates a provision of this ordinance shall be prohibited from serving on a Selection/Negotiation Committee unless such appointment is approved by a 2/3 vote of the SFRPC Board. A violation of this section by a particular Bidder, Proposer, Offeror, Respondent, lobbyist, or consultant shall subject said Bidder, Proposer, Offeror, Respondent, lobbyist, or consultant to potential debarment from doing business with the SFRPC.

In addition to any other penalty provided by law, violation of any provision of this ordinance by a Council employee shall subject said employee to disciplinary action up to and including dismissal.

FOR ADDITIONAL PROJECT INFORMATION CONTACT:

Interested firms must submit four (4) total copies of materials in a **sealed envelope** that is **clearly marked on the outside** with the **proposal name and number**.

Proposal Name: Financial Audit Services
Proposal Number: RFP #202601-AU

If the RFP response is being submitted by courier, the envelope contents comprising the firm's **RFP response should be sealed in a separate envelope** that is marked on the outside with the proposal name and number prior to being placed inside of the delivery package. Proposal responses should be submitted or hand-delivered to:

South Florida Regional Planning Council
1 Oakwood Boulevard, Suite 250
Hollywood, Florida 33020

Scrutinized Companies

Contractor, its principals or owners, must certify that they are not listed on the Scrutinized Companies that Boycott Israel List, Scrutinized Companies with Activities in Sudan List, Scrutinized Companies with Activities in the Iran Petroleum Energy Sector List, or are engaged in business operations with Syria. In accordance with Section 287.135, Florida Statutes, as amended, a company is ineligible to, and may not, bid on, submit a proposal for, or enter into or renew a contract with any agency or local governmental entity for goods or services of:

1) Any amount if, at the time bidding on, submitting a proposal for, or entering into or renewing such contract, the company is on the Scrutinized Companies that Boycott Israel List, created pursuant to Section 215.4725, Florida Statutes, or is engaged in a boycott of Israel; or

2) One million dollars or more if, at the time of bidding on, submitting a proposal for, or entering into or renewing such contract, the company:

2.1 Is on the Scrutinized Companies with Activities in Sudan List or the Scrutinized Companies with Activities in the Iran Petroleum Energy Sector List, created pursuant to Section 215.473, Florida Statutes; or

2.2 Is engaged in business operations in Syria.

E-Verify

Contractor must certify that it is aware of and complies with the requirements of Section 448.095, Florida Statues, as may be amended from time to time and briefly described herein below.

1) Definitions for this Section:

1.1 "Contractor" means a person or entity that has entered or is attempting to enter into a contract with a public employer to provide labor, supplies, or services to such employer in exchange for salary, wages, or other remuneration. "Contractor" includes, but is not limited to, a Contractor or consultant.

1.2 "Subcontractor" means a person or entity that provides labor, supplies, or services to or for a contractor or another subcontractor in exchange for salary, wages, or other remuneration.

1.3 "E-Verify system" means an Internet-based system operated by the United States Department of Homeland Security that allows participating employers to electronically verify the employment eligibility of newly hired employees.

2) Registration Requirement; Termination:

Pursuant to Section 448.095, Florida Statutes, effective January 1, 2021, Contractors, shall register with and use the E-Verify system in order to verify the work authorization status of all newly hired employees. Contractor shall register for and utilize the U.S. Department of Homeland Security's E-Verify System to verify the employment eligibility of:

2.1 All persons employed by a Contractor to perform employment duties within Florida during the term of the contract;

2.2 All persons (including subconsultants/subcontractors) assigned by Contractor to perform work pursuant to the contract with the SFRPC. The Contractor acknowledges and agrees that registration and use of the U.S. Department of Homeland Security's E-Verify System during the term of the contract is a condition of the contract with the SFRPC; and

2.3 The Contractor shall comply with the provisions of Section 448.095, Fla. Stat., "Employment Eligibility," as amended from time to time. This includes, but is not limited to registration and utilization of the E-Verify System to verify the work authorization status of all newly hired employees. Contractor shall also require all subcontractors to provide an affidavit attesting that the subcontractor does not employ, contract with, or subcontract with, an unauthorized alien. The Contractor shall maintain a copy of such affidavit for the duration of the contract. Failure to comply will lead to termination of this Contract, or if a subcontractor knowingly violates the statute, the subcontract must be terminated immediately. Any challenge to termination under this provision must be filed in the Circuit Court no later than twenty (20) calendar days after the date of termination. Termination of this Contract under this Section is not a breach of contract and may not be considered as such. If this contract is terminated for a violation of the statute by the Contractor, the Contractor may not be awarded a public contract for a period of one (1) year after the date of termination.

Attachments:

1. Audit Objectives and Scope of Services (Appendix A)
2. Insurance Certificate (Appendix B)
3. Deadlines and Schedule (Appendix C)
4. E-Verify certification affidavit (Appendix D)

APPENDIX A

PART I **<u>AUDIT OBJECTIVES AND SCOPE OF SERVICES</u>**

The objective of the audit is the expression of opinions as to whether our basic financial statements are fairly presented, in all material respects, in conformity with U.S. generally accepted accounting principles and to report on the fairness of the supplementary information referred to in the second paragraph when considered in relation to the basic financial statements taken as a whole. The objective also includes reporting on:

- Internal control related to the financial statements and compliance with laws, regulations and the provisions of contracts or grants agreements, noncompliance with which could have a material effect on the financial statements in accordance with Government Auditing Standards.

- Internal control related to major federal programs and state major projects and an opinion (or disclaimer of opinion) on compliance with laws, regulations and the provisions of contracts or grants agreements that could have a direct and material effect on each major federal program in accordance with the Single Audit Act Amendments of 1996 and Title 2 U.S. Code of Federal Regulations (CFR) Part 200, Uniform Administrative Requirements, Cost Principles, and Audit Requirements for Federal Awards (Uniform Guidance), including the single audit threshold of $1,000,000 in federal awards expended; and the requirements described in the Florida Department of Financial Services' State Projects Compliance Supplement that are applicable to each of its major state projects.

The audit will be conducted in accordance with auditing standards generally accepted in the United States of America; the standards for financial audit contained in Government Auditing Standards, issued by the comptroller General of the United States; Section 11.45, 215.97 and 218.39 Florida Statutes , and Chapter 10.550, Rules of the Auditor General for Local Governmental Entity Audits; the Single Audit Act Amendments of 1996 and the provisions of the Uniform Guidance (2 CFR Part 200, Subpart F); and the Florida Department of Financial Services' State Projects Compliance Supplement and will include tests of the accounting records of the Council, a determination of major programs in accordance with the Uniform Guidance (2 CFR Part 200, Subpart F) and state major projects in accordance with the Florida Department of Financial Services' State Projects Compliance Supplement and other procedures deemed necessary to enable the expression of such opinions and to render the required reports. If the opinions on the financial statements or the Single Audit compliance opinions are other than unqualified, they will be fully discussed with the Executive Director in advance.

Throughout the term of the agreement, additional work may be required, such as verification of data used in Official Statements, assistance with special projects, compliance reviews for certain grant agreements, consent to use the auditor’s report in Official Statements, etc.

PART II SFRPC AND ITS ACCOUNTING SYSTEM

A. TYPE OF GOVERNMENT

The South Florida Regional Planning Council (SFRPC) is organized under the authority of Chapters 163, Part I, and 186, Florida Statutes. It is a regional governmental planning and coordinating agency formed in 1974. The SFRPC is located in Florida Comprehensive Planning District 10 and consists of the Counties of Broward, Miami-Dade, and Monroe. Council headquarters, as well as all financial records, are located at 1 Oakwood Boulevard, Suite 250, Hollywood, Florida 33020.

B. ORGANIZATION AND FUND

1. The SFRPC operates as an Agency of the State of Florida and maintains separate management control and accountability. The governing board of the Council is composed of elected officials from each member county, elected officials from city governments, gubernatorial appointees from the geographic area covered by the Council and ex-officio, non-voting members representing the South Florida Water Management District, Florida Departments of Transportation and Environmental Protection, and the Broward County Office of Economic Development. The SFRPC operates as an enterprise fund.

The General Purpose Financial Statements include the financial position and results of operations as well as supplementary information. Additionally, there is one component unit, the Southeast Florida Regional Prosperity Institute (SFRPI) is a 501(c)(3), nonprofit created by the SFRPC, that is a component unit in the financial statements.

2. Cash, investments, procurement, and disbursements are implemented by the SFRPC’s Finance and Administrative Services Section.

3. The SFRPC receives approximately $1,296,000 in membership assessments as well as approximately $2,869,000 in federal, state, and local grants (per FY 2024-25 audited actuals). Total grants and contracts - seventeen.

4. Budgets are adopted annually in accordance with the SFRPC's Statement of Organization, and expenditures are controlled in accordance with written policies and procedures. The Fiscal Year (FY) 2024-25 operating budget is $3.46 million.

5. Accounting records consist of computerized reports from the SFRPC's QuickBooks Enterprise Non-Profit 24, internally modified and approved to handle fund accounting, and Intuit Payroll, and source documents (vouchers, deposits, journal entries, canceled checks), which are located in the SFRPC's SharePoint drives.

6. The SFRPC's current accounting system runs in Microsoft Azure on a Server 2016 Virtual Machine. Users connect to the server using Windows 11 workstations to process accounting transactions and to run reports. The system is also used for internet access, email, general word processing, spreadsheets, website design, and Geographic Information Systems (GIS) map generation.

7. The books are normally closed for the Fiscal Year by the end of the first full week of November.

8. Final submission of audited financial statements via email sfadmin@sfrpc.com / lbraslavsky@sfrpc.com is to be provided two weeks prior to the Council meeting to consider the Audit. Report of Audit results must be presented by the Auditor to Executive Committee and Council Board.

PART III ASSISTANCE AVAILABLE TO THE AUDITOR

A. The Finance Director will manage the preparation of work papers for all activities. This will include an adjusted Trial Balance and appropriate schedules. Additionally, the Finance Director and Program staff will be available to answer questions as may be required.

B. Copy machines will be made available at no charge; however, the auditors will be expected to provide the labor to make any necessary copies. Administrative staff will be made available to type confirmations.

PART IV INFORMATION TO BE INCLUDED IN THE SUBMITTAL

In order to facilitate the evaluation of the RFP response, it is requested that the required information be arranged in the following format:

SECTION 1: <u>INDIVIDUAL AUDIT STAFF TECHNICAL QUALIFICATIONS</u>

1. Describe the experience in government audits of each senior and higher level person assigned to the audit, including years on each job and position held during each audit. Indicate the percentage of time the in-charge auditor will be on-site.

2. Describe the relevant educational background of each individual that will be assigned to the audit. This should include seminars and courses attended within the past three (3) calendar years.

3. Describe experience of assigned individuals in auditing programs, activities, and functions similar to those found at the SFRPC.

