



## **AGENDA**

### **NORTH MIAMI COMMUNITY REDEVELOPMENT AGENCY SPECIAL BOARD MEETING**

Wednesday, September 24, 2008  
6:00 P.M.

**NORTH MIAMI CITY HALL – COUNCIL CHAMBERS  
776 N.E. 125<sup>TH</sup> STREET, SECOND FLOOR**

- I. CALL TO ORDER – Pledge of Allegiance; Roll Call**
- II. APPROVAL OF MINUTES – September 9, 2008**
- III. ITEMS FOR REVIEW AND/OR ACTION**



### **AFFORDABLE HOUSING EFFORTS**

- NEW HOUSING CONSTRUCTION**
- HOMEBUYER PURCHASE ASSISTANCE**
- SINGLE FAMILY HOME REHABILITATION**
- AFFORDABLE RENTAL HOUSING**
- OTHER**



## COMMERCIAL & ECONOMIC DEVELOPMENT PROGRAMS

- COMMERCIAL GRANTS
- OTHER



## CAPITAL IMPROVEMENTS & INFRASTRUCTURE



## ADMINISTRATIVE & OTHER

### TAB 1

Public Hearing on FY 2008-09 Proposed Final Budget (Attachment)

### TAB 2

Status Update regarding the CRA Advisory Committee discussion regarding absences by CRAAC members during FY 2007-08 (No Attachment) – Continuation of Discussion from 8/26/08 and 9/09/08

Note: The CRAAC discussed this subject during its meeting on June 30, 2008 and considered the following motion as advisement to the CRA Board:

To request that the CRA Executive report to the CRA Board the automatic resignation of Dr. Smith Joseph as a member of the CRAAC due to a record reflecting seven (7) non-consecutive absences from regular meetings

Approved 7-0



## COMMUNITY OUTREACH

### IV. REPORTS

- A. Board Member Reports
  - Chair Kevin A. Burns
  - Member Michael R. Blynn
  - Member Jacques Despinosse
  - Member Scott Galvin
  - Member Marie Erlande Steril
  
- B. CRA Attorney
  
- C. Executive Director
  
- D. Next Regular Board Meeting – Tuesday, October 14, 2008 at 5:30 p.m. at City Council Chambers

Next Advisory Committee Meeting – Monday, October 6, 2008 at 6:00 p.m. at CRA Office, 615 NE 124<sup>th</sup> Street  
[Note: The location for this meeting is being changed due a schedule conflict with the use of the Council Chambers for the Employee Benefits Fair being held on 10/6/08 and 10/7/08]

### V. ADJOURNMENT

**Note:** Two or more members of the City Council/CRA Board of Commissioners and/or other elected or appointed public officials may be present at this meeting. If any person decides to appeal any decision made with respect to any matter considered at this public meeting or hearing, he/she will need to ensure that a verbatim record of the proceedings is made, which record includes the testimony and evidence upon which the appeal is to be based. If you desire auxiliary services to assist in viewing or hearing the meetings, or reading meeting agendas and minutes, please contact the Office of the CRA Secretary at (305) 895-9817.

## SUMMARY MINUTES

### REGULAR COMMUNITY REDEVELOPMENT AGENCY MEETING

September 9, 2008

A regular meeting of the Chairman and Members of the Community Redevelopment Agency (CRA) Board was held in the North Miami Council Chambers of City Hall on Tuesday, September 9, 2008, beginning at 5:36 p.m.

(Phonetic spelling of each speaker's name may be used throughout the minutes unless correct spelling is known.)

Note: The actual agenda and all backup materials for each CRA Board meeting and CRA Advisory Committee meeting can be found at: [www.NorthMiamiCRA.org](http://www.NorthMiamiCRA.org)

Flag salute led by Steven Zelkowitz

#### ROLL CALL

Board Member Marie Erlande Steril	Here
Board Member Scott Galvin	Here
Chairman Kevin A. Burns	Here
Board Member Jacques Despinosse	Here
Board Member Michael R. Blynn	Here

#### Additions, Deletions or Withdrawals

The CRA Executive Director provided additional handouts to supplement the agenda package.

#### APPROVAL OF MINUTES:

Regular Meeting – Tuesday, August 26, 2008, approved by Board

#### ITEMS FOR REVIEW AND/OR ACTION

##### **I. TAB 1 – WORKSHOP AND PUBLIC HEARING ON THE FY 2008-09 PROPOSED PRELIMINARY BUDGET**

The CRA Executive Director presented and reviewed the proposed preliminary budget.

The CRA Executive Director explained changes made to the proposed budget included recommendations from the City of North Miami's first budget hearing held on September 8, 2008.

The CRA Executive Director advised the final budget approval would occur after the final FY 2008-09 millage rates are set by Miami-Dade County on September 18, 2008 and the City of North Miami on September 22, 2008.

The CRA Executive Director advised that the projected FY 2008-09 Revenues reflected in the provided handout are adjusted downward as a result of the tentative millage rate adopted by the City of North Miami at 6.9195 mills.

Mr. Zelkowitz reported on the impact to the CRA on outcomes of various cases pending before the Florida Supreme Court.

Chairman Burns requested clean team workers continue cleaning various areas of the City within the CRA district.

Chairman Burns requested to amend the proposed budget by (1) having \$400,000 allocated towards first time home buyers and \$150,000 allocated towards a home mortgage foreclosure prevention program to be administered through the City's Community Planning & Development department.

Chairman Burns further suggested that (2) instead of obtaining a loan for the Bel House rehab, reallocating the land acquisition money in the amount of \$1,016,727 towards the Bel House rehab project; (3) reallocating the \$100,000 in debt service expenses for the Bel Rehab Loan that would no longer be needed by allocating \$50,000 towards the Police Athletic League (PAL) program or if the PAL program details are not approved, put funds towards the Downtown Development Master Plan and allocate the other \$50,000 as development support for the MOCA Expansion project. Chairman Burns moved to have suggested amendments reflected in the proposed budget. Board discussion. Public hearing and discussion.

The Executive Director advised by reallocating the money from the land acquisition, \$233,273 additional funds would be needed to equal the \$1,250,000 estimated need for the Bel House rehab.

Chairman Burns advised he purposely made the suggestion and would expect to watch all expenditures for the project and expected that the CRA would identify any additional funds that may be needed.

Board Member Galvin moved to approve the budget, as amended by Chairman Burns's motion, seconded by Board Member Steril; passed 3-1. Board Member Blynn denied and Board Member Despinosse away from the dais.

**II. TAB 2 – STATUS UPDATE REGARDING THE CRA ADVISORY COMMITTEE DISCUSSION REGARDING ABSENCES BY CRAAC MEMBERS DURING FY 2007-08**

No action taken, continued to September 24, 2008.

**III. REPORTS**

A. Board Members

Mr. William Wallace IV gave a brief report to the Board regarding the Pioneer Gardens affordable housing development.

B. CRA Attorney

(NONE)

C. Executive Director

(NONE)

D. Next Board Meeting: Wednesday, September 24, 2008, at 6:00 p.m. at North Miami City Council Chambers

Next Advisory Committee Meeting – Monday, September 15, 2008 at 6:00 p.m. at CRA Office, 615 NE 124<sup>th</sup> Street [Note: This meeting has been re-scheduled from Monday, September 1, 2008, due to the Labor Day Holiday]

**ADJOURNMENT**

Meeting adjourned at 6:48 p.m.

**MEMORANDUM**

Date: September 17, 2008

To: Honorable Chairman and Members  
CRA Board of Commissioners

From: Tony E. Crapp, Sr., Executive Director

Subject: **FY 2008-09 Proposed Final Budget**

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It is recommended that the CRA Board adopt the FY 2008-09 Proposed Final Budget during its upcoming meeting on September 24, 2008. To facilitate your review and consideration of the FY 2008-09 budget several schedules are attached for your information and are referenced in the body of this memorandum.

To begin, please note that **Attachment A** entitled Revised Draft NMCRA Proposed Preliminary FY 2008-09 Budget and dated 9/10/08 is an updated version of the schedule that has been used to delineate and discuss the FY 2008-09 budget priorities and revenue/expense re-cap with comparative budget summaries and detailed comments and descriptions regarding proposed allocations for CRA projects, programs and initiatives. This attachment has been reviewed with regard to the discussions of relative budget priorities during the various budget priority discussions that have taken place with the CRA Advisory Committee and the CRA Board over the past few months. In addition to Attachment A please find the following supporting attachments as listed below:

- **Attachment B** – NMCRA Tax Increment Financing (TIF) Revenue Projection for the FY 2008-09
- **Attachment C** – NMCRA FY 2008-09 Proposed Personnel Services Expenses and Cost Allocation
- **Attachment D** – NMCRA FY 2008-09 Proposed Operating Expenses and Capital Outlay
- **Attachment E** – NMCRA FY 2008-09 Proposed Debt Service Expenses

Please be advised that both the City and Miami-Dade County have set the dates for the required two (2) public hearings on their tentative millage rates and budgets. The County public hearings are scheduled for September 4<sup>th</sup> and 18<sup>th</sup>, and the City public hearings are scheduled for September 8<sup>th</sup> and 22<sup>nd</sup>, 2008. The tentative millage rates established by the City and County for the first budget hearings are 7.5000 and 4.8733 respectively. After these City and County public hearings have been completed, it is expected that the CRA Board and then the City Council will take final action on the CRA FY 2008-09 budget on September 24<sup>th</sup>, 2008. The CRA's FY 2008-09 Final Budget will be submitted to Miami-Dade County by September 30, 2008 for further review and approval.

In addition, please note that the CRA received a letter from Miami-Dade County on 8/6/08 that provides updated FY 2008-09 estimates of the County's TIF revenue payment, County TIF refund and administrative fee. The Attachment A exhibit has been adjusted as needed to reflect these most current estimates. Moreover, further adjustments have been made pursuant to the

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review and confirmation of proposed City funding allocations and the CRA Board discussion on 8/26/08 relative to a more conservative timetable for the completion of the rehabilitation and the re-occupancy of the 45-unit Bel House east apartment building.