4. Describe any specialized skills, training, or background in public finance by assigned individuals. This may include participation in state or national professional organizations, speaker or instructor roles in conferences or seminars, and/or authorship of articles and books.

5. Describe the supervision to be exercised over the audit team by the firm's management.

SECTION 2: <u>FIRM'S EXPERIENCE</u>

1. Detail the firm's experience in providing auditing services to State of Florida agencies like the South Florida Regional Planning Council, as well as a list of the firm's current and prior government audit clients indicating the service performed and number of years.

2. Discuss commitments you will make to staff continuity, including your staff turnover experience in the last three (3) years while auditing similar State of Florida entities.

3. Identify the partner, manager, and/or in-charge accountant who will be assigned to our job if the firm is successful in its bid and provide biographies. Indicate any complaints against them or the firm that have been resulted in official action by the State Board of Accountancy or other regulatory authority, if any. Indicate any corrective actions that have been taken by the firm with respect to these people or the firm.

4. Describe how the firm will approach the audit of the SFRPC, including the use of any association or affiliate member Firm's understanding of the work to be performed and ability to complete the work on time.

5. Furnish standard billing rates for classes of professional personnel for each of the last three years.

6. Provide the names and contact information for other similarly sized clients of the partner and/or manager that will be assigned to our agency.

7. Describe how and why your firm is different from other firms being considered, and why our selection of your firm as our independent auditors is the best decision we could make.

8. Describe how important the SFRPC would be to your firm.

9. Provide documentation that the firm has the required professional liability insurance. The required types of insurance and the minimum coverage levels are detailed in Appendix B. It is not necessary to have this level of insurance in effect at the time of submittal; however, proof of current coverage and coverage levels as well as a letter from your Carrier indicating upgrade availability are required.

10. Describe the firm's experience in auditing specialized areas such as a regional governmental planning and coordinating agency, which provides comprehensive planning services in such areas as housing, recreation, water management and transportation.

SECTION 3: AUDIT ORGANIZATION/LOCAL TECHNICAL QUALIFICATIONS

1. State whether the firm is a national, regional, or local firm. Describe the firm's organization (i.e., partnership, corporation, etc.) size, and structure.

2. State the address of the office that will be conducting the audit. It should be noted that in the event of a tie, firms located within the South Florida Region (Broward, Miami-Dade, and Monroe Counties) will be provided additional points.

3. Indicate the number of people, by level within the office that will handle the audit. Indicate which other audits this staff will be working on concurrently. Also, indicate the overall supervision to be exercised over the audit team by the firm's management. For those staff personnel responsible for the planning, directing, conducting substantial portions of the fieldwork or reporting on the audit, disclose the number of hours of continuing professional education directly related to governmental auditing completed during the last three (3) calendar years.

4. Provide a list of the office's current and prior government audit clients, indicating the type(s) of services performed and the number of years served for each. Indicate the firm's experience in auditing Florida entities that are similar in size and complexity to the SFRPC.

5. Indicate the office that will conduct the audit experience in providing additional services to government clients by listing the name of each government, the type(s) of services performed and the year(s) of engagement.

6. Describe the firm's participation in American Institute of Certified Public Accountants (AICPA) sponsored or comparable quality control programs and provide a report on the results of the most recently completed peer review, the related letter of comments, and the firm's response to the letter of comments.

7. Provide the firm's engagement costs by hours and staff classification and dollars.

8. State whether the firm is certified in the County Business Enterprise Program (Broward County), Community Business Enterprise Program (Miami-Dade County), or Disadvantaged Business Enterprise Program (Monroe County). If the firm is certified in any of the listed programs, provide documentation. The certification is not a requisite; however, points will be awarded to firms that are certified.

SECTION 4: AUDIT APPROACH

In this section, describe your understanding of the work to be performed and any anticipated potential audit problems. Include an assessment of Governmental Accounting Standards Board (GASB) pronouncements effective during the contract term, including GASB Statement No. 101 (Compensated Absences), GASB Statement No. 102 (Certain Risk Disclosures), and GASB Statement No. 103 (Financial Reporting Model Improvements, effective for fiscal years beginning after June 15, 2025), any impact of these Statements on your audit approach or opinion, and any assistance that your firm may offer to clients for their implementation.

SECTION 5: CLIENT REFERENCES

In this section, list the names, addresses, and phone numbers of government audit clients as references.

The evaluations made as a result of reviewing the above information from each firm will be the basis for developing a shortlist of firms who will be scheduled to make presentations before the Selection/Negotiation Committee.

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APPENDIX B

SAMPLE CERTIFICATE OF INSURANCE FOR RFP

THE FOLLOWING COVERAGES ARE DEEMED APPROPRIATE FOR THIS PROJECT AND WILL BE REQUIRED OF THE SELECTED FIRM AND IDENTIFIED IN THE NEGOTIATED AGREEMENT.

Type of Insurance	**Coverage Limits ($1000s)**	
	Each Occurrence	**Aggregate**
General Liability, which must include: Comprehensive; Premise-Operations; Contractual Insurance; Broad Form Property Independent Contractors Personal Injury	**$300**	**$300**
Bodily Injury and Property Combined	**$300**	**$300**
	Each Accident	
Worker's Compensation and Employer Liability	**$100**	
	Maximum Deduction	**Each Claim**
Professional Liability	**$25**	**$1,000**

It is not necessary to have this level of insurance in effect at the time of submittal; however, proof of current coverage and coverage levels as well as a letter from your Carrier indicating upgrade availability are required.

The selected firm will need to provide a Certificate of Insurance that shows (on general liability only) "Additional Insured: South Florida Regional Planning Council, Hollywood, Florida." Also, the firm will need to provide documentation that the issuing company will mail 30 days written notice to the SFRPC should any of the above policies be canceled before expiration date.

APPENDIX C

DEADLINES AND SCHEDULE

RFP Advertised in FAW Cone of Silence Commences	July 22, 2026
Request for Interpretation permitted by email sfadmin@sfrpc.com Q&A posted on website	July 23 – August 14, 2026
Submittal Due Date (Hard Copy Bids)	August 26, 2026, 5:00 PM (EDT)
Bid Opening (Public Meeting) and Distribution of Bids to the Selection and Negotiation Committee	August 31, 2026, 9:30 AM (TENTATIVE)
Bid Ranking (Public Meeting)	TBD – Prior to September 17, 2026
Top ranked company presentations and final selection (Public Meeting)	TBD – Prior to or on September 17, 2026
SFRPC Council Review & Action on Selection and Negotiation Committee Recommendation	September 28, 2026, 10:30 AM (EDT)

APPENDIX D

E-Verify Form for All Solicitations:

SOUTH FLORIDA REGIONAL PLANNING COUNCIL

E-VERIFY FORM UNDER SECTION 448.095, FLORIDA STATUTES

TO BE RETURNED WITH PROPOSAL

Project Name: ______________________________

Project No.: ______________________________

1. Definitions:

"Contractor" means a person or entity that has entered or is attempting to enter into a contract with a public employer to provide labor, supplies, or services to such employer in exchange for salary, wages, or other remuneration. "Contractor" includes, but is not limited to, a vendor or consultant.

"Subcontractor" means a person or entity that provides labor, supplies, or services to or for a contractor or another subcontractor in exchange for salary, wages, or other remuneration.

"E-Verify system" means an Internet-based system operated by the United States Department of Homeland Security that allows participating employers to electronically verify the employment eligibility of newly hired employees.

2. Effective January 1, 2021, Contractors, shall register with and use the E-Verify system in order to verify the work authorization status of all newly hired employees. Contractor shall register for and utilize the U.S. Department of Homeland Security's E-Verify System to verify the employment eligibility of:

a) All persons employed by a Contractor to perform employment duties within Florida during the term of the contract; and

b) All persons (including sub vendors/subconsultants/subcontractors) assigned by Contractor to perform work pursuant to the contract with the SFRPC. The Contractor acknowledges and agrees that registration and use of the U.S. Department of Homeland Security's E-Verify System during the term of the contract is a condition of the contract with the SFRPC; and

c) Should vendor become the successful Contractor awarded for the above-named project, by entering into the contract, the Contractor shall comply with the provisions of Section 448.095, Fla. Stat., "Employment Eligibility," as amended from time to time. This includes, but is not limited to registration and utilization of the E-Verify System to verify the work authorization status of all newly hired employees. Contractor shall also require all subcontractors to provide an affidavit attesting that the subcontractor does not employ, contract with, or subcontract with, an unauthorized alien. The Contractor shall maintain a copy of such affidavit for the duration of the contract.

3. Contract Termination

   a) If the SFRPC has a good faith belief that a person or entity with which it is contracting has knowingly violated s. 448.09 (1) Fla. Stat., the contract shall be terminated.

   b) If the SFRPC has a good faith belief that a subcontractor knowingly violated s. 448.095 (2) Fla. Stat., but the Contractor otherwise complied with s. 448.095 (2) Fla. Stat., shall promptly notify the Contractor and order the Contractor to immediately terminate the contract with the subcontractor.

c) A contract terminated under subparagraph a) or b) is not a breach of contract and may not be considered as such.

d) Any challenge to termination under this provision must be filed in the Circuit Court no later than 20 calendar days after the date of termination.

e) If the contract is terminated for a violation of the statute by the Contractor, the Contractor may not be awarded a public contract for a period of 1 year after the date of termination.

Company Name:
Authorized Signature:
Print Name:
Title
Date:
Phone:

STATE OF ___________________)
COUNTY OF ___________________)

The foregoing instrument was acknowledged before me by means of physical presence or online notarization, this _____ day of __________________, _________, by _______________________ on behalf of ____________________________. He/she is personally known to me or has produced ___________________ as identification.

____
NOTARY PUBLIC

____
(Name of Notary Typed, Printed or Stamped)

____
Title or Rank

____
Serial number, if any

South Florida Regional Planning Council
Proudly serving Miami-Dade, Broward, and Monroe Counties

MEMORANDUM

AGENDA ITEM #III.G

DATE: JULY 20, 2026

TO: COUNCIL MEMBERS

FROM: STAFF

SUBJECT: FY 2025-2026 AMENDED OPERATING BUDGET

Please find herewith the Amended Operating Budget for Fiscal Year 2025-2026 for your review and approval. The amendment aligns the budget adopted in September 2025 with executed grant agreements, actual program activity, and current staffing levels.

Total revenues decreased from $3,989,169 to $3,603,754, a reduction of $385,415.

- The largest driver is a realignment of trust fund revenue to actual program activity, primarily the EPA Brownfields MIA revolving loan fund, which was reduced from $600,000 to $58,672 to reflect actual award timing. This is partially offset by increases in EPA Brownfields RLF II and the Brownfields RLF.
- Federal awards were updated to executed agreement amounts, with reductions in Department of Homeland Security / Urban Area Security Initiative (DHS/UASI) Analysts and Contracted Security Analysts (CSA) offset by activation of the U.S. Department of Energy Clean Cities award and increased Hazardous Materials Emergency Preparedness (HMEP) Training funding.
- Local project revenue increased by $82,685, driven by the Economic Forecasting Partnership.
- General Fund revenues are unchanged at $1,430,630.

Total expenditures decreased from $3,989,169 to $ 3,603,754, a reduction of $385,415.

- Pass-through expenses declined by $503,037 in direct proportion to the trust fund (with professional consultants' costs dropping related to program timing) and DHS/UASI revenue adjustments. These are grant-funded costs that scale with award activity and have no impact on Council operations.
- Core operating costs were reduced by $88,242 through personnel adjustments to actual staffing and targeted savings in legal, consulting, professional development, travel, and other operating lines.

South Florida Regional Planning Council
1 Oakwood Boulevard, Suite 250, Hollywood, Florida 33020
954.924-3653 Phone, 954.924-3654 FAX
www.sfregionalcouncil.org

In summary, the amendment reflects a substantially strengthened Council financial position. In addition, the Council Reserve Fund grows from $22,194 in the adopted budget to $228,056 as amended, reflecting both the budgeted reserve contribution and the projected operating surplus. In short, the Council absorbed a revenue reduction of $420,870 while cutting expenditures faster than revenues declined and directing the resulting savings to reserves.

Recommendation

Approve the Amended Fiscal Year 2025-2026 Operating Budget.

South Florida Regional Planning Council
Proudly serving Miami-Dade, Broward, and Monroe Counties

MEMORANDUM

AGENDA ITEM #III.H

DATE: JULY 20, 2026

TO: COUNCIL MEMBERS

FROM: STAFF

SUBJECT: FY 2026 – 2027 MEMBERSHIP DUES

The Council is required to certify membership fees for the upcoming fiscal year to our member counties by August 1st of each year. For 28 years (May 1994 to July 2021), the per capita rate was held steady by the Council at $.175 per capita. In July 2021, the Council voted to begin a gradual increase over a period of five years of the per capita rate. The FY22/23 rate was set at $.20 per capita and with a scheduled increase of $.0125 per capita for the following four years to reach $.25 per capita in FY26/27. On April 17, 2023, the Council voted to add an additional $.0125 per year to reach $.30 by FY 26/27. This is the last year of scheduled dues increase.

These funds are needed to maintain and increase Council services to our member local governments. In FY 26/27, the Council's dues rate will continue to be among the lowest of the regional planning councils. Council staff uses the resident population projections for April 1, 2027 (the mid-point of the Council's fiscal year) prepared by the Florida Legislature's Office of Economic and Demographic Research (EDR). The table below shows the projected resident population for April 1, 2027, and the corresponding fees for each county at $0.30 per capita.

	Population Est. FY 2026 - 27 April 1, 2027	**FY 2025 -26 Dues $0.275 / capita**	**FY 26-27 Dues $0.30 / capita**
Broward	2,019,880	$556,748.50	$605,964.00
Miami-Dade	2,877,019	$780,280.60	$863,105.70
Monroe	86,009	$23,601.33	$25,802.70
South Florida	4,982,908	$1,360,630.43	$1,494,872.40

Source: Florida Demographic Estimating Conference, December 2025 and UF, BEBR, Florida Population Studies, Volume 59, Bulletin 203, February 2026 medium county projections.

Recommendation: Approve the Dues for FY 26 – 27

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REGIONAL PLANNING COUNCIL
DUES RATES & BUDGET 2025-2026
Updated May 2026

RPC	Per Capita Rate	Total Local Dues
Apalachee	$6,000 base $.35/capita $0 base with $0.25/capita for counties>200k population Not in ILA	$186,445 **Updated FY25/26 w/ all Counties*
Central Florida	$.037 / capita (counties only) / In ILA	$266,902
East Central Florida	$0.2089 / capita (counties only)	$901,111
Emerald Coast	Varying base fees for counties & cities plus $0.10/capita	$140,837
North Central Florida	$0.30/capita (see below) Member cities pay $.30 per/capita; assessment deducted from total county assessment.	$174,500
Northeast Florida	$0.41/capita (counties only) Not in ILA	$694,757
South Florida	$0.275 / capita (counties only)	$1,360,630
Southwest Florida	$0.15 / capita	$32,121
Tampa Bay	$2,000 base fee for cities $0.32/capita for counties	$1,229,537
Treasure Coast	$0.43/capita (counties only)	$959,749

Total County Population: April 1, 1970 - 2050*

County / State	2021	2022	2023	2024	2025	2026	2027	2028	2029	2030
Alachua	284,607	287,872	293,040	296,313	298,485	301,205	304,285	307,722	311,255	314,613
Baker	28,692	27,881	28,339	28,899	29,139	29,372	29,632	29,922	30,222	30,506
Bay	178,282	184,002	187,545	196,112	199,950	202,284	204,609	207,010	209,399	211,680
Bradford	27,955	27,013	27,389	27,335	27,668	28,019	28,200	28,282	28,311	28,334
Brevard	616,742	627,544	640,773	653,703	667,900	680,341	689,956	697,972	705,024	711,733
Broward	1,955,375	1,969,099	1,973,579	1,981,888	1,993,535	2,006,972	2,019,880	2,033,337	2,046,673	2,059,178
Calhoun	13,683	13,740	13,816	13,700	13,655	13,659	13,667	13,686	13,711	13,736
Charlotte	190,570	196,742	204,126	210,645	223,430	233,809	239,798	242,976	244,715	246,384
Citrus	155,615	158,009	162,240	166,151	166,500	167,060	168,569	170,779	173,292	175,710
Clay	221,440	225,553	231,042	236,365	238,605	240,985	244,057	247,675	251,482	255,116
Collier	382,680	390,912	399,480	408,381	413,314	418,340	424,124	430,547	437,129	443,378
Columbia	69,809	71,525	72,191	72,155	72,388	72,791	73,204	73,660	74,131	74,586
DeSoto	34,031	34,748	34,974	35,487	35,947	36,281	36,503	36,668	36,803	36,928
Dixie	16,804	16,988	17,271	17,555	17,217	16,968	16,956	17,110	17,343	17,565
Duval	1,016,809	1,033,533	1,051,278	1,062,593	1,079,044	1,096,053	1,110,626	1,123,967	1,136,333	1,147,957
Escambia	324,458	329,583	333,452	336,358	337,728	339,413	341,470	343,923	346,497	348,916
Flagler	119,662	124,202	130,756	136,310	140,714	144,693	148,295	151,685	154,911	158,009
Franklin	12,364	12,729	12,971	13,321	13,383	13,447	13,587	13,782	14,000	14,207
Gadsden	43,813	43,967	44,421	44,853	44,790	44,709	44,700	44,761	44,859	44,956
Gilchrist	18,126	18,841	19,123	19,503	19,716	19,912	20,136	20,386	20,644	20,892
Glades	12,130	12,273	12,591	12,815	13,055	13,233	13,322	13,359	13,372	13,384
Gulf	14,824	15,938	16,323	16,947	16,621	16,361	16,444	16,758	17,179	17,582
Hamilton	13,226	13,395	13,671	14,228	14,155	14,029	14,031	14,121	14,255	14,382
Hardee	25,269	25,544	25,645	25,883	26,042	26,127	26,153	26,155	26,145	26,136
Hendry	40,540	40,633	40,895	45,413	47,085	47,752	48,425	49,121	49,813	50,472
Hernando	196,540	199,207	204,265	210,577	212,849	214,894	217,633	220,913	224,395	227,737
Highlands	102,065	103,102	104,385	106,109	107,976	109,423	110,338	110,954	111,408	111,836
Hillsborough	1,490,374	1,520,529	1,541,531	1,560,449	1,575,637	1,594,004	1,614,984	1,638,269	1,662,169	1,684,960
Holmes	19,665	19,784	19,910	20,059	20,042	20,032	20,058	20,119	20,195	20,268
Indian River	161,702	165,559	167,781	171,029	173,013	174,976	177,198	179,656	182,173	184,569
Jackson	47,198	48,395	48,982	49,345	49,728	50,031	50,204	50,321	50,406	50,484
Jefferson	14,590	14,923	15,402	15,667	15,761	15,845	15,934	16,035	16,139	16,238
Lafayette	7,937	7,808	8,074	8,504	8,601	8,632	8,685	8,756	8,834	8,910
Lake	400,142	403,857	414,749	433,331	445,881	456,800	467,563	478,344	488,926	499,078
Lee	782,579	802,178	800,989	827,016	839,223	849,726	863,684	880,175	897,545	914,121
Leon	295,921	299,130	301,724	302,197	305,866	309,517	311,859	313,476	314,686	315,796
Levy	43,577	44,288	45,283	45,845	46,270	46,716	47,138	47,569	47,995	48,406
Liberty	7,464	7,831	7,977	8,016	8,140	8,234	8,272	8,275	8,261	8,249
Madison	18,122	18,438	18,698	18,649	18,859	19,044	19,098	19,076	19,017	18,961
Manatee	411,209	421,768	439,566	455,356	466,845	477,595	487,946	498,131	507,969	517,272
Marion	381,176	391,983	403,966	419,510	433,765	444,994	453,367	460,016	465,693	471,135
Martin	159,053	161,655	162,847	164,853	166,281	167,604	168,917	170,300	171,687	173,007
Miami-Dade	2,731,939	2,757,592	2,768,954	2,774,841	2,814,927	2,852,974	2,877,019	2,893,180	2,905,102	2,916,375
Monroe	83,411	83,961	84,511	84,147	84,707	85,458	86,009	86,467	86,864	87,231
Nassau	93,012	95,809	100,763	103,990	107,053	110,005	112,604	114,991	117,210	119,303
Okaloosa	213,204	215,751	219,260	221,806	226,193	230,304	233,332	235,728	237,738	239,607
Okeechobee	39,148	39,385	39,591	40,230	40,314	40,325	40,410	40,563	40,744	40,912
Orange	1,457,940	1,481,321	1,492,951	1,511,568	1,536,045	1,561,446	1,585,325	1,608,727	1,631,339	1,652,822
Osceola	406,460	424,946	439,225	451,231	484,915	514,539	533,652	545,928	554,601	562,892
Palm Beach	1,502,495	1,518,152	1,532,718	1,545,905	1,556,161	1,568,499	1,582,157	1,597,338	1,612,880	1,627,593
Pasco	575,891	592,669	610,743	633,029	648,369	662,068	675,572	689,114	702,351	714,926
Pinellas	964,490	972,852	974,689	971,218	966,933	965,553	966,207	968,741	972,153	975,432
Polk	748,365	770,019	797,616	826,090	846,896	865,979	884,385	902,520	920,040	936,586
Putnam	73,673	74,249	75,906	76,138	76,600	77,099	77,380	77,556	77,673	77,772
St. Johns	285,533	296,919	315,317	331,479	348,336	363,447	375,914	386,691	396,423	405,745
St. Lucie	340,060	350,518	368,628	385,746	394,074	401,678	410,264	419,596	429,093	438,162
Santa Rosa	191,911	196,834	202,772	207,983	211,445	214,993	218,810	222,872	226,967	230,882
Sarasota	441,508	452,378	464,223	479,027	487,640	495,031	502,585	510,429	518,262	525,776
Seminole	477,455	484,054	486,839	493,282	495,106	497,428	501,340	506,507	512,165	517,538
Sumter	134,593	141,420	155,318	156,743	162,493	169,239	174,622	179,143	183,153	187,003
Suwannee	43,676	44,688	45,448	46,519	47,274	47,820	48,228	48,571	48,875	49,169
Taylor	20,957	21,375	21,686	21,802	22,011	22,194	22,301	22,369	22,415	22,458
Union	15,799	15,550	16,137	16,100	16,821	17,450	17,707	17,729	17,632	17,536
Volusia	563,358	572,815	583,505	594,643	604,533	613,669	621,769	629,380	636,522	643,198
Wakulla	34,311	35,169	36,168	37,313	38,189	38,940	39,607	40,234	40,831	41,404
Walton	77,941	79,544	83,342	87,728	90,547	93,100	95,700	98,345	100,953	103,440
Washington	24,995	25,461	25,497	26,568	26,876	26,985	27,163	27,397	27,654	27,899
Florida	21,898,945	22,276,132	22,634,867	23,014,551	23,379,261	23,728,105	24,043,569	24,345,865	24,634,636	24,909,028

*Projections begin in 2026.