During the CRA Board workshop and public hearing on the FY 2008-09 Proposed Preliminary Budget that was held on 9/9/08 the Board adopted a motion making certain changes to the proposed budget as reflected in the Attachment A dated 9/9/08 which was presented for the Board's consideration. The Attachment A dated 9/9/08 had been updated to make budget changes principally resulting from a reduction of \$150,135 in anticipated City TIF Revenue due to the City Council's adoption of a tentative millage rate of 6.9195 during the City's first budget hearing that was held on 9/8/08. The specific changes made to the budget pursuant to the motion adopted by the Board on 9/9/08 are as follows:

- Reduced the \$550,000 proposed allocation for Homebuyer Subsidies to \$400,000 with the \$150,000 allocated for a Home Mortgage Foreclosure Prevention program
- Eliminated the proposed Rehabilitation Loan for the Bel House Apartments in the amount of \$1,250,000 as a source of revenue and reallocated the proposed allocation of \$1,016,727 from Strategic Land/Property Acquisition to the Rehabilitation of the Bel House Apartments
- Reallocated the proposed funding in the amount of \$1,000,000 for the New Water Plant debt service to the MOCA Expansion project
- Reallocated the proposed allocation of \$100,000 for debt service on the anticipated Rehabilitation Loan for the Bel House Apartments by allocating \$50,000 in additional funding to the MOCA Expansion project, and by allocating \$50,000 to the Police Athletic League of North Miami (PAL) subject to further review of the proposed allocation by the CRAAC and the CRA Board [Note: should the PAL project not be funded the Board's motion would shift the \$50,000 allocation as additional funding for the Downtown Development master Plan project]

Following the CRA Board meeting on 9/9/08, the CRA Advisory Committee met on 9/15/08 to consider the FY 2008-09 Proposed Preliminary Budget as amended by the action of the CRA Board. During the CRAAC's discussion the following motions were adopted for consideration by the Board.

Motion to recommend that the FY 2008-09 budget include a funding allocation in the amount of \$77,300 for the Police Athletic League of North Miami

Approved by a vote of 8-0

Motion to recommend that the proposed FY 2008-09 funding allocation for the Academic Internship Program be reduced by \$27,300 and that the amount of \$27,300 be provided to PAL as additional funding for a total of \$77,300

Approved by a vote of 7-1 (Mr. Reynolds voted against)

Motion to recommend that the CRA Board approve the FY 2008-09 budget as amended by the motions adopted by the CRAAC

Approved by a vote of 7-1 (Mr. Wolin voted against)

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**Please note that a copy of the PAL proposal that was received and reviewed by the CRAAC on 9/15/08 is attached for your review and information.**

## **FY 2008-09 Proposed Revenues**

The FY 2008-09 Proposed Preliminary Budget anticipates a total of \$14,069,555 in available revenues from the following sources: **\$8,349,865** in combined TIF revenue payments from the City of North Miami and Miami-Dade County respectively; **\$2,606,440** in Carry Forward revenue resulting from the under expenditure of the FY 2007-08 budget; **\$2,250,000** in revenue that is anticipated to be drawn down from the CRA's Line of Credit with Region's Bank – these funds will be used to fund expected expenditures in the amount of \$250,000 for homebuyer training and purchase assistance services for the 136-unit Pioneer Gardens affordable housing development and \$2,000,000 for the payment of that portion of the developer fees that are expected to be earned during the construction of Pioneer Gardens from January – September of 2009 (the construction is expected to start in approximately January 2009 and be completed in the Summer of 2010); **\$200,000** in estimated interest earnings on the CRA's bank accounts; **\$413,250** in projected rental income to the CRA pursuant to a five-year lease/purchase agreement for the 65-unit Bel House Apartments complex that was executed effective August 1, 2007 and which is subject to the County's approval of the CRA's annual budgets through FY 2011-12 to provide the funding for the required lease/purchase payments and operating expenses. Please note that the revenue projection assumes the ongoing occupancy of the 20-unit west building over a 12 month period and the projected occupancy of the 45-unit east building over a 6 month period assuming the completion of the planned rehabilitation by 3/31/09 and occupancy commencing in April 2009; **\$-0-** in proceeds from an anticipated bank loan to be secured by or on behalf of the CRA to fund the rehabilitation of 45 of the Bel House Apartment units at an approximate cost of \$1,087,000 and to provide funds for the payment of developer fees in the estimated amount of \$163,000 for the management and oversight of the rehabilitation work; and **\$250,000** in revenues from an anticipated funding advance from the City of North Miami which will be used to fund the CRA's operating expenses excluding required debt service pending the approval of the CRA's FY 2008-09 budget by the County and the receipt of the TIF revenue payments from the City and County by December 31, 2008.

## **FY 2008-09 Proposed Expenditures**

The FY 2008-09 Proposed Preliminary Budget includes total estimated expenses of \$14,069,555. Attachment C provides a detailed schedule in support of the estimated total personnel expenses of **\$750,000**, which includes salaries of \$544,735 for a total of six (6) staff positions, and fringe benefits in the amount of \$187,655 or 34% of the salary appropriation. Attachment D provides a detailed schedule of operating expenses totaling **\$621,000** and capital outlay expenses totaling **\$30,000**. The operating expenses include \$390,000 for the engagement of a variety of professional services that will be needed to support the CRA in the implementation of the various projects, programs and initiatives during FY 2008-09. A detailed schedule of the anticipated legal and professional services is included in the attachment. Other significant operating expenses include the following: \$50,000 for office space rental which includes approximately \$20,000 in anticipation of increased rent during the second quarter of the fiscal year in the event of a possible relocation of the CRA office to more adequately sized space which was deferred in the current fiscal year; \$25,000 for Sponsorships and Contributions in support of events that are consistent with the mission and purpose of the CRA and which leverage CRA resources; \$35,000 for Marketing which includes promotion of the CRA and community outreach through newsletters, radio and television productions, special events,

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promotional materials, etc.; \$50,000 for local and out-of-town travel which includes attendance at professional conferences, workshops, and meetings involving CRA staff, and the five (5) members of the CRA Board and the twelve (12) members of the CRA Advisory Committee. The proposed capital outlay expenses total \$30,000 and include anticipated expenditures for office furniture, computer equipment, and other office equipment related to the possible relocation of the CRA offices and the filling of vacant staff positions. The proposed debt service expenses totaling **\$52,000** are detailed in Attachment E and provide the funding that would be necessary to meet the CRA's obligations for the repayment for funds drawn down and the continued availability of the balance the CRA's \$10.7 million Line of Credit with Region's Bank.

Additional expenditures include required payments pursuant to the terms of the Interlocal Agreement among the CRA, City of North Miami and the County. These payments include a County Administrative Fee that is charged at a rate of 1.5% of the County TIF payment and a refund to the County of the TIF revenue generated from that portion of the CRA boundaries that is west of Biscayne Boulevard. For FY 2008-09 the payment for the County Administrative Fee is in the estimated amount of **\$51,705** and the payment for the TIF Refund is in the estimated amount of **\$2,301,098**. In addition, the proposed expenses include the repayment of the anticipated City funding advance in the estimated amount of **\$250,000**.

As of September 10, 2008 the proposed FY 2008-09 available funding for Capital Projects reflected above totaling **\$10,013,752** is allocated for the following programs, projects and initiatives as described in column #6 of Attachment A:

- **Economic Development Assistance and Incentive Fund** that includes additional funding to continue the CRA's Commercial Grants Program. The total proposed funding allocation of **\$1,300,000** includes - \$1,089,220 for Commercial Rehabilitation and Commercial Beautification Grants, \$115,780 to provide the 80% funding support for the City Economic Development Specialist. The funding for both the Commercial Rehabilitation and Commercial Beautification grants is allocated to address blighted conditions with a focus in the commercial corridors located (1) on NW 7<sup>th</sup> Avenue, (2) on West Dixie Highway/NE 6<sup>th</sup> Avenue, and (3) in the Downtown area along 125<sup>th</sup> Street. In addition to the new funding for this program in the amount of \$395,220, the proposed allocation includes an estimated \$694,000 in encumbered carry forward funds that represent commercial grants that were awarded in prior years and which will be expended in FY 2008-09. In addition to the funding for Commercial Grants, the total funding in the Economic Development Assistance and Incentive Fund includes - \$35,000 for the CRA's share to continue funding for Micro-Business USA to provide a North Miami Entrepreneurial Training & Micro-Loan Program on a 50%/50% basis with the City of North Miami, and \$60,000 to continue funding for the Dynamic Community Development Corporation (CDC) to provide business outreach services, economic development workshops and business/job fairs serving the CRA district.
- **Commercial Corridor Improvement Program** includes funding for the continued implementation of the Code Enforcement Enhancement Program, the Clean Team that provides services including pressure cleaning of sidewalks and enhanced litter control. The total proposed funding allocation is **\$400,000**. This allocation includes continued funding for a three-person Commercial Corridor Clean Team - \$285,249; a CRA Code Enforcement Officer - \$67,925; and \$46,826 as a contingency for program service enhancements.

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- **Pioneer Gardens Affordable Housing Development** --- The total proposed allocation is \$3,300,000 to support the continued development of this 136-unit residential condominium. This funding includes: \$2,000,000 in developer fee payments; \$250,000 for homebuyer training and purchase assistance to support the sale of the 136 housing units; \$25,000 for legal fees and professional services; \$25,000 for special auditing services (e.g. inspector general); and \$1.0M to fund the repayment of a funding advance in the amount of \$462,247 that was received from the City in FY 2007-08 and additional costs for site environmental testing/remediation expenses.
- **Affordable Housing – Residential Rehabilitation Program for Homeowners** --- The total proposed allocation is \$275,000. This allocation provides funds for home rehabilitation assistance loans for five (5) eligible homeowners in an amount up to \$50,000 each and program support cost of approximately \$25,000.
- **Affordable Housing – Homebuyer Subsidies for the purchase of homes** (excluding the Pioneer Gardens housing development) --- The total proposed allocation is \$400,000. This allocation provides funds for home purchase subsidy assistance loans for approximately 6-7 first-time homebuyers in an amount up to \$50,000 each and program support cost.
- **Affordable Housing – Home Mortgage Foreclosure Prevention Program** – The total proposed allocation is \$150,000. This allocation provides funds for one-time home mortgage foreclosure assistance loans to eligible homeowners in an amount up to approximately \$5,000 and program support cost.
- **Downtown Development Master Plan**, including NW 7<sup>th</sup> Avenue, urban design standards, etc. --- The total proposed allocation is \$100,000.
- **Strategic Land/Property Acquisitions** – The proposed allocation is \$-0- for the purchase or option of land and/or property that could be used for the development of affordable housing or to facilitate catalytic redevelopment activity.
- **Neighborhood Improvements** – The proposed allocation is \$650,000 that will be used to fund additional capital improvements and beautification efforts that will leverage funding by the City of North Miami.
- **Lease/Purchase Acquisition of the Bel House Apartments** – The proposed allocation is \$660,000 which will be used to fund the estimated second year costs pursuant to a lease/purchase agreement between the CRA and the property's owners that is intended to result in the CRA's purchase of the property within five (5) years from the August 1, 2007 effective date of the agreement. The \$660,000 will be used as follows: \$480,000 for the payment of the required lease payments to the owner in the approximate amount of \$40,000 per month; and the \$180,000 balance of the funding will be used to cover operating expenses and property management fees.
- **Rehabilitation of the Bel House Apartments** – The total proposed funding is \$1,016,727. Of this amount an estimated \$884,110 will be used for the rehabilitation of 45 of the total 65 apartment units that are currently vacant due to damage from a roof collapse that occurred in September 2006. The balance of approximately \$132,617 will be used to pay the developer's fee for the management and oversight of the rehabilitation work.