Based on the results from the Florida Demographic Estimating Conference, December 2025 and UF, BEBR, Florida Population Studies, Volume 59, Bulletin 203, February 2026 medium county projections.

South Florida Regional Planning Council
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MEMORANDUM

AGENDA ITEM #IV.A

DATE: JULY 20, 2026

TO: COUNCIL MEMBERS

FROM: STAFF

SUBJECT: SFRPC / TCRPC JOINT CONFERENCE UPDATE

Council staff will provide an update on the SFRPC / TCRPC Joint Conference Agenda. The Conference working title is “Blue Tech Jobs: Policy, Investment, and Workforce Development in Southeast Florida”.

This conference is scheduled for October 30th at the Broward Center for the Performing Arts, Mary N. Porter Riverview Ballroom, 201 SW 5th Avenue, in Fort Lauderdale.

Recommendation:

Information only.

<u>STAFF WORKING DRAFT</u>

Blue Tech Jobs: Policy, Investment, and Workforce Development in Southeast Florida

A Joint Conference of the South Florida Regional Planning Council and

the Treasure Coast Regional Planning Council

October 30, 2026

Broward Center for the Performing Arts, Mary N. Porter Riverview Ballroom
201 SW 5th Avenue, Fort Lauderdale, Florida 33312

* * * * * * * * * * * * * *

Conference Goals:

- Assess the potential for expansion of Blue Tech in Southeast Florida
- Understand the challenges or potential obstacles hindering the expansion of Blue Tech
- Identify best practices to advance Blue Tech particularly through local government land use and regulation
- Facilitate a broad, multi-sector, regional conversation about potential next steps including opportunities to work together to further Blue Tech in Southeast Florida.

8:30 a.m. – 9:00 a.m. Registration and Networking (30 min)

9:00 a.m. – 9:10 a.m. Welcome

- **SFRPC Chair Senator René García & TCRPC Chair Commissioner Maria Marino**

9:10 – 9:15 Conference Framing (5 min)

Opening remarks on what is Blue Tech and why Blue Tech matters to Southeast Florida's ocean economy, workforce strategy, and joint regional economic development priorities.

- **Senator Geller, Chair, SFRPC CEDS Committee**

9:15 a.m. – 9:30 a.m. Blue Tech Implementation Overview (10 min plus 5 min Q&A)

Brief presentation connecting the CEDS process to the Blue Tech Jobs agenda, defining and framing Blue Tech as the innovation layer of the regional ocean economy, identifying the implementation questions for the day, and summarizing the local government survey.

- **Randy Deshazo**, Deputy Director; Director of Economic Development and Research, South Florida Regional Planning Council

9:30 a.m. – 10:25 a.m. Panel 1: What Blue Tech Companies Do in Southeast Florida (50 min plus 5 min Q&A)

This panel will showcase Blue Tech through company examples rather than abstract definitions. The focus will be on local firms, products, services, and technologies. Speakers will explain what they build, who buys it, how it helps ports, local governments, coastal managers, researchers, or private industry, and where public sector involvement may be useful.

Potential Speakers:

- *Moderator:* **Bob Swindell**, President and CEO, Greater Fort Lauderdale Alliance
- **Bonnie Schneider**, Skywind Solutions

  Topic: Weather data for ports.
- **Nick Bourdon**, Reef Arches, Palm Bay.

  Topic: Shoreline Infrastructure.
- **Anya Freeman or Charlotte Hoffman**, Kind Designs

  Topic: Permitting for shoreline infrastructure.
- **Don Darling**, President, SeaRobotics Corporation, Martin County.

  Topic: Unmanned surface vehicles used for hydrographic surveys, environmental monitoring, security, and scientific research worldwide.
- **John Jacobson**, CEO, Advanced Ocean Systems, Martin County

  Topic: Oceanographic instrumentation, autonomous systems, sensors, and engineering solutions for government, defense, and research customers
- **Edie Widder, Ph.D.**, CEO and Senior Scientist, Ocean Research and Conservation Association (ORCA), Indian River County.

  Topic: Environmental sensors, water quality monitoring, artificial intelligence and data analytics, and citizen science to improve lagoon management
- **Raquel De Antonio**, Sargassum Eco Lumber

  Topic: Sargassum-based lumber products.
- **Speaker to be identified**, Algas Organics

  Topic: Algas Fiber

- **Speaker to be identified**, ShoreWorks, Monroe County

  Topic: Shoreline erosion control solutions

10:25 a.m. – 10:40 a.m. Networking Break (15 min)

10:40 a.m. – 11:30 a.m. Panel 2: Workforce, Credentials, and Employer Commitments (40 min plus 10 min Q&A)

Focus on the workforce systems needed to support Blue Tech job growth. Topics will include credentials, apprenticeships, incumbent worker training, employer commitments, university and college pathways, and workforce board programs. The Florida Office of Ocean Economy is working in this area, and workforce development boards can contribute to the panel discussion.

Potential Speakers:

- ***Moderator*** *(proposed):* **Kelly Smallridge**, President and CEO, Business Development Board of Palm Beach County. Potential Alternate: Pete Tesch, former President, Economic Development Council of St. Lucie County, a county with substantial marine-based activity.
- **Colin Polsky, Ph.D.,** Florida Atlantic University

  Topic: Workforce Innovation Network and the Florida Office of Ocean Economy.
- **Terri-Ann Brown**, Miami Tech Works

  Topic: Workforce innovation.
- **Jonathan Gueverra, Ph.D.,** President and CEO, The College of the Florida Keys

  Topic: Credential Programs.
- **Speaker to be identified**, Broward College

  Topic: Marine Engineering Department.
- **Port Representative:** Port Everglades, Port of Palm Beach, PortMiami, or Port of Fort Pierce.

  Topic: What skill sets are needed for the Port Workforce of the Future?
- **Ted Astolfi, CEO,** Economic Council of Martin County

  Topic: Water filtration technology
- **Speaker to be identified**, Chapman School of Seamanship, Martin County.

  Topic: Merchant Marine, Coast Guard, and marine credentialing.
- **Rod Miller**, Beacon Council

  Topic: TBD

11:30 a.m. – 12:35 p.m. Lunch and Keynote (65 min)

- *Keynote, 11:35 a.m. – 12:05 p.m. (30 min):* **Alison Barlow**, Executive Director, St. Petersburg Innovation District
- *Lunch, 12:05 p.m. – 12:35 p.m. (30 min)*

DRAFT

12:35 p.m. – 1:40 p.m. Panel 3: Regulatory Pathways, Permitting, and Local Government Tools (50 min plus 15 min Q&A)

This panel will examine the regulatory and land use tools that could help Blue Tech companies test, deploy, and scale technologies in Southeast Florida. Topics may include permitting pathways, pilot deployment zones, temporary approvals, flexible zoning, model ordinance concepts, and lessons from the St. Petersburg Innovation District or similar models.

Potential Speakers:

- *Moderator:* **James Kohnstamm**, Director of Economic Development, Miami-Dade County.

  (Knowledgeable about multi-county perspectives and the Risk and Resilience Tech Hub)

  Identify appropriate County staff from the seven-county Southeast Florida region.

1:40 p.m. – 2:30 p.m. Panel 4: Research, Commercialization, and Capital (45 min plus 5 min Q&A)

This panel will explore research-to-market and commercialization. Topics may include university research, commercialization pathways, port or local government demonstration projects, corporate partnerships, federal and state funding, venture capital, and what makes a Blue Tech company investable or bankable. A corporate venture capital speaker could be included, paired with research, commercialization, or applied deployment speakers.

Potential Speakers:

- *Moderator:* **Katherine O'Fallon**, Executive Director, Marine Research Hub.
- **Kevin Cox, Ph.D.**, Director, Adams Center for Entrepreneurship, Florida Atlantic University.
- **Representative to be identified**, Nova Southeastern University Ocean Sciences, or the Levan Center of Innovation.
- **Daniel Kleinman**, Founder and CEO, Seaworthy Collective.
- **Susan Zellers and/or Millicent Pitts**, Ocean Exchange.
- **Representative to be identified**, Florida Oceanographic Society, Martin County

  Topic: water quality and the aquarium and museum function.
- **Representative to be identified**, Smithsonian Marine Station at Fort Pierce, St. Lucie County.
- **Representative to be identified**, Tampa Bay Wave BlueTech|X Accelerator. Backed by a $14 million federal grant, the accelerator connects early-stage ocean startups with active investors and strategic partners.
- **Note**: ORCA is also under consideration for this panel as an alternative to Panel 1 placement.
- **CORAL RESEARCH, PROPAGATION**

DRAFT

2:30 p.m. – 2:55 p.m. Implementation Discussion and Next Steps (25 min)

A closing session that identifies the next practical steps from the conference. Possible outputs include a Blue Tech policy blueprint, candidate pilot project areas, and workforce action items. A structured list of tangible, actionable next steps will be pre-drafted before the event.

Speakers:

- **Tom Lanahan**, Executive Director, Treasure Coast Regional Planning Council. Proposed.
- **Isabel Cosio Carballo, MPA,** Executive Director, South Florida Regional Planning Council. Proposed.

2:55 p.m. – 3:00 p.m. Closing Remarks (5 min)

DRAFT

MEMORANDUM

AGENDA ITEM #IV.B

DATE: JULY 20, 2026

TO: COUNCIL MEMBERS

FROM: STAFF

SUBJECT: SFRPC MEMBERSHIP COMMITTEE UPDATE

The SFRPC Membership Committee[1] met on June 15th. SFRPC Executive Director Isabel Cosio Carballo and Legal Counsel Sam Goren were in attendance. Mrs. Cosio Carballo opened the workshop by outlining key membership challenges facing the Council, including inconsistent participation across counties and the impact of term limits on SFRPC Council Members, particularly county commissioners serving on the Board. She provided background on the Council's structure, noting that it was initially established through an Interlocal Agreement in 1974, and 186.505, F.S. (84-257), which governs membership, voting, and related procedures.

Councilmembers discussed appointment procedures, participation levels, and potential strategies to strengthen involvement. It was noted that members are appointed by the respective County Commission Chairs, Municipal Leagues, and historically by the Governor, prompting discussion on how to encourage more consistent engagement and expand representation. Mrs. Cosio Carballo emphasized the importance of maintaining a strong and balanced presence across all three counties and inquired if there was interest in exploring a structure that includes both primary members and alternate members as a means to engage potential new members. The state's regional planning councils vary in their membership approach with some not allowing alternate members, some permitting alternate members and allowing them to vote in the absence of the primary member, and others not allowing alternate members to vote.

Additional ideas that were explored included increasing outreach to municipal partners, particularly through the League of Cities, and reinforcing the value of Council participation through periodic presentations to the respective appointing bodies, to local governments and, on topics of interest, to community organizations. Upon deliberation, the SFRPC Membership Committee was not supportive of the creation of a class of alternate members which were seen to be of lesser standing, preferring instead

[1] Chair Senator García, Councilmember Allbritton, Councilmember Caplan, Councilmember Senator Steve Geller, and Councilmember Maria Rodriguez

to encourage greater participation of current members, and to identify service-minded elected officials to fill vacancies, with possible consideration of expanding the number of members on the Board.

Legal Counsel Sam Goren clarified that the Council is statutorily composed of 19 members and advised that modifications to the Council's membership structure may require amendments to the Bylaws and, more fundamentally, the 1974 Interlocal Agreement. He noted that such updates may be necessary to ensure the continued effectiveness and viability of the organization. Councilmembers discussed strengthening enforcement of attendance requirements and improving communication with inactive members to promote accountability and sustained participation.

Following discussion, there was early interest in expanding municipal representation and improving overall engagement. Councilmember Senator Geller made a motion to recommend amending the Interlocal Agreement to add one municipal representative per county to be appointed by the respective League of Cities. The motion was seconded by Vice Chair Caplan. Mr. Goren clarified that, if supported, the motion would be forwarded as a recommendation to the full Council for consideration.

Before the motion was voted on, Executive Director Isabel Cosio Carballo pointed out that if this proposal were to go forward it would result in municipal members having the same number of votes as the counties despite not having responsibility for contributing to Council Dues as the counties do. The SFRPC Membership Committee then discussed potentially increasing the number of county commission members from 3 to 4 for greater county representation.

Mrs. Cosio Carballo reminded the Council Members that increasing the number of members on the Board would also increase the number of members needed to obtain quorum for future council meetings pursuant to Chapter 120.525, F.S. (Chapter 2020-122) which requires 1/3 of the voting members to be physically present at the meeting location. She recommended that the Board allow her to prepare documentation for consideration of the Council reflecting the impact that increasing municipal and county members would have on quorum requirements and delay any modifications to the Interlocal Agreement until such time that the Committee has an opportunity to consider the information and continue their conversation. The SFRPC Membership Committee agreed, did not vote on the previous motion, and delayed further action for the time being.

Recommendation:

Information only.

STATEMENT OF ORGANIZATION	CURRENT STATUS	MODIFIED V-1 (Add +1 Municipal)[1]	MODIFIED V-2 (Add + 1 Municipal; + 1 County)	
Miami-Dade County Commission	FILLED		+1	
Miami-Dade County Commission	FILLED			
Miami-Dade County Commission	FILLED			
Miami-Dade League of Cities	FILLED	+ 1	+ 1	
Miami-Dade League of Cities	FILLED			
Broward County Commission	FILLED		+ 1	
Broward County Commission	FILLED			
Broward County Commission	FILLED			
Broward County League of Cities	FILLED	+ 1	+ 1	
Broward County League of Cities	FILLED			
Monroe County Commission	FILLED		+ 1	
Monroe County Commission	FILLED			
Miami-Dade League of Cities: Monroe County Municipal Appointment	FILLED	+ 1	+ 1	
Governor's Appointment[2] Monroe	VACANT			
Governor's Appointment Miami-Dade	VACANT			
Governor's Appointment Broward	FILLED			
Governor's Appointment	VACANT			
Governor's Appointment	VACANT			
Governor's Appointment	VACANT			
Total Potential Voting (TPV): 19	TTL Voting: 14 TPV: 19	TPV: 17 TPV Full: 22	TPV: 20 TPV Full: 25	
Quorum: 6 physically present	(4.2) 5 @ 14 (5.7) 6 @ 19	(5.1) 5 @ 17 (6.6) 7 @ 22	6 @ 20 8 @ 25	
Ex Officios				
FDOT 4 & 6	FILLED			
FDEP	FILLED			
FloridaCommerce	VACANT			
SFWMD	FILLED			

[1] Under Modified V-1, Municipal Votes = County Votes

[2] Governor's Appointments: Maximum of six (6); Minimum of three (3) – one per county.

4.0 Membership, Voting, and Term of Office

(1) Broward County and Miami-Dade County shall each be represented by three (3) county commissioners, and Monroe County shall be represented by two (2) county commissioners. All members shall be selected from the respective elective governing body by the Chair of the County Commission.

(2) Monroe County, in addition to the membership in (1), shall be entitled to one (1) elected official member to serve on the Council. Broward and Miami-Dade counties, in addition to the membership in (1) shall be entitled to two (2) elected official members to serve on the Council. Such members shall be elected officials of general-purpose municipal government appointed by the respective League of Cities representing the county.

(3) The Governor of the State of Florida shall appoint a maximum of six (6) voting members. Each county in the Region shall be represented by a minimum of one (1) appointment by the Governor.

(4) The names of all Council Members shall be recorded in the Council minutes.

(5) For the conduct of all business, each Council Member shall have one (1) equal vote.

(6) The basic term of office for Council Members appointed by the Governor shall not exceed three (3) years. All appointed representatives shall be eligible for reappointment. This section shall not be construed to limit the authority or ability of governmental, collegial bodies to change their appointments to the Council.

(7) The initial term and any subsequent terms of office for Council Members appointed by the Chairs of the county commissions shall be determined by the Commission Chairs as otherwise provided by law.

(8) It is the express purpose and intent of this Statement of Organization that the composition of Council Members reflects the diversity in the community of South Florida and that appointments made by the Governor, by principal member units and member governments shall, in all instances, embrace the multi-cultural, multi-ethnic, multi-lingual and multi-racial environment of South Florida.

(9) No Council Member may serve more than ten (10) consecutive years.

SFRPC
South Florida Regional Planning Council
Proudly serving Miami-Dade, Broward, and Monroe Counties

MEMORANDUM

AGENDA ITEM # IV.C

DATE: JULY 20, 2026

TO: COUNCIL MEMBERS

FROM: STAFF

SUBJECT: SFRPC REVOLVING LOAN FUNDS STATUS REPORT

The South Florida Regional Planning Council Revolving Loan Program has historically served the needs of businesses that are not entirely served by conventional lenders, with an emphasis on applicants who have been denied credit by a conventional lender. As such, the Council's RLF loans are considered riskier than conventional loans. The Loan Administration Board may charge a higher interest rate to a particular borrower depending on the risk factors of that loan. In addition, most loan payments are due on the first day of each month until maturity.

Attached for your review is the Revolving Loan Fund Status Report. In reviewing the attached status report, please note that the borrowers' loan agreements provide a fifteen (15) day grace period in which they can make their payments without a five percent late charge penalty. This status report is generated fifteen (15) days prior to the end of the month. Council staff routinely makes phone calls and sends past due notices to past due accounts after ten (10) and fifteen (15) days.

The Council policy on loan amounts and the structure of the loans for each loan program is:

> *"Loan amounts may range from $25,000 to $500,000. Borrowers seeking more than one loan may not exceed $500,000 in aggregate. Loans may be used for funding up to 100 percent of a project, provided that bank or conventional financing is unavailable, and that equity is nonexistent or is otherwise needed for cash flow. In cases where limited financing from a private/traditional source is available, loans can be used as supplemental or "second mortgage" funds. Second positions on collateral may be acceptable so long as the prior lien holder is a lending institution."*

Please find attached Legal Counsel's South Florida Regional Planning Council ("SFRPC") / Revolving Loan Fund report on legal action that has been taken to collect on delinquent accounts.

Payment Status Report Traditional RLF Payment Status Report													
Loan	**Company /Borrower**	**Amount**	**Disbursed**	**Pmts**	**Last Activity**	**Last Balance**	**Paid Thru**	**Days Late**	**Last Activity**	**Next Pay Due**	**Loan Date**	**Maturity Date**	**Board Action**
1022	XXXXXXXXXXXXXXX	300,000.00	300,000.00	240	2,709.36	245,901.81	07/01/26	0	07/01/26	08/01/26	01/08/04	09/01/39	Performing
1023	XXXXXXXXXXXXXXX	301,586.50	301,586.50	120	350.00	161,715.88	07/01/26	0	07/01/26	08/01/26	07/19/06	03/01/29	Performing
1039	XXXXXXXXXXXXXXX	125,000.00	125,000.00	84	200.00	119,582.53	06/01/26	0	06/09/26	07/01/26	11/24/08	12/31/15	Performing
1040	XXXXXXXXXXXXXXX	200,000.00	200,000.00	84	1,472.32	22,498.35	07/01/26	0	07/01/26	08/01/26	02/02/09	08/01/28	Performing
3024	XXXXXXXXXXXXXXX	189,043.88	189,043.88	144	500.00	82,000.00	07/01/26	0	07/01/26	08/01/26	07/26/99	12/01/16	Default Final Judgment
4008	XXXXXXXXXXXXXXX	300,000.00	300,000.00	0	750.00	131,270.94	06/12/26	0	06/14/26	07/12/26	07/31/09	03/31/39	Performing
4018	XXXXXXXXXXXXXXX	119,598.00	150,000.00	120	1,327.78	106,889.52	07/01/26	0	07/01/26	08/01/26	07/12/13	08/01/20	Performing
4027	XXXXXXXXXXXXXXX	149,500.00	149,500.00	120	1,590.98	19,392.95	09/01/25	273	09/04/25	10/01/25	12/15/15	12/15/25	Pending Collateral Sale
4028	XXXXXXXXXXXXXXX	75,000.00	75,000.00	1	765.03	74,994.72	04/01/19	2618	04/12/19	05/01/19	11/17/16	09/30/19	Pending Collateral Sale
4029	XXXXXXXXXXXXXXX	75,000.00	75,000.00	1	803.02	75,000.00	04/01/19	2618	04/12/19	05/01/19	12/14/16	09/30/19	Pending Collateral Sale
4031	XXXXXXXXXXXXXXX	332,972.82	332,972.82	111	500.00	319,583.86	04/15/26	47	04/17/26	05/15/26	09/28/17	08/01/28	Performing
4032	XXXXXXXXXXXXXXX	300,000.55	300,000.55	120	3,577.27	105,746.01	07/01/26	0	07/01/26	08/01/26	10/24/18	11/01/28	Performing
4033	XXXXXXXXXXXXXXX	254,999.57	254,999.57	84	250.00	187,832.65	10/15/23	959	10/12/23	11/15/23	10/25/18	10/25/25	In Legal