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- **Academic/Internship Program for High School Students** – The proposed funding allocation is \$100,000 and will be used to provide support funding for this program that will offer a 10-month program of academic training and work experience in urban economic development and city and regional planning for approximately 10-12 North Miami Senior High School students. The program includes a required one-month summer internship with a stipend of \$1,000 per student. It is anticipated that this program will involve a partnership that includes, but is not limited to, Miami-Dade Public Schools, Florida International University, the City of North Miami, the CRA, and Biscayne Landing.
- **Police Athletic League of North Miami** – The total proposed allocation is \$50,000 and will be used to assist the Police Athletic League in its effort to develop a facility that will serve to provide a location that is a safe haven for North Miami's at-risk youth to participate in educational and social activities. The Police Athletic League will renovate and furnish a state of the art boxing gym, computer lab and tutorial facility.
- **North Miami Community ID Retail Study** - \$70,000 is allocated for this project, which was approved by the CRA Board on 7/8/08 pursuant to a proposal submitted by the Buxton Company.
- **New City Water Plant Debt Service** - \$-0- is allocated for this project on an annual basis for a time period to be determined subject to the annual appropriation of funds in the CRA budget. This funding supports the issuance of debt to construct this capital project.
- **MOCA Expansion** - \$1,300,000 is allocated for this project for A&E services in the amount of \$1,250,000 and development support in the amount of \$50,000 related to constructing the addition to the building that houses the Museum of Contemporary Art (MOCA).
- Funding in the total amount of \$242,025 is included to support the following City departmental budget requests per the City Manager's recommended FY 2008-09 City Budget:

1. CMO – Redevelopment Project Support	\$84,026
2. IT – Web/PTV Station Manager for Channel 77	17,101
3. Purchasing – Buyer Position Support	23,113
4. Police – Holiday Enforcement Action Team	39,360
5. Water & Sewer – Conservation Program	12,500
6. MOCA – Jazz at MOCA Monthly Concert Series	65,925
	<hr/>
	\$242,025

## **CRA Debt Issuance**

In the effort to generate a substantial sum of additional funds that can be used to accelerate the implementation of significant redevelopment capital projects and to implement a program of strategic land acquisition and assembly, the CRA is in the process of preparing a financial strategy and proposal for the issuance of long-term debt through the bonding of the CRA's future TIF revenue stream. The form of debt issuance will be either through Revenue

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Anticipation Notes (RANs) or TIF revenue bonds in the approximate amount of \$40 - 50 million. Pending further and more specific guidance from the Florida Supreme Court relative to Strand v. Escambia County and related cases concerning CRA issuance of long-term debt, it is anticipated that a proposal will be completed and a request made to the County by the spring of 2009 for approval of the anticipated debt issuance in accordance with the requirements of the CRA Interlocal Agreement with the County and the City of North Miami, and in compliance with the applicable provisions of Chapter 163 of Florida Statutes. With regard to the disposition of the CRA's existing debt, a portion of the new debt issuance will be used to refund the CRA's existing Line of Credit in the amount of \$10.7 million.

### **FY 2007-08 Proposed Amended Budget**

Please note that column #3 in Attachment A as of 8/14/08 reflects adjustments for a Proposed Amended FY 2007-08 Budget. The adjustments would serve to more accurately reflect the CRA's estimated revenues and plan of expenditure for FY 2007-08. On the revenue side, the proposed adjustment reflects the inclusion of the \$462,247 in funds advanced from the City of North Miami to the CRA to fund environmental remediation costs for the Pioneer Gardens housing development site. On the expense side, the proposed adjustments reflect the following: (1) the addition of \$462,247 for the cost of environmental remediation for the Pioneer Gardens site; (2) reduction of the estimated expense for the Residential rehabilitation Program from \$500,000 to \$267,363; (3) increase in the estimated cost for Homebuyer Subsidies from \$625,000 to \$675,000; (4) reduction of the estimated cost for Developer/Owner Incentive funding from \$160,000 to \$52,500; (5) increase in the estimated cost for Strategic Land/Property Acquisitions from \$488,863 to \$629,000; and (6) increase the estimated cost for the Underground Placement of FPL lines from \$200,000 to \$350,000.

**As the result of the recommended adjustments detailed above, the FY 2007-08 budget is being increased from the adopted amount of \$14,253,424 to \$14,715,671. It is recommended that the FY 2007-08 Proposed Amended Budget be approved along with the FY 2008-09 Proposed Preliminary budget.**

### **Next Steps for Budget Review and Approval**

It is recommended that the CRA Board consider and approve the FY 2008-09 Proposed Final Budget during its meeting on September 24, 2008 following the prior review of the proposed final budget by the CRAAC during its September meeting. The Board's final budget approval will take into consideration the result of any adjustments to the millage rates finally adopted by the County and the City during their respective second budget hearings on September 18, 2008 and September 22, 2008. Following the approval by the CRA Board, the City Council's approval will be requested during a Special Meeting on September 24, 2008 following the CRA Board meeting, and the CRA's FY 2008-09 Adopted Final Budget will be transmitted to Miami-Dade County to be processed for review and approval as soon as possible thereafter to meet their September 30, 2008 deadline for submission. The CRA will provide the annual progress report required by the County and will also provide any additional budgetary information or detail that may also be requested to facilitate the County's review and approval of the CRA's FY 2008-09 Adopted Final Budget.

**ATTACHMENT A NMCRA FY 2008-09 PROPOSED FINAL BUDGET - 09/10/08**

(1) CRA Projects, Services & Programs:	(2) Amended FY 2006-07 Budget	(3) Adopted Final FY 2007-08 Budget	(4) Amended FY 2007-08 Budget	(5) FY 2007-08 Projection	(6) Proposed FY 2008-09 Preliminary Budget	(7) Comments relative to the FY 2008-09 Budget
<b>(A) Economic Development Assistance and Incentive Fund</b>	857,500	1,041,777	1,041,777	316,394	1,300,000	
• Commercial Rehabilitation Program	[480,000]	[240K + 12K = 252K]				
• Commercial Beautification Program	[315,000]	[135K + 7K = 142K]				
• Carryover funds		[500,000]			[694,000]	
• % of Cost for the City Econ. Dev. Specialist	[62,500]	[66,394]			[115,780]	Reimb. to City is at 80% of total cost vs. 50% in FY 2007-08
• Micro-Business USA – North Miami Entrepreneurial Training & Micro-loan Program		[31,383]			[35,000]	
• Dynamic CDC – Business Outreach Services		[50,000]			[60,000]	
<b>(B) Commercial Corridor Improvement Program</b>	550,000	375,000	375,000	335,000	400,000	Includes funding to City for: Public Works – 285,249 Code Enforce. – 67,925
<b>(C) Pioneer Gardens (Ruck's Park) Affordable Housing Development</b>		2,255,000	2,717,247	487,247	3,300,000	
• Land Clearing	1,738					
• Homebuyer Counseling and Credit Qualifying	71,414	[250,000]	[250,000]		[250,000]	
• Debt Service (Funding from CRA LOC)	-0-					
• Legal Fees/Prof. Svcs.	75,000	[25,000]	[25,000]		[25,000]	
• Developer's Fee to NMH (Funding from the CRA LOC)	-0-	[1,880,000]	[1,880,000]		[2,000,000]	
• Special Audit (Inspector General)	25,000	[25,000]	[25,000]		[25,000]	
• Construction Mgt. Services		[75,000]	[75,000]			
• Site/Environmental Conditions			[462,247]		[1,000,000]	Includes funds to repay funding advances from the City during FY 07-08 (e.g. \$462,247.81 as of 5/29/08)
<b>(D) Residential Rehabilitation Program for homeowners</b>	342,565	500,000	267,363	-0-	275,000	5 homes @\$50K + support costs
<b>(E) Homebuyer Subsidies for purchase of homes (excluding Pioneer Gardens at North Miami)</b>	200,000	625,000	675,000	200,000	400,000	6-7 homebuyers @\$50K + support costs
<b>(E1) Home Mortgage Foreclosure Prevention</b>					150,000	
<b>(F) Developer/Owner incentive funding for affordable housing units (excluding Pioneer Gardens at North Miami)</b>	500,000	160,000	52,500	50,000		
<b>(G) Downtown Development Master Plan, including NW 7<sup>th</sup> Avenue and including exploration of a WIFI access system as a downtown/citywide enhancement</b>	150,000	50,000	50,000	-0-	100,000	
<b>(H) CRA Contribution for re-write of the City Zoning Code</b>	100,000					
<b>(I) CRA Contribution for update of the City CDMP</b>	80,000					
<b>(J) Citywide Water and Sewer Impact Fee Study</b>	25,000					
<b>(K) Repayment of CRA creation expenses (est. at \$783K) to the City</b>	450,000	333,000	333,000	332,737		
<b>(L) Strategic Land/Property Acquisitions</b>	330,000 Acq. of duplex at Pioneer Gardens site	488,863	629,000	629,000	-0-	
<b>(M) MOCA Expansion Support</b>		500,000	500,000	500,000		
<b>(N) Neighborhood Beautification</b>		650,000 – District 4	650,000 – District 4	650,000	650,000	
<b>(O) Lease/Purchase of the Bel House Apartments</b>		650,000	650,000	650,000	660,000	
<b>(P) Rehab of Bel House Apts</b>		977,500	977,500 (?)	-0-	1,016,727	Includes funds for Rehab. Work est. at \$884,110 & the 15% Developer's Fee est. at \$132,617
<b>(Q) Underground Placement of FPL lines on NE 8<sup>th</sup> Avenue from approx. NE 131 – 135 Street</b>		200,000	350,000	350,000		
<b>(R) Repayment of Ruck's Park I project costs to the City</b>		315,625	315,625	315,625		
<b>(S) Academic/Internship Program - \$62,500 request</b>		51,250	51,250	45,000	100,000	
<b>(T) IT – Citywide WiFi Access Pts. - \$60K request</b>		30,000	30,000	30,000		
<b>(U) P&amp;R - North Miami Stadium Field Re-Surfacing - \$600K request</b>		500,000	500,000	500,000		
<b>(V) New Water Plant Debt Service</b>					-0-	Per CRA Board & CRAAC budget workshop discussion on 5/5/08
<b>(W) MOCA Expansion A&amp;E services and development support</b>					1,300,000	

**ATTACHMENT A NMCRA FY 2008-09 PROPOSED FINAL BUDGET - 09/10/08**

(W1) Police Athletic League of North Miami					50,000	Subject to further review by CRAAC and CRA Board
(X) North Miami Community ID Retail Study					70,000	Per CRA Board approval on 7/8/08
<u>City Dept. 08-09 Supplementals</u>						
(1) CMO –Redev. Project Support					84,026	Per City Council Budget Workshop discussions on 5/8/08 & 7/7/08 and discussion with City Manager on 7/24/08; and City Council 1 <sup>st</sup> Budget Hearing on 9/8/08
(2) IT – Web/PTV Station Manager for Channel 77					17,101	
(3) Purchasing – Buyer Position					23,113	
(4) Police – Holiday Enforcement Action Team					39,360	
(5) Water & Sewer – Conservation Program					12,500	
(6) MOCA – Jazz Music Monthly Concert Series					65,925	
Total	\$3,758,217	\$ 9,703,015	\$10,165,262	\$5,391,003	\$10,013,752	
<b>Revenue and Expense Re-Cap</b>						
<b>(1) Revenue and Expense Re-Cap</b>	<b>(2) Amended FY 2006-07 Budget</b>	<b>(3) Adopted Final FY 2007-08 Budget</b>	<b>(4) Amended FY 2007-08 Budget</b>	<b>(5) FY 2007-08 Projection</b>	<b>(6) Proposed FY 2008-09 Preliminary Budget</b>	<b>(7) Comments relative to the FY 2008-09 budget</b>
<u>Revenue</u>						
TIF Revenue	6,643,650	7,811,236	7,811,236	7,811,236	8,349,865	\$5,149,865 – City \$3.2M – County
Prior Year Carryover	616,853	2,534,688	2,534,688	3,008,979	2,606,440	
Other – LOC	-0-	2,130,000	2,130,000	-0-	2,250,000	\$2M – 50% Dev. Fee \$.250M – 50% Marketing
Other – City Advance for operations	218,500	250,000	250,000	218,500	250,000	
Other – City Advance for Pioneer Gardens			462,247 (?)	462,247 (?)		Advance for site and environmental remediation
Other – Interest	265,000	250,000	250,000	180,000	200,000	
Other – Misc.	240			500		West: \$10K x 12 months = \$120K East: \$52.5K x 6 months = \$315K
Other- Bel House Apts. Rents		300,000	300,000	90,000	413,250	\$435,000 x 95% = \$413,250
Other – Rehab Loan for Bel House Apts		977,500	977,500 (?)	-0-	-0-	
<b>TOTAL REVENUE</b>	<b>\$7,744,243</b>	<b>\$14,253,424</b>	<b>\$14,715,671</b>	<b>\$11,771,462</b>	<b>\$14,069,555</b>	
<u>Expenses</u>						
Personnel	698,433	725,000	725,000	441,200	750,000	Assumes filling of existing vacant positions and increased cost
Operating	510,910	615,000	615,000	265,000	621,000	Assumes relocation of the CRA offices and increased cost
Capital Outlay	25,000	15,000	15,000	2,500	30,000	Capital cost for office relocation and increased staffing level
Debt Service	55,733	115,000	115,000	16,410	52,000	Includes debt service payment for the LOC with Regions Bank
County Administrative Fee	39,770	47,143	47,143	47,143	51,705 (@ 1.5% of Gross County TIF Revenue)	
County TIF Refund	2,437,680	2,783,266	2,783,266	2,783,266	2,301,098	
City Advance Repayment	218,500	250,000	250,000	218,500	250,000	
Reserve/Contingency						
Sub-Total Expenses	3,986,026	4,550,409	4,550,409	3,774,019	4,055,803	
<b>TOTAL Balance Remaining for Project and Program Allocations</b>	<b>\$3,758,217</b>	<b>\$ 9,703,015</b>	<b>\$10,165,262</b>	<b>\$ 7,997,443</b>	<b>\$10,013,752</b>	

**ATTACHMENT B**

**North Miami CRA Tax Increment Financing (TIF) Revenue Projection for the FY 2008-09 Budget**

	(A) Base Taxable Property Value (TV) (2004)	(B) FY 2005-06	(C) FY 2006 -07	(E) FY 2007-08	(F) FY 2008-09
(1) City of North Miami (CNM)	1,917,218,123	2,282,812,349 (+19%)	2,789,812,593 (+22%)	3,235,295,527 (+16%)	3,257,864,149 (+0.7%)
(2) CNM CRA Area TV	869,122,633 879,399,850 (r) – per City	1,050,153,621 (+21%)	1,375,439,542 (+31%)	1,602,661,496 (per City) (+17%)	1,662,825,105 (+3.8%)
<b>(3) CNM CRA Area TV Increment</b>		181,030,988	506,316,909	723,261,646 (per City)	783,425,255 (per City prelim. Est. as of 7/24/08)
(4) CNM Property Tax Millage Rate		8.500	8.300	6.7943	6.9195 (per City Budget Hearing on 9/8/08)
(5) CNM TIF Revenue Payment @95%		\$1,461,825	\$3,992,309	4,668,354	<b>5,149,865</b>
(6) Property Taxes paid to CNM by BL @ 95%		\$296,266	\$306,130	\$298,886	
(7) Miami-Dade County (MDC) CRA Area TV	869,122,633 870,434,294 (r) – per County	1,050,153,621 (+21%)	1,366,163,674 (+30%)	1,586,871,505 (per County) (+16%)	1,649,963,952 (per County) (+4.0%)
<b>(8) MDC CRA Area TV Increment</b>		181,030,988	497,041,041	716,437,211 (per County)	779,529,658 (per County) (+8.8%)
(9) MDC Property Tax Millage Rate		5.835	5.615	4.5796	4.8733 (per BCC on 7/17/08)
(10) MDC Gross TIF Revenue Payment w/o Refund @95%		1,003,500	2,651,341	3,142,882 (per County) (3,116,946 + 25,936)  Note: \$25,536 is an increase for the 2005 adjusted taxable value	3,446,984 ( <b>Budget Projection is \$3.2M</b> )  (3,608,038 – 161,954) [Note: \$161,954 is a reduction for the 2006 adjusted taxable value]
(11) Total City and MDC Gross TIF Payments @95% (5+10)		\$2,465,325	\$6,643,650	\$7,811,236	<b>8,349,865</b> per Budget Projection
(12) 20% Administrative Exp. Cap		493,065	1,328,730	1,562,247	
(13) MDC Excluded TV for Refund	854,708,441 855,698,241 (r) – per County	995,684,889 (+16%)	1,311,694,942 [Final=1,252,903,298] (+32%)	1,489,539,138 (per County) (+13.6%)	1,421,614,824 (-4.6%)
<b>(14) MDC Incremental Excluded TV for Refund</b>		140,976,448 (78%)	456,986,501 (92%)	633,840,897	
(15) MDC Adjusted Net TV (7-13)	14,414,192	54,468,732	54,468,732	97,332,367	
(16) MDC Incremental Adjusted Net TV (15 -15A)		40,054,540	40,054,540	82,918,175	
(17) Total TV of Biscayne Landing Site (Folio # 06-2221-034-0010)		36,689,336	38,824,414	43,990,843	
(18) TIF Revenue Refunded to MDC		\$781,468	\$2,437,680	2,783,266 (per County) (2,757,601 + 25,665)	2,301,098 (per County) (2,619,987 – 318,889) [Note: \$318,889 is a reduction for the 2006 refund overpayment]
<b>(19) MDC Net TIF Revenue Payment after Refund (10-18)</b>		\$222,032	\$213,661	<b>\$359,616</b>	
(20) Property Taxes paid to MDC by BL @ 95%		\$203,378	\$207,099	\$201,460	
<b>(21) Total City and Net MDC TIF Revenue Payments (11-18) or (5+19)</b>		\$1,683,857	\$4,205,970	\$5,027,970	\$6.2M per Budget Projection
(22) Total Budgeted Operating Expenses (excluding Debt Service, County Admin. Fee, County TIF Refund, and City Advance Payment)		1,166,805	1,220,919	1,355,000	
<b>(23) Balance of TIF Revenue available for Projects, Programs and Debt Service</b>		\$517,052	\$2,985,051	\$3,672,970	