Loan	Company /Borrower	Amount	Disbursed	Pmts	Last Activity	Last Balance	Paid Thru	Days Late	Last Activity	Next Pay Due	Loan Date	Maturity Date	Board Action
4034	**XXXXXXXXXXXXXXX**	84,506.66	84,506.66	84	300.00	71,412.80	08/01/22	1399	08/01/22	09/01/22	01/03/19	01/03/26	Default Final Judgment
4035	**XXXXXXXXXXXXXXX**	248,684.03	248,684.03	84	375.00	7,271.57	07/01/26	0	07/01/26	08/01/26	03/05/19	10/01/33	Performing
4036	**XXXXXXXXXXXXXXX**	549,223.30	549,223.30	84	375.00	471,969.60	07/01/26	0	07/01/26	08/01/26	03/05/19	10/01/33	Performing
4037	**XXXXXXXXXXXXXXX**	173,904.64	173,904.64	84	1,000.00	92,018.59	07/01/26	0	07/01/26	08/01/26	03/28/19	10/01/33	Performing
4039	**XXXXXXXXXXXXXXX**	200,000.00	200,000.00	84	300.00	196,815.27	08/01/22	1399	08/01/22	09/01/22	03/12/20	04/01/27	Default Final Judgment
4040	**XXXXXXXXXXXXXXX**	400,000.00	400,000.00	84	250.00	389,882.46	10/15/23	959	10/12/23	11/15/23	09/23/19	09/23/26	In Legal
4043	**XXXXXXXXXXXXXXX**	200,000.00	200,000.00	120	2,322.17	91,403.12	07/01/26	0	07/01/26	08/01/26	04/22/21	04/01/31	Performing
4044	**XXXXXXXXXXXXXXX**	130,000.00	130,000.00	120	1,347.30	68,006.56	07/01/26	0	07/01/26	08/01/26	03/22/21	03/01/31	Performing
4046	**XXXXXXXXXXXXXXX**	100,000.00	100,000.00	60	300.00	78,727.84	06/15/26	0	06/17/26	07/16/26	10/06/22	10/01/27	Modification
4048	**XXXXXXXXXXXXXXX**	349,497.00	98,668.75	60	352.00	83,108.75	07/01/26	0	07/01/26	08/01/26	02/23/23	03/01/28	Performing
4049	**XXXXXXXXXXXXXXX**	331,700.00	80,271.75	60	301.00	71,241.75	07/01/26	0	07/01/26	08/01/26	02/23/23	03/01/28	Performing
4050	**XXXXXXXXXXXXXXX**	331,700.00	85,566.75	60	321.00	75,936.75	07/01/26	0	07/01/26	08/01/26	02/23/23	03/01/28	Performing
Totals		**5,821,916.95**	**5,103,929.20**		**22,339.23**	**3,350,204.28**							

Kerry L. Ezrol
KEzrol@GorenCherof.com

GOREN CHEROF DOODY & EZROL P.A.
ATTORNEYS AT LAW

July 6, 2026

VIA E-MAIL (isabelc@sfrpc.com)
Isabel Cosio Carballo, MPA, Executive Director
South Florida Regional Planning Council
Oakwood Business Center
One Oakwood Boulevard, Suite 250
Hollywood, FL 33320

Re: South Florida Regional Planning Council ("SFRPC") / Revolving Loan Fund Status Report

Dear Ms. Carballo:

Below please find the status of the Revolving Loan Fund cases which have been brought on behalf of the SFRPC. This shall confirm that once a judgment is obtained and recorded, our office has been instructed to take no further action, other than to re-record specified judgments, as requested, in a timely fashion. We have therefore removed all of the "Closed Cases" from this list. In the future, once a judgment is obtained and recorded relative to cases appearing on this list, they will be removed from this list.

1. **SFRPC adv. Equity Partners 102, LLC**
   (Our File No. 9940633)

Equity Partners 102 foreclosure complaint was filed with the Court on July 13, 2023. On July 24, 2023, SFRPC filed an Answer and did not assert affirmative defenses. Equity Partners seeks to foreclose its first mortgage against Ms. Dawson's real property located at 2748 NW 8th St., Fort Lauderdale, FL. Since April, 2025, Chris Stearns of Johnson Anselmo has been representing SFRPC.

On September 15, 2025, the Court entered an Order Resetting Trial, rescheduling the trial period to December 15, 2025 through December 19, 2025 and scheduling a calendar call for December 11, 2025. On November 10, 2025, Ms. Dawson filed another Notice of Extended Unavailability through November 28, 2025. SFRPC rescheduled it's hearing to November 20, 2025, then again rescheduled it for December 1, 2025. On November 12, 2025, the Court entered a Uniform Case Management Order, scheduling a mandatory Case Management Conference for December 1, 2025. On December 2, 2025, the Court entered the following: 1) Order Granting SFRPC's Motion to Strike and/or to Dismiss Amended Crossclaim; and 2) Order on Case Management Conference.

On December 2, 2025 and December 3, 2025, Ms. Dawson filed the following pleadings: 1) Affidavit of Excusable Neglect; 2) Motion to Vacate Order on Case Management Conference of December 1, 2025; 3) Motion to Vacate Order on SFRPC's Motion to Strike and/or to Dismiss Amended Crossclaim dated December 2, 2025; and 4) Notice of Objection for Plaintiff's Motion for Summary Judgment to be Heard on Motion Calendar. On December 4, 2025, Plaintiff filed a Re-Notice of Hearing for their Motion for Summary Final Judgment and it was scheduled for December 18, 2025. On December 5, 2025, Ms. Dawson filed a Motion to Strike Re-Notice of Hearing on Plaintiff's Motion for Final Summary Judgment and a Motion for Continuance and/or Stay the Calendar Call December 11, 2025. On December 9, 2025 and December 10, 2025, Ms. Dawson filed the following: 1) Notice of Filing Transcript of Hearing held May 21, 2025; 2) Sworn Affidavit of Angela L. Dawson; and 3) Verified Motion to Disqualify Judge Daniel Casey. On December 11, 2025, the Court entered an Order of Disqualification, granting Ms. Dawson's Motion and randomly reassigning the case to another Circuit Civil Division. The case was reassigned to the Honorable Judge John Bowman. The Honorable Judge Bowman had previously recused himself on or about November 7, 2018, in South Florida Regional Planning Council v. Angela Dawson PA, et al, Case No. CACE18-010315 and this current case will most likely be reassigned again.

Howard Law filed a Notice of Appearance on behalf of Equity Partners on December 17, 2025. A Stipulation for Substitution of Counsel and Consent to Substitution of Counsel was filed on December 18, 2025. On December 31, 2025, Ms. Dawson filed a Motion for Reconsideration/Vacate and/or Amend Prior Orders of Disqualified Judge Casey. On January 26, 2026, Plaintiff filed a Response in Opposition to Defendant's Motion for Reconsideration/Vacate and/or Amend Prior Orders of Disqualified Judge Casey. On February 2, 2026, Plaintiff filed a Notice of Readiness for Trial. A hearing was scheduled for February 17, 2026 for Defendant's Motion to Reconsideration/Vacate and/or Amend Prior Orders of Disqualified Judge Casey. On February 9, 2026, Summonses were issued to SFRPC, Equity Partners, and Benworth Capital Partners, LLC on behalf of Defendant 1817 NW 15th St, LLC. Ms. Dawson filed a Notice of Unavailability for the periods of February 11th, 13th, 17th, 19th, and 24th, 2026. On February 16th, 2026, Ms. Dawson filed a Verified Motion to Disqualify Judge John Bowman. On March 9, 2026, the Court entered an Order granting the Motion to Disqualify.

On May 11, 2026, Ms. Dawson filed a Notice of Unavailability. On May 15, 2026, Plaintiff filed a Notice of Hearing for their Notice of Readiness for Trial which was scheduled for May 26, 2026. Please note, this case was reassigned to the Honorable Michael A. Robinson. On May 22, 2026, Ms. Dawson filed a Motion to Strike Notice of Hearing scheduled for May 26th. On May 26, 2026, the Court entered an Order of Recusal and Directions to the Clerk of the Court recusing itself from further proceedings and directing the Clerk to reassign the case to another civil division. This case was reassigned to the Honorable N. Hunter Davis.

On June 9, 2026, SFRPC was served with a Summons and Defendant's, 1817 NW 15th ST, LLC's, Amended Counterclaim and Crossclaim with Additional Party Counterclaims for Damages. On June 23, 2026, SFRPC filed its Motion to Strike and/or to Dismiss Amended Crossclaim and for Order of Sanctions. The hearing on the Notice of Readiness for Trial is scheduled for July 8, 2026.

Should you have any questions, please feel free to contact me.

Sincerely yours,

/s/ *Kerry L. Ezrol*

Kerry L. Ezrol

KLE:jc

cc: Samuel S. Goren, General Counsel (via e-mail & hard copy)
Steve Foreman (via e-mail)
Jeffrey Tart (via e-mail)
Kathe Lerch (via e-mail)

Phone 954-924-3653
Fax 954-924-3654
www.sfregionalcouncil.org

BUILDING AFFORDABLE HOMES IN FORT LAUDERDALE

The Southeast Florida Community Development Fund, Inc. and the Broward County Minority Builders Coalition to Construct Four Affordable Three-Bedroom Homes in Fort Lauderdale

The Broward County Minority Builders Coalition, Inc. (MBC) is advancing its commitment to expanding affordable housing opportunities through the construction of four new single-family homes in the City of Fort Lauderdale. This project will deliver high-quality, energy-efficient residences as part of the Broward County in-fill lot development program.

Each home will feature three bedrooms and two bathrooms, ranging from approximately 1,900 to 2,200 square feet.

This housing initiative is made possible through collaboration between the Broward County Minority Builders Coalition, Inc. and the Southeast Florida Community Development Fund, Inc., (SFCDFI) an independent 501(c)(3) that promotes community and economic development, expands access to capital, and supports job creation. The Southeast Florida Community Development Fund, Inc. provides construction financing for affordable residential homes for first-time minority homebuyers and delivers loans and development services to disadvantaged small businesses. Together, the Broward County MBC and the SFCDFI are advancing an affordable housing initiative and economic opportunity for Fort Lauderdale residents.