## ATTACHMENT C

### NORTH MIAMI COMMUNITY REDEVELOPMENT AGENCY FY 2008-09 PROPOSED PERSONNEL SERVICES EXPENSES AND COST ALLOCATION

	<u>FY 2008/09</u>	<u>Staff Allocation Plan</u>		
	<u>Personnel</u>	<u>Admin.</u>	<u>Project</u>	<u>%</u>
	<u>Budget</u>	<u>Budget</u>	<u>Budget</u>	<u>Rate (1)</u>
<b><u>Personnel Services</u></b>				
<b>Regular Salaries</b>				
Executive Director	204,575	102,288	102,287	50%
Redevelopment Program Manager	95,000	23,750	71,250	75%
Finance Manager	78,220	39,110	39,110	50%
Urban Redevelopment Planner	70,000	-	70,000	100%
Special Projects Manager	56,940	28,470	28,470	50%
Executive Secretary	40,000	40,000	-	0%
Subtotal – Salaries (2)	544,735	233,618	311,117	
Expense Allowance – Exec. Dir.	6,000	3,000	3,000	
Total Taxable Earnings	<u>\$550,735</u>	<u>236,618</u>	<u>314,117</u>	
<b>Fringe Benefits</b>				
FICA/Medicare – Employer (5)	35,410			
Health/Dental Insurance (3)	85,000			
Life/Disability Insurance (4)	10,000			
Worker’s Compensation Insurance (5)	2,770			
Pension – Employer Contribution (6)	54,475			
Subtotal – Benefits	\$187,655			
Contingency	11,610			
<b>Total Personnel Services</b>	<b><u>\$750,000</u></b>			

**NOTES:**

- (1) 2008/09 Staff Rate Allocated to Project Operating Expenses.
- (2) Budgeted Regular Salary projections for staff positions filled as of 9/30/08 include a reserve for an up to 3% salary adjustment.
- (3) CRA will pay 100% of the annual cost for Health and Dental insurance coverage through the City of North Miami up to \$12,000 for each eligible full-time employee, with the cost for the Executive Director being paid 100% by the CRA as per contract. (e.g. 5 employees x \$12K = \$60K; and 1 employee x \$25K = \$25K for most expensive City coverage option for budgeting purposes).
- (4) CRA will pay 100% benefit for the Executive Director as per contract, and will pay 100% of the cost for life insurance coverage in the amount of 1 times the employee’s gross annual salary for all other full-time employees.
- (5) CRA cost of required employer contributions and insurance coverage. Employer’s FICA contribution is estimated at 6.5% of the salary appropriation.
- (6) CRA will pay 100% of the cost based on a contribution of 10% of the gross salary for each employee



**ATTACHMENT D**

	Adopted <u>FY 2007-08</u>	Proposed <u>FY 2008-09</u>	<u>FY 2008-09</u>	
			<u>Admin.</u>	<u>Project</u>
Other Oper. Expenses:				
Travel				
Conferences	25,000	30,000	30,000	
Meetings	<u>15,000</u>	<u>20,000</u>	<u>20,000</u>	
	40,000	50,000	50,000	
Local Meetings & Schools	2,000	2,000	2,000	
Mileage, Tolls & Parking Fees	1,000	1,000	1,000	
Dues & Memberships	<u>5,000</u>	<u>5,000</u>	<u>5,000</u>	
Subtotal – Other Oper. Exp.	48,000	58,000	58,000	
<b>Total Operating Expenses</b>	<b>\$615,000</b>	<b>\$621,000</b>		
<u>Capital Outlay</u>				
Office Furniture	7,000	15,000		15,000
Computer Equipment	5,000	10,000		10,000
Other Office Equipment	<u>2,500</u>	<u>5,000</u>		<u>5,000</u>
<b>Total Capital Outlay</b>	<b>\$ 15,000</b>	<b>\$30,000</b>		<b>15,000</b>
<b>TOTAL OPER. EXP. &amp; CAPITAL OUTLAY</b>	<b>\$630,000</b>	<b>\$651,000</b>		

**NORTH MIAMI COMMUNITY REDEVELOPMENT AGENCY  
FY 2008-09 PROPOSED SCHEDULE OF LEGAL AND PROFESSIONAL SERVICES**

	<u>FY 2008/09</u>	<u>FY 2008/09</u>	
	<u>Contractual</u>	<u>Admin.</u>	<u>Project</u>
	<u>Budget</u>	<u>Budget</u>	<u>Budget</u>
<u>Legal and Professional Services</u>			
Accounting & Auditing (1)	10,000	10,000	-
Legal Services (2)	100,000	67,500	32,500
Financial Advisory Services (3)	30,000	7,500	22,500
Bond Counsel Services (4)	20,000	5,000	15,000
Community Outreach Services (5)	40,000	10,000	30,000
Other Professional Services (6)	190,000	10,000	180,000
	<u>390,000</u>	<u>110,000</u>	<u>280,000</u>
Total – Professional Services	390,000	110,000	280,000

**NOTES:**

- (1) Services to be provided by Sanson Kline as per contractual for year number two to conduct the FY 2007-08 independent audit.
- (2) Services to be provided by Gray Robinson, PA per contractual agreement.
- (3) Services to be provided by First Southwest per contractual agreement.
- (4) Services to be provided by Squire Sanders per contractual agreement.
- (5) Services to be provided by Guylene Berry per contractual agreement.
- (6) Services to be provided by a variety of professional consultants to be selected as needed to address the following anticipated needs for professional services.

<u>Professional Service</u>	<u>Est. Total</u>	<u>Admin.</u>	<u>Project</u>
Affordable Housing Dev.	50,000		50,000
Property Appraisals	25,000		25,000
Real Estate Advisory	15,000		15,000
Redevelopment Planning	50,000		50,000
Architectural/Engineering	25,000		25,000
Misc./Other (Retreat, etc.)	25,000	10,000	15,000
Total	190,000	10,000	180,000

## ATTACHMENT E

### NORTH MIAMI COMMUNITY REDEVELOPMENT AGENCY FY 2008-09 PROPOSED DEBT SERVICE EXPENSES

#### Debt Service Expense – Region’s Bank Line of Credit (LOC)

- (1) Interest payments on the LOC are due on 4/1 and 10/1 of each year at 5.79% per annum on the amount of the LOC that has been drawn down as of each date. During FY 2008-09 it is assumed that of the expected draw down of \$2,250,000 (e.g. \$2,000,000 for developer fees and \$250,000 for the marketing, homebuyer training and purchase assistance services related to the Pioneer Gardens housing development project) no funds will have been drawn down as of 10/1/08 and that some \$1,000,000 for developer fees and \$250,000 for marketing and homebuyer services will be drawn down as of 4/1/09.

<u>Date</u>	<u>Est. Amount Drawn Down</u>	<u>Debt Service Payment Due</u>
10/1/08	-0-	\$ -0-
04/1/09	1M + 250K = 1.250M	\$ 36,188

$$\begin{aligned}
 &1.250M \times 5.79\% \text{ per annum} = \\
 &72,375 \text{ for 12 months} \times \\
 &.5 \text{ for 6 months} = 36,188
 \end{aligned}$$

- (2) The LOC also has an Availability Fee charge of 0.15% (15 basis points) per annum on the portion of the principal amount of the Note that has not been drawn down as of each such date. The fee is due on each Interest Payment Date (e.g. on 4/1 and 10/1 of each year).

<u>Date</u>	<u>Est. Amount Not Drawn</u>	<u>Debt Service Payment Due</u>
10/1/08	10,758,300	\$ 8,069

$$\begin{aligned}
 &10,758,300 \times .15\% \text{ per annum} = \\
 &16,137 \text{ for 12 months} \times \\
 &.5 \text{ for 6 months} = 8,069
 \end{aligned}$$

04/1/09	9,508,300	\$ 7,132
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$$\begin{aligned}
 &9,508,300 \times .15\% \text{ per annum} = \\
 &14,263 \text{ for 12 months} \times \\
 &.5 \text{ for 6 months} = 7,132
 \end{aligned}$$

- (3) Total 1 + 2 above = 36,188 + (8,069 + 7,132) = \$51,389 = Round up to \$52,000 for budget purposes

**North Miami  
Police Athletic League**



**Grant Proposal 2008-2009**

*Filling Playgrounds not Prisons*

# Grant Proposal for North Miami Police Athletic League 2008-2009

## I. Objective

The Police Athletic League is in desperate need of a facility to provide a location that is a safe haven for North Miami's youth to participate in educational and social activities. PAL services over 700 youth and the new facility will allow us to increase the number and still provide them with the support system and relationship that we have built over the years. This new facility will support the North Miami Community Redevelopment Agency's mission and continue to strengthen the youth's educational and social values. The addition of the building for the Police Athletic League will keep them out of the street and ultimately out of prisons. The PAL facility will help us to:

- Provide the youth with a location to interact and engage in activities that promote social, non-violence interactions and community involvement.
- House computer lab, recreation center and a tutoring area that prepare youth for standardized tests; promote higher education and career development.
- Allow the local businesses to partnership with us in various areas including sponsoring our Youth Leadership and Executive Internship program.

## II. Project Description

Police Athletic League Staff, with the support of the CRA, will renovate and furnish a state of the art boxing gym, computer lab and tutorial facility. This building will be the new home and location of PAL Tae Kwon Do, Boxing, D.I.V.A.S, Executive Internship, Youth Directors Council, F.C.A.T Tutoring and many more.

## III. Budget

Projected expenses for 2008-2009 are \$228,980.00. The Police Athletic League has already received partial funding from the City of North Miami, in the amount of \$50,000 for programming and staff. We are asking assistance from the CRA in the amount of \$77,300 for securing a site and minor renovations; a detailed itemized budget is attached for reference on page 4. The balance of our proposed budget will be secured through fundraisers, grants from various community organizations such as The Children's Trust, State and National Associations of Police Athletic League, Inc. Miami Dade County Commission and local business partners from the private sector.

\* Numbers in red indicates changes made from previous proposed budget and denotes funding sought from the North Miami CRA

## PROJECTED EXPENSES 2008-2009

1. Facility – PAL requires a facility which is anticipated to be “multi-use.” A facility is necessary to house PAL programs including computer lab, recreation center (chess), weight room, game room, and social services area.  

Rent - \$2,000.00 per month times 12	\$24,000.00
--------------------------------------	-------------
2. Personnel, support staff, volunteer coordinators – grants persons/fund raising coordinator  
\$650.00 per week times 52 \$33,800.00
3. Office equipment including purchase of fax machine, phones and phone system, computer, printer, copier, desks, chairs and file cabinets \$6,300.00
4. Insurance \$ 2,500.00
5. Accounting (CPA) \$ 1,000.00
6. Renter’s Insurance / Minor Renovations \$47,000.00
7. Public Relations including ads and radio spots for Fund Raisers, including Golf Tournament and potential Fishing Tournament. \$12,000.00
8. Programming
  - a. Fifth Grade
    1. After School Intramural Basketball (3 on 3/5 on 5) \$2,500.00
    2. Chess Program – Equipment (boards and timers) \$ 300.00  
Staffing \$2,200.00
    3. Computer Lab 15 units times \$900.00 (Perdue). Staffing for Computer Lab – Teacher 10 hours per week times \$20.00 per hour times 40 weeks \$8,000.00
    4. Tutoring program (volunteers) \$ 600.00
9. Middle School Programming

1.	Intramural Basketball Uniforms	\$ 750.00
	Equipment	\$ 300.00
	Staff – 3 coaches times \$8.00/hour times 4 days per week	\$11,520.00
2.	Flag Football (staff included as per above)	\$ 1,050.00
3.	Chess	\$ 1,500.00
4.	Computer Lab (included as per above)	-0-
5.	Tutoring (FCAT Tutoring)	\$ 2,560.00
6.	Youth Director's Council (Community Service Organization) for 60 – 100 members	
	Shirts	\$ 1,200.00
	Programs	\$ 3,000.00
	Food	\$ 800.00
7.	Cheerleading	
	Competitions	\$ 300.00
	Registration	\$ 1,500.00
	Travel and Uniforms	\$ 2,000.00
8.	Track and Field Program (including track meets)	\$ 2,000.00
9.	Boxing Camp @ Ultimate Boxing & Fitness Equipment and Training	\$ 3,600.00
10.	High School Programming	
	Youth Directors Council	\$ 4,200.00
	Chess Programming	\$ 1,200.00
	Basketball Programming	\$ 1,800.00
	Flag Football Programming	\$ 1,800.00
	Mentor Program to address gang membership	\$ 800.00
11.	College Tour (30 members)	\$ 7,500.00
	Field Trips	
	Tallahassee Legislative Process	\$ 4,000.00
	Broaden Horizons (discover Florida Museums)	\$ 2,500.00
	FACT Festival	\$ 2,400.00
12.	Summer Programming (Teens)	
	\$6,000 per month times 3 months	<u>\$18,000.00</u>
		\$228,980.00

# Proposed Expenses

Description		Amount	
Location			
Rent	\$ 2,000 x 12 months	\$	24,000.00
Renter's Insurance		\$	2,000.00
Subtotal		\$	26,000.00
<b>Minor Renovations</b>			
Materials		\$	35,000.00
Labor		\$	10,000.00
Subtotal		\$	45,000.00
<b>Supplies/Materials</b>			
Furniture		\$	3,000.00
Copier/Fax/Phone		\$	1,500.00
Scholarly Supplies		\$	1,000.00
Subtotal		\$	5,500.00
<b>Additional Expenses</b>			
Telephone/Internet Services		\$	800.00
Subtotal		\$	800.00
<b>Total Proposed Expenses</b>		\$	<b>77,300.00</b>

Resolution of the Executive Board of the Police Athletic League of North Miami requesting that the Mayor of North Miami and the North Miami City Council members, acting as the CRA Board approve the sum of \$50,000.00 be granted by the CRA in its 2008-2009 budget to PAL for rent in the amount of \$36,000.00, equipment in the amount of \$10,000.00 and insurance in the amount of \$4,000.00. Specifics to be provided upon request.

**North Miami  
Police Athletic League**



**Annual Report 2008-2009**

*Filling Playgrounds not Prisons*

NORTH MIAMI POLICE ATHLETIC LEAGUE  
ACTUAL BUDGET – 2007-2008

1.	City of North Miami Budget (Grant)	\$73,800.00
2.	PAL Fund Raisers including Golf Tournament and Homeowners Associations and CRA contribution	<u>\$18,839.16</u>
		\$92,639.16

Our Mission: The City of North Miami Police Athletic League's mission is to provide an opportunity for interaction between Police Officers and the youth of the community by using an exchange of ideas and experiences which will help to develop a constructive program in order to help solve youth problems and give the young people of our community the opportunity to broaden their horizons.

Obviously, the City of North Miami Police Athletic League offers programs for the youth of our community. Many youth in our community are struggling academically, financially, and socially. Many lack positive leadership in their lives and are prone to criminal activity. By intervening in the lives of these youth, North Miami PAL, serves our community as a whole. North Miami PAL also serves families in our community that are suffering a discipline crisis with their teenage children as well as families and youth experiencing financial hardship. By providing tutoring, training and leadership to youth in our community that are at academic jeopardy as well as those that are prone to criminal activity, thereby reducing crime today and raising the potential of those youth and the future they have ahead of them as citizens of our community tomorrow.

## Donations/Deposits Received

Date	Check #	Source	Amount
3/7/2007	2132	Francisco Leon	\$ 50.00
3/12/2007	32698	Johnson & Wales*	\$ 5,000.00
3/23/2007	145031	City of North Miami*	\$ 3,000.00
4/3/2007	Unknown	Credit Memo	\$ 55.00
4/9/2007	6632059	U-Haul	\$ 89.13
4/9/2007	Unknown	NM CRA	\$ 1,000.00
4/9/2007	Unknown	Sans Souci Homeowners	\$ 200.00
4/26/2007	Unknown	Temple Beth Mosh	\$ 5,000.00
5/25/2007	cash	Concession Stand Tampa, Fl	\$ 264.11
9/19/2007	150618	City of North Miami	\$ 2,800.00
11/7/2007	Credit	United Way of Miami	\$ 189.04
11/28/2007	Unknown	Unknown	\$ 851.33
1/17/2008	1019	Dome Condo (Holiday Fund)	\$ 250.00
1/22/2008	154346	City of North Miami	\$ 68,000.00
2/6/2008	Unknown	Kennith Stowe	\$ 100.00
2/12/2008	Unknown	Unknown	\$ 100.00
2/14/2008	Unknown	United Way of Miami	\$ 0.55
3/26/2008	Unknown	Unknown	\$ 440.00
4/16/2008	1616	Farr Building LLC	\$ 250.00
4/16/2008	38011	Johnson & Wales*	\$ 5,000.00
Total donated by the City of North Miami			\$ 73,800.00
Total Amount Raised as of 4/18/2008			\$ 18,839.16
Grand Total			\$ 92,639.16

\* Denotes monies raised for Facts Festival

(9)

## PROJECTED EXPENSES 2008-2009

1. Facility – PAL requires a facility which is anticipated to be “multi-use.” A facility is necessary to house PAL programs including computer lab, recreation center (chess), weight room, game room, and social services area.  
  
Rent - \$3,000.00 per month times 12 \$36,000.00
2. Personnel, support staff, volunteer coordinators – grants persons/fund raising coordinator  
\$650.00 per week times 52 \$33,800.00
3. Office equipment including purchase of fax Machine, phones and phone system, computer, Printer, copier, desks, chairs and file cabinets \$10,000.00
4. Insurance \$ 2,500.00
5. Accounting (CPA) \$ 1,000.00
6. Insurance / New Facilities Preparations \$4,000.00
7. Public Relations including ads and radio spots for Fund Raisers, including Golf Tournament and potential Fishing Tournament. \$12,000.00
8. Programming
  - a. Fifth Grade
    1. After School Intramural Basketball (3 on 3/5 on 5) \$2,500.00
    2. Chess Program – Equipment (boards and timers) \$ 300.00  
Staffing \$2,200.00
    3. Computer Lab 15 units times \$900.00 (Perdue). Staffing for Computer Lab – Teacher 10 hours per week times \$20.00 per hour times 40 weeks \$8,000.00
    4. Tutoring program (volunteers) \$ 600.00

9.	Middle School Programming	
	1. Intramural Basketball Uniforms	\$ 750.00
	Equipment	\$ 300.00
	Staff – 3 coaches times \$8.00/hour times	
	4 days per week	\$11,520.00
	2. Flag Football (staff included as per above)	\$ 1,050.00
	3. Chess	\$ 1,500.00
	4. Computer Lab (included as per above)	-0-
	5. Tutoring (FCAT Tutoring)	\$ 2,560.00
	6. Youth Director's Council (Community	
	Service Organization) for 60 – 100 members	
	Shirts	\$ 1,200.00
	Programs	\$ 3,000.00
	Food	\$ 800.00
	7. Cheerleading	
	Competitions	\$ 300.00
	Registration	\$ 1,500.00
	Travel and Uniforms	\$ 2,000.00
	8. Track and Field Program (including	
	track meets)	\$ 2,000.00
	9. Boxing Camp @ Ultimate Boxing & Fitness	
	Equipment and Training	\$ 3,600.00
10.	High School Programming	
	Youth Directors Council	\$ 4,200.00
	Chess Programming	\$ 1,200.00
	Basketball Programming	\$ 1,800.00
	Flag Football Programming	\$ 1,800.00
	Mentor Program to address gang membership	\$ 800.00
11.	College Tour (30 members)	\$ 7,500.00
	Field Trips	
	Tallahassee Legislative Process	\$ 4,000.00
	Broaden Horizons (discover Florida Museums)	\$ 2,500.00
	FACT Festival	\$ 2,400.00
12.	Summer Programming (Teens)	
	\$6,000 per month times 3 months	<u>\$18,000.00</u>
		\$201,680.00

# 2009 North Miami CRA Scholarly Training in Urban Development for Youth (STUDY) Academic Internship Program

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## I. OBJECTIVE

The primary objective of this multi year project is to provide twenty (20) North Miami Senior High (NMSH) school students (10<sup>th</sup>, 11<sup>th</sup> and 12<sup>th</sup> grades), with an enriching six-month (February to August 2008) academic-work internship program with a focus on urban economic development and city and regional planning. The project's academic activities, during the period January 2009 to September 2009, will support the North Miami Community Redevelopment Agency's (CRA) mission of investing in the socio-economic development of the community. While STUDY is designed as a five year project, the 2009 Program seeks to:

- Obtain commitment from interns to work/volunteer for sixty days a year for two years following internship.
- Provide interns with opportunities to develop marketable skills through work experiences in both private and public sectors—particularly with City of North Miami departments. As part of this exercise, interns will be required to submit a research paper and present results at conclusion of internship.
- Establish long term involvement with interns in order to follow up on their goals/achievements at institutions of higher educations.
- Create public and private sector partnerships and financial support mechanisms.