Project Overview

Construction of four new affordable homes in Fort Lauderdale, FL in Broward County

Home Details

Each 1,900–2,200 SF home consists of three bedrooms, and two bathrooms

Locations

- 1050 NW 29th Terrace
- 2694 NW 15th Street
- 370 NW 27th Terrace
- 390 NW 27th Terrace

South Florida Regional Planning Council
1 Oakwood Boulevard, Suite 250, Hollywood, Florida 33020

To learn more about the SFCDFI or how to get involved, please contact Senior Loan Officer, Jeffrey Tart at 954-924-3653 or jtart@sfrpc.com.

Isabel Cosio Carballo, MPA
Executive Director, SFRPC

South Florida Regional Planning Council
Proudly serving Miami-Dade, Broward, and Monroe Counties

The Honorable René García, SFRPC Chair
Miami-Dade County Commissioner, and
Former State Senator

FOR IMMEDIATE RELEASE

July 8, 2026

$1,000,000 in EPA Supplemental Funding Awarded to the South Florida Regional Planning Council for Brownfields Cleanup and Redevelopment

The SFRPC is Florida's sole Brownfields Revolving Loan Fund grantee selected in this round of EPA Brownfields supplemental funding

Hollywood, FL – The South Florida Regional Planning Council (SFRPC) has been awarded a **$1 million Revolving Loan Fund (RLF) Supplemental Grant** by the U.S. Environmental Protection Agency (EPA) to supplement its existing Brownfields Cleanup Revolving Loan Fund program. The designated funds will be used for the remediation of the **former Hollywood Incinerator Ash Dump (HIAD)** site in Hollywood, Florida.

The SFRPC was among 31 existing Revolving Loan Fund recipients nationwide selected for supplemental funding to help advance viable cleanup projects. EPA has awarded SFRPC $8.7 million to date for its Brownfields RLF program, with this new $1 million grant adding to that total. The program provides financing for the cleanup and redevelopment of contaminated and underutilized properties across the region.

"We are grateful for EPA's continued investment and proud to continue this important work in partnership with our local communities. This latest EPA supplemental award reflects the broader regional impact of the South Florida Regional Planning Council's Brownfields Revolving Loan Fund program, from the Old Baltuff Dump in Monroe County, to the former Hollywood Incinerator Ash Dump, to multiple projects in Miami-Dade and other sites across the region, advancing environmental restoration, redevelopment, housing, and resilience across South Florida," said the Honorable René García, SFRPC Chair, Miami-Dade County Commissioner, and former State Senator.

The award is part of EPA's latest funding announcement, which includes more than $270 million in Brownfields grants and supplemental funding nationwide, including $22.5 million for a select group of high-performing

Brownfields RLF grantees. These funds will help communities assess, clean up, and redevelop underutilized properties while protecting public health and the environment.

The new funding builds on a previous $2 million RLF Supplemental Award received in 2025 and will continue to support the ongoing **Park Road rehabilitation project at the former HIAD site**, a transformative public-private partnership that will convert the site into a vibrant, mixed-use community **anchored by affordable housing, civic space, and neighborhood-serving retail**. The project advances long-standing regional goals around environmental cleanup, economic revitalization, public health, community resilience, and the productive reuse of underutilized land.

"Hollywood residents have waited far too long for this land to reach its potential, and this latest EPA award marks another milestone in finally making that happen. Every step forward is deeply gratifying and knowing that substantial housing is part of the vision ahead makes this win even more meaningful for our community," said the Honorable Quentin "Beam" Furr, Treasurer of the South Florida Regional Planning Council, and Broward County Commissioner.

The SFRPC has administered an EPA-funded Brownfields Cleanup Revolving Loan Fund (BCRLF) since 2001. Through this program, the SFRPC funds environmental site assessment, remediation, and subsequent redevelopment across Broward, Miami-Dade, and Monroe counties. The SFRPC staff and technical consultants help borrowers achieve compliance with EPA requirements and provide them with information about financial incentives, such as tax credits, to support loan repayment.

Through the BCRLF, the SFRPC works in partnership with local and state agencies to leverage additional economic development tools, supporting projects that foster job creation, workforce housing, neighborhood-scale commercial redevelopment, and public health improvements. The program helps reduce investment risk and encourage redevelopment in communities historically overlooked for capital investment. Brownfields redevelopment projects funded through the SFRPC generate lasting regional impacts by stimulating the economy, enhancing community resilience, and expanding access to opportunity.

To learn more about the Council's Brownfields Cleanup Revolving Loan Fund or to inquire about available funding, please contact Senior Loan Officer Jeffrey Tart at 954-924-3653 or jtart@sfrpc.com.

About the South Florida Regional Planning Council

The South Florida Regional Planning Council is the largest of Florida's ten regional planning councils by population. The Council serves three counties—Monroe, Miami-Dade, and Broward—70 municipalities and an estimated 4.9 million residents. The membership of the South Florida Regional Planning Council consists of county and municipal elected officials, gubernatorial appointees, and ex-officio members from the Florida Department of Environmental Protection, the Florida Department of Transportation, and the South Florida Water Management District. The Council supports the region's elected leaders and public, private, and nonprofit stakeholders through regional, collaborative planning and the development and implementation of programs and strategies which create a better future for Southeast Florida.

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June 2026

South Florida Regional Planning Council
Proudly serving South Florida since 1974

SFRPC'S Brownfields Cleanup Revolving Loan Fund

Claude Pepper Park, North Miami, FL

In January 2025, Redwood CP Dev LLC entered into a $3,500,000 loan agreement with the South Florida Regional Planning Council (SFRPC) under SFRPC's Environmental Protection Agency (EPA) Brownfields Cleanup Revolving Loan Fund (RLF). This loan amount is being used to remediate the vacant land adjacent to Claude Pepper Park, which was contaminated by historical mining operations, solid waste disposal, and subsequent lakefill. This site is being leased by the City of North Miami to Redwood and will be transformed into a mixed-use, mixed-income development with six buildings containing 1,583 living units and 179,784 square feet of commercial space.

Project site facing west (Claude Pepper Park Joe Celestin Center can be seen in the bottom right foreground)

As of June 2026, the RLF has supported remedial design consulting services, as well as the clearing of site debris. The following additional activities have been completed or are underway:

- The Site-Specific Quality Assurance Project Plan (SSQAPP), which is required by EPA before RLF funds can be used toward remedial design sampling, was completed and approved by EPA in January 2026.
- The Community Involvement Plan (CIP) and Analysis of Brownfield Cleanup Alternatives (ABCA), both required by EPA before RLF funding can be used for remediation activities, are underway with expected completion in Summer 2026.
- A public meeting informing the community of proposed remediation activities to take place is expected to occur in Summer 2026.

Project site border fence, depicting conceptual renderings of future development

To learn more about the SFRPC Brownfields Cleanup Revolving Loan Fund or how to get involved, please contact Senior Loan Officer, Jeffrey Tart at 954.924.3653 or jtart@sfrpc.com.

SFRPC
South Florida Regional Planning Council
Proudly serving Miami-Dade, Broward, and Monroe Counties

MEMORANDUM

AGENDA ITEM #IV.D

DATE: JULY 20,2026

TO: COUNCIL MEMBERS

FROM: STAFF

SUBJECT: SFRPC CARES ACT RLF STATUS REPORT

The U.S. Department of Commerce's Economic Development Administration is partnering with the South Florida Regional Planning Council (SFRPC) to oversee and administer a new $5.90 million CARES ACT Business Revolving Loan Fund program that will alleviate sudden and severe economic dislocation caused by the coronavirus in Monroe, Miami-Dade, Broward and Palm Beach counties. Designated a U.S. Department of Commerce Economic Development District in 1994, the SFRPC welcomes this new program into its lending portfolio as it continues to expand its economic development activities.

The initiative/focus is to initially conduct financial assessments of vital and essential South Florida small businesses to evaluate financial and resiliency capacity with the focus on maintaining ongoing operations. Once assessed, the SFRPC along with its coalition partners will determine an applicable loan program to meet the financial needs of the small business in order to maintain its vital operations. This supplemental financial assistance award will help support critical small business operations for the long-term within industries that are essential in South Florida.

Since the program was launched on August 5, 2020, the SFRPC has received in excess of 400 prospects inquiring into the loan program from Palm Beach, Broward, Miami-Dade and Monroe counties. The Initial loan program funding was available for up to 2 years or until all loan funds were disbursed. Currently, the program is revolving in nature, as all initial funds have been deployed and new businesses have an opportunity to seek financial support as loan proceeds are repaid from former borrowers.

In December 2025, the EDA completed their RLF Risk Analysis and conveyed the South Florida Regional Planning Council earned a current annual risk rating of an "A" for the fiscal year ending 9/30/2025.

To date, loan administration has approved forty-one (41) new CARES ACT RLF loans totaling $9,260,077 and saved and/or created 350 related jobs.

CARES ACT REVOLVING LOAN FUND

PAYMENT STATUS REPORT - JULY 2026

Loan	Company /Borrower	Amount	Disbursed	Pmts	Rate	Pay/Yr	Last Activity	Last Balance	Paid Thru	Days Late	Last Activity	Next Pay Due	Loan Date	Maturity Date	Board Action
5107	XXXXXXXXXXXXXXX	300,000.00	300,000.00	120	3.5000	12	2,966.58	142,995.77	07/01/26	0	07/01/26	08/01/26	11/20/20	11/01/30	Performing
5110	XXXXXXXXXXXXXXX	500,000.00	515,000.00	120	3.5000	12	4,934.78	311,486.88	07/01/26	0	07/01/26	08/01/26	01/13/21	01/01/31	Performing
5111	XXXXXXXXXXXXXXX	560,000.00	560,000.00	120	3.5000	12	4,713.59	438,000.67	07/01/26	0	07/01/26	08/01/26	12/31/20	07/31/35	Performing
5112	XXXXXXXXXXXXXXX	500,000.00	500,000.00	120	3.5000	12	4,944.29	248,052.74	07/01/26	0	07/01/26	08/01/26	12/28/20	01/01/31	Performing
5114	XXXXXXXXXXXXXXX	150,000.00	150,000.00	120	3.5000	12	1,483.29	76,998.34	07/01/26	0	07/01/26	08/01/26	02/24/21	02/01/31	Performing
5115	XXXXXXXXXXXXXXX	100,000.00	100,000.00	60	0.0000	12	200.00	73,121.09	05/01/26	0	05/29/26	06/01/26	02/02/21	02/01/28	Performing
5117	XXXXXXXXXXXXXXX	394,000.00	394,000.00	120	3.5000	12	3,033.80	278,369.86	07/01/26	0	07/01/26	08/01/26	05/13/21	05/01/35	Performing
5118	XXXXXXXXXXXXXXX	500,000.00	500,000.00	180	3.5000	12	3,493.33	376,375.65	07/01/26	0	07/01/26	08/01/26	06/15/21	07/01/36	Performing
5119	XXXXXXXXXXXXXXX	150,000.00	150,000.00	120	3.5000	12	1,441.59	89,974.37	07/01/26	0	07/01/26	08/01/26	08/12/21	08/01/31	Performing
5120	XXXXXXXXXXXXXXX	295,000.00	295,000.00	120	4.1490	12	3,258.10	201,038.13	07/01/26	0	07/01/26	08/01/26	08/09/21	08/01/31	Performing
5121	XXXXXXXXXXXXXXX	175,000.00	175,000.00	120	3.5000	12	1,730.50	96,491.80	07/01/26	0	07/01/26	08/01/26	08/24/21	08/01/31	Performing
5122	XXXXXXXXXXXXXXX	500,000.00	500,000.00	120	3.5000	12	2,899.80	407,187.80	07/01/26	0	07/01/26	08/01/26	08/25/21	08/01/31	Performing
5123	XXXXXXXXXXXXXXX	250,000.00	250,000.00	120	3.5000	12	2,390.96	154,621.02	07/01/26	0	07/01/26	08/01/26	10/15/21	10/01/31	Performing
5125	XXXXXXXXXXXXXXX	500,000.00	500,000.00	180	4.5000	12	3,824.97	383,979.88	07/01/26	0	07/01/26	08/01/26	01/13/21	10/01/31	Performing
5126	XXXXXXXXXXXXXXX	128,000.00	128,000.00	60	4.0000	12	2,357.31	18,934.26	07/01/26	0	07/01/26	08/01/26	02/15/22	02/01/27	Performing
5127	XXXXXXXXXXXXXXX	200,000.00	200,000.00	120	4.5000	12	2,072.77	129,310.18	07/01/26	0	07/01/26	08/01/26	06/09/22	06/01/32	Performing
5129	XXXXXXXXXXXXXXX	600,000.00	600,000.00	180	6.0000	12	5,300.00	556,842.37	07/01/26	0	07/01/26	08/01/26	06/22/23	07/01/38	Performing
5131	XXXXXXXXXXXXXXX	500,000.00	195,484.28	36	7.0000	12	949.29	195,481.31	07/01/26	0	07/01/26	08/01/26	10/16/25	10/01/28	Performing
5132	XXXXXXXXXXXXXXX	500,000.00	149,895.51	240	5.5000	12	687.02	149,895.51	07/01/26	0	07/01/26	08/01/26	11/21/25	12/01/45	Performing
5133	XXXXXXXXXXXXXXX	100,000.00	100,000.00	36	6.0000	12	500.00	99,633.33	07/01/26	0	07/01/26	08/01/26	06/24/26	07/01/29	Performing
5134	XXXXXXXXXXXXXXX	100,000.00	100,000.00	60	6.0000	12	30.00	100,000.00	07/01/26	0	06/30/26	08/01/26	07/01/26	07/01/31	Performing
Totals		**7,002,000.00**	**6,362,379.79**				**53,211.97**	**4,528,790.96**							

LIST OF COMMITTED CARES RLF FUNDS
July 1, 2026

Loan #	Company Name	Committed	Commitment Date	Total Disbursed	Disbursement Date	Remaining Commitment
5131	XXXXXXXXXXXXXXX	500,000.00	1/16/2024	$195,484.00	10/16/2025	$ 304,516.00
5132	XXXXXXXXXXXXXXX	500,000.00	5/20/2025	$149,895.00	1/21/2026	$ 350,105.00
	TOTAL	**$1,000,000.00**		**$345,379.00**		**$ 654,621.00**

Cash Available to Lend				
Bank Balance as of	6/30/2026			$ 1,260,568.91
Committed Funds				
Unfunded Loan Commitments	$654,621.00			
Administrative Fees	16,473.75			
Total Committed Funds				$ 671,094.75
Total Uncommitted Funds				**$ 589,474.16**

Portfolio Analysis

Funds:	**(37000)**	**Cutoff Date:**	**7/1/2026**
Status:	**All**	**Run Date:**	**07/02/2026**
City:	**All**	**Run Time:**	**9:19:46 am**
County:	**All**	**Page 1 of 1**	
Loan Officer:	**All**		
Loan# From 2 to 53005			

	Number	Balance	Percent%
All Outstanding Loans			
Current Accounts	20	4,455,669.87	98.39%
Past due 1-30 days	1	73,121.09	1.61%
Past due 31-60 days	0	0.00	0.00%
Past due 61-90 days	0	0.00	0.00%
Past due 91-120 days	0	0.00	0.00%
Past due 121-150 days	0	0.00	0.00%
Past due 151-180 days	0	0.00	0.00%
Greater than180 days	0	0.00	0.00%
Total Portfolio	21	4,528,790.96	100.00%

Contaminated Portfolio	0	0.00	0.00%

Loans identified as being delinquent by 30 or more days and having a balance greater than zero as of the cutoff date.

Delinquent Loans	0	0.00	0.00%

Loans identified by delinquent status in Loan Master, and having a balance greater than zero as of the cutoff date.

Default Loans	0	0.00	0.00%

Loans identified by default status in Loan Master, and having a balance greater than zero as of the cutoff date.

Write-off Loans	0	0.00	0.00%

Loans identified by write-off status in Loan Master, and having a balance greater than zero as of the cutoff date.

CARES ACT RLF FUNDING UPDATE
AS OF: 07/1/2026

Loan #	LOAN AMOUNT	COUNTY	CITY
1	$25,000.00	Monroe	Key Largo
2	$30,000.00	Monroe	Islamorada
3	$500,000.00	Broward	Pompano Beach
4	$85,000.00	Palm Beach	Palm Springs
5	$300,000.00	Miami- Dade	Miami
6	$35,000.00	Broward	Hollywood
7	$210,000.00	Broward	Miramar
8	$150,000.00	Monroe	Key West
9	$500,000.00	Monroe	Key West
10	$500,000.00	Miami- Dade	Miami Beach
11	$50,000.00	Broward	Hollywood
12	$150,000.00	Broward	Davie
13	$50,000.00	Broward	Lauderhill
14	$243,000.00	Broward	Sunrise
15	$394,000.00	Palm Beach	Boca Raton
16	$300,000.00	Broward	Plantation
17	$75,000.00	Broward	Fort Lauderdale
18	$80,000.00	Miami- Dade	Miami
19	$175,000.00	Palm Beach	West Palm Beach
20	$500,000.00	Miami- Dade	Miami
21	$150,000.00	Broward	Plantation
22	$250,000.00	Miami- Dade	Miami Beach
23	$500,000.00	Broward	Coconut Creek
24	$128,000.00	Broward	Hollywood
25	$365,000.00	Monroe	Key West
26	$200,000.00	Broward	Plantation
27	$75,000.00	Broward	Fort Lauderdale
28	$200,000.00	Broward	Fort Lauderdale
29	$100,000.00	Broward	Plantation
30	$50,000.00	Broward	Lauderhill
31	$462,036.20	Palm Beach	Riviera Beach
32	$100,000.00	Miami- Dade	Miami
33	$63,041.60	Broward	Sunrise
34	$250,000.00	Broward	Sunrise
35	$500,000.00	Palm Beach	Riviera Beach
36	$115,000.00	Miami- Dade	Miami
37	$350,000.00	Broward	Miramar
38	$500,000.00	Broward	Sunrise
39	$350,000.00	Broward	Sunrise
40	$100,000.00	Broward	Tamarac
41	$100,000.00	Broward	Fort Lauderdale

TOTAL FUNDED: **$9,260,077.80**

South Florida Regional Planning Council
Proudly serving Miami-Dade, Broward, and Monroe Counties

MEMORANDUM

AGENDA ITEM #VI.A

DATE: JULY 20, 2026

TO: COUNCIL MEMBERS

FROM: STAFF

SUBJECT: ATTENDANCE FORM

Information only.

2025/2026 ATTENDANCE RECORD

COUNCILMEMBERS	**MDC TPO 9/22/25	MDC TPO 9/22/25	10/20/25	1/26/26	2/23/26	4/20/26	5/18/26	** 6/22/26
ALLBRITTON, Jim Councilmember Southwest Ranches	-	-	-	P	*	P	P	P
CAPLAN, Franklin *2nd Vice Chair* Council Member, Key Biscayne	P	P	P	P	P	P	P	P
CATES, Craig Monroe County Commission	VP	VP	VP	VP	VP	VP	VP	
CORRADINO, Joseph Mayor, Village of Pinecrest		*	*	*	*	*	*	
FURR, Beam, *Treasurer* Broward County Commission		VP	*	P	P	P	*	
GARCIA, René, *Chair* Miami-Dade Co. Commission	*	*	D/VP	VP	VP	P	P	VP
GELLER, Steve Broward County Commission	P	P	P	*	P	P	P	P
GILBERT, III, Oliver G. Miami-Dade Co. Commission		*	A	A	A	A	A	
GOLDBERG, Cary *1st Vice-Chair* Governor's Appointee, Broward	P	P	VP	VP	P	VP	VP	
HORLAND, Denise Commissioner, Plantation	*	*	P	-	-	-	-	
KAUFMAN, Samuel Commissioner, Key West		VP	VP	*	VP	VP	VP	
LINCOLN, Michelle *Past Chair* Monroe County Mayor	VP	VP	VP	P	*	VP	VP	
McGHEE, Kionne L. Miami-Dade Co. Commission		A	A	A	A	A	A	
RODRIGUEZ, Maria, *Secretary* Commissioner, Pembroke Pines		*	A	VP	P	VP	P	P
UDINE, Michael Broward County Commission	VP	VP	*	*	VP	VP	VP	

2025/2026 ATTENDANCE RECORD

EX-OFFICIO MEMBERS	**MDC TPO 9/22/25	MDC TPO 9/22/25	10/20/25	1/26/26	2/23/26	4/20/26	5/18/26	** 6/22/26
DAVILA, Sirena Florida Dept. of Environmental Protection		VP	VP	VP	VP	VP	D/VP	
HUYNH, Dat Florida Dept. of Transportation, Dist. 6	P	P	VP	VP	D/VP	VP	VP	VP
VILABOY, Armando L. South Florida Water Management District		VP	VP	VP	VP	VP	D/VP	VP

No meetings were held in November or December 2025, and March 2026

A majority of the meetings were physical/virtual meetings

P = Present

VP = Virtually Present

A = Absent

D = Designee Present

* = Excused Absence

- = Not Yet Appointed or Resigned

MDC = MIAMI-DADE COUNTY

MC = MONROE COUNTY

MD TPO =Miami-Dade Transportation Planning Organization

B MPO = Broward Metropolitan Planning Organization

* Joint Meeting

** Exec. Committee/Workshop only