## II. PROJECT DESCRIPTION

JHS & Associates Project staff, in collaboration with partners such as Miami Dade Public Schools (MDPS) and Florida International University (FIU), will design and deliver a curriculum that underlines the challenges faced by municipalities in providing services to their residents. As an example, topics such as urban revitalization, safety, infrastructure, education and health, as well as public financing (e.g., ad valorem taxes, special districting, enterprise zones) and others, will be presented to the participants during weekly sessions at FIU Biscayne Bay campus. As a condition for participation, each student will be required to commit to a specific research topic, and under the supervision of an agency/departmental unit mentor, prepare a professional quality report at the conclusion of the academic year. In addition, students will be required to participate in a paid summer job/internship with their specific agency/departmental units for one month during the summer. Participation in this program is expected from the CRA, City of North Miami, FIU and Biscayne Landing. As the program matures, it is anticipated that other entities will become partners.

## III. TASKS

Completion of the following tasks will ensure that the project becomes a successful endeavor.

### A. Coordination (October-December 2008):

- Creation of a 5-member Advisory Board consisting of City of North Miami Community leaders, residents and education professionals whose main responsibility will be to oversee the implementation of the project.
- Meetings to be scheduled with interested parties and organizations from the private and public sectors to obtain commitments to participate and/or contribute to the STUDY project as well as determine the appropriate modalities for involvement.
- Design of applications. Internship program curriculum design.
- Program announcement/marketing, formation of review committee, application review and selection of interns.

**B. Program Implementation (January-July 2009)**

- Delivery of curriculum.
- Identification of research projects.
- Intern assignments to administrative units.
- Presentation of research projects.

**C. Preparation of Progress and Final Reports**

- Monthly progress reports delivered with invoices.
- Final report compiled at end of project (September 2009).

**IV. REPORTS AND DELIVERABLES**

- A. One (1) unbound original and three (3) copies of a Final Report will be prepared summarizing the activities conducted during the study period. This document will also be delivered in an electronic format for further reproduction and distribution.
- B. Twenty (20) copies of an Executive Summary Report will be prepared in a newsletter format (11 by 17). This document will also be delivered in an electronic format for further reproduction and distribution
- C. Two Power Point presentations summarizing the project and outlining the students activities and achievements will be prepared for the agency.

**V. BUDGET**

The total budget for this project is one ninety thousand eight hundred and sixty five dollars (\$99,865). This amount covers various expenses, including labor costs for 5 lecturers (an additional lecturer is included in the FIU subcontract), 5 graduate students and other project staff members. In addition, the budget also includes a \$1,200 Summer Job/Internship stipend for each of the twenty intern students, funds for a 3-day fact finding trip to Tallahassee, an allocation for food and refreshments, as well as printed and scholastic supplies/materials.

**VI. TIME SCHEDULE**

As indicated, this project will have a duration of 12 months. Progress reports will be prepared on a monthly basis.

## October 2008-Sept 2009 CRA S.T.U.D.Y Project Budget

ITEM	TOTAL			
<b>Personnel</b>				
<b>Description</b>	<b>Rate (\$)</b>	<b># Units</b>	<b>Salary</b>	<b>Amount \$</b>
5 Lecturers	40.00	700	28,000.00	28,000.00
Grad. Student	14.00	780	10,920.00	10,920.00
<i>Add. Personnel for Trip:</i>				
5 Grad. Students	14.00	120	1,680.00	1,680.00
5 Undergrad. Students	10.00	120	1,200.00	1,200.00
Internship Stipends (\$1,200/student)	1,200.00	20		24,000.00
<b>Subtotal (\$)</b>				<b>65,800.00</b>
<b>Supplies &amp; Materials</b>				
<b>Description</b>				
IDs, Pens/Pencils, Scholarly Supplies				1,500.00
Equipment				1,500.00
<b>Subtotal (\$)</b>				<b>3,000.00</b>
<b>Contractual Services</b>				
<b>Description</b>				
FIU				4,500.00
Guest Speakers				1,000.00
<b>Subtotal (\$)</b>				<b>5,500.00</b>
<b>Travel (3D)</b>				
<b>Description</b>				
Bus Rental (\$1500/day)				3,000.00
Meals (3days) for 30 people (\$25/day/per)				2,225.00
Hotel (\$150/N) (12 rooms/2 N)				3,600.00
<b>Subtotal (\$)</b>				<b>8,825.00</b>
<b>Additional Expenses</b>				
<b>Description</b>				
Meals/ Refreshments				2,240.00
Rent				6,000.00
Telephone/Communications				2,500.00
Insurance				6,000.00
<b>Subtotal (\$)</b>				<b>16,740.00</b>
<b>Description</b>				
<b>Total Budget</b>				<b>99,865.00</b>

**DYNAMIC COMMUNITY DEVELOPMENT CORPORATION**

3550 Biscayne Blvd. Suite 304 Miami, FL 33137

Satellite Office: 843 NE 125 Street North Miami, FL 33161

Telephone: (305) 576-0010 Fax: (305) 571-8007

August 1, 2008

Tony E. Crapp Sr.  
Executive Director  
North Miami Community Redevelopment Agency (CRA)  
615 NE 124 Street  
North Miami, FL 33161

Jacob Gill  
Chairperson

Marilyn Torres  
Secretary

Steven Zorn  
Administration/  
Financial

Dear Mr. Crapp:

First, I wish to take this opportunity to thank you personally, the Board of Directors and the Advisory Board of the North Miami Community Redevelopment Agency (CRA), and the members of the North Miami City Council for your ongoing support of the Dynamic Community Development Corporation (CDC) and its work promoting economic development within the CRA catchment area of North Miami.

As you know, Dynamic CDC has had a working relationship with the North Miami CRA to provide information and services to area residents and business owners, creating a more informed community. Dynamic CDC seeks to provide economic development and technical assistance services to those participating in the jointly sponsored CRA / Dynamic CDC workshops. Aware of the emphasis in today's market on the concepts of "green businesses" and "green cities", and at the request of Mayor Kevin Burns of North Miami during a recent City Council Meeting – we are adding a "Green Component" to each of the event proposed for 2008-2009 – showing how "green" initiatives can be profitable not only for the environment, but for the "bottom" line.

To date, as part of our current service agreement, we have held a Job / Business Fair where over thirty (30) jobs were created. The subsequent Small Business Workshop provided an excellent opportunity for attendees to learn about the many services available through the North Miami CRA.

The most recent event on Saturday July 19 proved to be a most successful Business Workshop. I congratulate you on creating a line-up of great speakers: Mr. William Love (Tax specialist, Department of Revenue); Ms. Charita Allen (VP Business Expansion – the Beacon Council) Mr. Jose Bravo (Miami-Dade County OCED) and Mr. Danuzio Lima (Economic Development, City of North Miami). The event was well attended and the majority of attendees were small business owners from within North Miami.

RECEIVED

AUG 04 2008

I am requesting that Dynamic CDC be included in the 2009 fiscal year budget of the North Miami CRA in the sum of \$60,000. Please find attached a proposed Scope of Services for 2009 as well as a revised budget. Dynamic CDC looks forward to continuing its services to the residents and businesses of North Miami.

Thanking you in advance, I remain

Sincerely yours,



Luis De Rosa  
Outreach Officer

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2009

## **Proposed Scope of Service**

### **Dynamic CDC – North Miami CRA Proposed Contract**

Jacob Gill  
Chairperson

Marilyn Torres  
Secretary

Steven Zorn  
Administration/  
Financial

The following is the proposed Scope of Services to be provided under the contract between the North Miami Community Redevelopment Agency (CRA) and Dynamic Community Development Corporation (CDC).

#### **A. Business / Job Fair**

Last year's Business / Job Fair was very successful. With increased contacts in the community, more extensive and efficient ways of advertising and promoting this event, as well as a "finely toned" relationship with our partner in this Job Fair, South Florida Workforce, we foresee an even more successful event this year.

Event: Business / Job Fair  
Date: Tuesday, December 2, 2008  
Time: 9 a.m. through 4 p.m.  
Location: Gwen Margolis Community Center  
1590 NE 123 Street  
North Miami, FL

This fair is a "matchmaking" event. We seek to provide a forum which will provide an excellent opportunity for individuals – currently unemployed or underemployed – to meet with employers looking for new employees. Although the Job Fair will be open to the public, advertising and promotion will target North Miami CRA district residents. Among the other features of this Business / Job Fair will be:

- Table-top displays promoting services of the Fair's sponsors and supporters
- Promotion of literature and information about "green" concept for businesses as both environmentally and economically sound
- Promotion of North Miami CRA programs and services
- North Miami CRA Board of Commissioners welcoming remarks
- Welcoming Remarks to employers and participants by Mayor of North Miami and CRA Executive Director

The Presentations will begin at 9:00 a.m. The Job Fair, itself, will officially commence at 10 a.m.

## **B. Small Business Workshop I**

Event Theme: Growing Your Small Business by Effective Promotion & Advertising

Presentations:

1. How to effectively promote your business
2. How the North Miami CRA services and programs can help promote your business
3. The importance of a Business Plan – the “map” to growing your business
4. How to “green” your business and to use the increased awareness of the importance of “green – environmentally friendly” business to promote your enterprise.
5. Employing up-to-date technology (websites, on-line sales, etc) to advertise and grow your business.
6. Available small business technical and financial assistance programs / resources

Proposed Event Date: February / March 2009

Location: North Miami City Hall

Benefits to Participants:

- Opportunities to participate in “table top” presentations, to display good and services.
- Obtain information regarding North Miami CRA programs and services – Remarks from CRA Executive Director
- Availability of specialists in advertising and promotional services to consult with attendees
- Availability of representatives from banking institutions to present business programs and to meet with interested participants
- Availability of representatives from organizations with microloan programs to present programs and to meet with interested participants
- Opportunity to meet North Miami elected officials (CRA Board of Commissioners and key City staff)

## **C. Small Business Workshop II**

Event Themes:

- The importance of financing and healthy cash flow to the success of a business
- Complying with Government Requirements (code enforcement, taxes and licenses, CRA programs)

Presentations:

1. Financing Your Business: Loans, Microloans, and Grants
2. The importance of a good credit rating and fixing your credit
3. The importance of developing business relationship with a supportive established financial institution
4. The Importance of "Greening" Your Business – what are the costs and what are the economic benefits to your "bottom line"?

Proposed Event Date: May / June 2009

Location: To be determined

Benefits to Participants:

- Opportunities to participate in "table top" presentations, to display good and services.
- Obtain information regarding North Miami CRA programs and services – Remarks from CRA Executive Director
- Availability of specialists in advertising and promotional services to consult with attendees
- Availability of representatives from banking institutions to present business programs and to meet with interested participants
- Availability of specialists in creating a "greener" or more environmentally friendly business
- Availability of representatives from organizations with microloan programs to present programs and to meet with interested participants
- Opportunity to meet North Miami elected officials (CRA Board of Commissioners and key City staff)

**D. Small Business / Job / Dominoes Fair**

The proposed theme of this Fair will be "Get to Know Your Neighborhood Businesses". The goal of this Fair is to introduce and familiarize the residents of North Miami with the many goods and services available through the businesses located within the CRA district. This is a way for each participating business to attract new customers and/or clients. A very important concept is reinforced through such Business Fairs – the idea of reinvestment of residents' income back into businesses and institutions within their own neighborhood.

Business / Job Fair

- Table top displays promoting services and or products of participating businesses
- North Miami CRA programs and services promoted
- North Miami elected officials (CRA Board of Commissioners) invited to participate

This Fair will also provide an excellent opportunity for job creation as we will invite companies looking for employees to attend this event, and to meet and interview potential new employees.

Among North Miami's culturally diverse population, the game of dominoes has strong social and emotional ties. The dominoes component will be used as an "anchor" to attract many community residents to attend. It is anticipated that this Fair – with all its components – will be a day long event – from 10 a.m. through 6:00 p.m.

Proposed Event Date: August / September 2009

Location: To be determined

Dynamic CDC  
Proposed 2008-2009 Budget  
for  
North Miami CRA Program

**Personnel**

Senior Project Manager	\$ 20,000.00	
Assistant Project Manager	\$ 5,000.00	
Financial / Administration	\$ 12,400.00	
Payroll Taxes	\$ 2,865.00	
Workman's Compensation	<u>\$ 500.00</u>	\$ 40,765.00

**Programmatic Services**

Business / Job Fair (rental, banner, food, workers,	\$ 1,000.00	
Business / Community Dominoes Fair (tents, site rental, tables, chairs, music, displays, promotions, posters)	\$ 4,000.00	
Workshops (promotional materials, site rental, food, incidentals)	\$ 1,500.00	
Four (4) community-wide newsletters	\$ 2,000.00	
Monthly page in community newspaper promoting CRA North Miami program	\$ 3,600.00	
Production of Quarterly TV show promoting CRA North Miami programs shown in North Miami and Comcast NE	\$ 2,500.00	
Liability Insurance - corporate & events	<u>\$ 635.00</u>	\$ 15,235.00

**Other**

Sublease of North Miami office	\$ 3,000.00	
Office Supplies	<u>\$ 1,000.00</u>	<u>\$ 4,000.00</u>
		<b>\$ 60,000.00</b>

The North Miami Community Redevelopment Agency (CRA) & Dynamic Community Development Corporation (CDC)

PRESENT A **FREE**

# SMALL BUSINESS WORKSHOP

**SATURDAY, JULY 19, 2008 (10:00 AM—12:00 NOON)**

- LEARN ABOUT (CRA) COMMERCIAL REHABILITATION & BEAUTIFICATION GRANT PROGRAMS
- LEARN ABOUT CITY OF NORTH MIAMI ECONOMIC DEVELOPMENT ASSISTANCE AND INITIATIVES

**PRESENTATIONS ON THE FOLLOWING TOPICS WILL BE MADE:**

- STATE OF FLORIDA SALES AND USE TAX SEMINAR
- MIAMI-DADE COUNTY ECONOMIC DEVELOPMENT PROGRAMS AND ASSISTANCE (MOM & POP PROGRAMS)
- MIAMI-DADE COUNTY ENTERPRISE ZONE PROGRAM FINANCIAL INCENTIVES

**BEST WESTERN WINDSOR INN**

**12210 BISCAYNE BLVD**

**NORTH MIAMI, FL. 33181**

**SUITE 103**

**(FREE PARKING /LIGHT REFRESHMENTS AVAILABLE)**

**SE HABLA ESPAÑOL / MOUN KI PALE KREOL**

THANK YOU TO OUR SPONSORS:

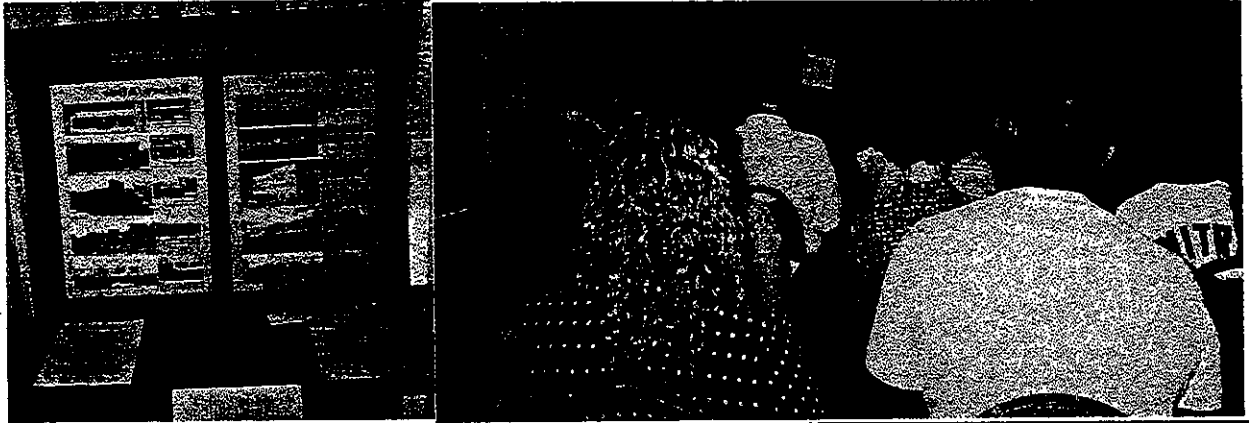
**DYNAMIC CDC**



FOR INFORMATION PLEASE CALL DYNAMIC CDC @ 305-576-0010

# NORTH MIAMI CRA/DYNAMIC CDC SMALL BUSINESS WORKSHOP

7-19-08



# Job Fair



- What:**
- Learn about Job & Career opportunities
  - Meet employers who have job openings
  - Learn about the activities and programs of the North Miami CRA

**When:** Tuesday, December 4, 2007  
9 to 10 AM - Greetings / Presentation  
10 AM - 3 PM - Job Fair

**Where:** Gwen Margolis Community Center  
1590 NE 123 Street  
North Miami, FL 33161

(Se Habla Español / Moun ki pale kreol)

**Sponsored by:** Dynamic Community Development Corporation (CDC),  
SER Jobs for Progress & South Florida Workforce  
North Miami Community Redevelopment Agency (CRA)

Thank you to the Hon. Kevin Burns, Mayor of the City of North Miami, Michael R. Blynn, City Councilman, Jacques Despinosse, City Councilman, Scott Galvin, City Councilman, Marie Erlande Steril, City Councilwoman and the North Miami Community Redevelopment Agency (CRA)

*South Florida Workforce is an equal opportunity employer/program.  
Auxiliary aids & services are available upon request to individuals with disabilities.*

south florida  
**Workforce**  
member: Employ Florida

# NORTH MIAMI CRA/DYNAMIC CDC SUCCESSFUL JOB FAIR

12-4-07





# Consumer's Certificate of Exemption

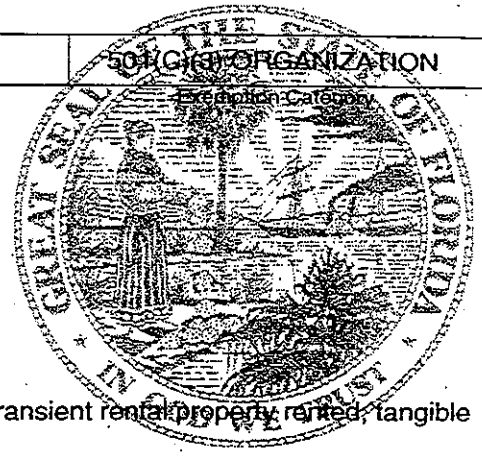
Issued Pursuant to Chapter 212, Florida Statutes

DR-14  
R. 04/05  
08/26/06

85-8012693589C-8	07/06/2006	07/31/2011	501(C)(3) ORGANIZATION
Certificate Number	Effective Date	Expiration Date	Exemption Category

This certifies that

DYNAMIC COMMUNITY DEVELOPMENT CORP  
3550 BISCAYNE BLVD STE 304  
MIAMI FL 33137-3853



is exempt from the payment of Florida sales and use tax on real property rented, transient rental property rented, tangible personal property purchased or rented, or services purchased.



## Important Information for Exempt Organizations

DR-14  
R. 04/05

- You must provide all vendors and suppliers with an exemption certificate before making tax-exempt purchases. See Rule 12A-1.038, Florida Administrative Code (FAC).  
  
Your *Consumer's Certificate of Exemption* is to be used solely by your organization for your organization's customary nonprofit activities.
- Purchases made by an individual on behalf of the organization are taxable, even if the individual will be reimbursed by the organization.
- This exemption applies only to purchases your organization makes. The sale or lease to others by your organization of tangible personal property, sleeping accommodations or other real property is taxable. Your organization must register, and collect and remit sales and use tax on such taxable transactions. Note: Churches are exempt from this requirement except when they are the lessor of real property (Rule 12A-1.070, FAC).
- It is a criminal offense to fraudulently present this certificate to evade the payment of sales tax. Under no circumstances should this certificate be used for the personal benefit of any individual. Violators will be liable for payment of the sales tax plus a penalty of 200% of the tax, and may be subject to conviction of a third degree felony. Any violation will necessitate the revocation of this certificate.
- If you have questions regarding your exemption certificate, please contact the Exemption Unit of Central Registration at 850-487-4130. The mailing address is PO BOX 6480, Tallahassee, FL 32314-6480.