

HOMELAND DEFENSE/  
NEIGHBORHOOD IMPROVEMENT  
BOND OVERSIGHT BOARD  
MINUTES

11/12/02 - 6:00 P.M.  
CITY OF MIAMI, 10<sup>th</sup> Floor  
MIAMI RIVERSIDE CENTER  
MAIN CONFERENCE ROOM  
MIAMI, FLORIDA 33130

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The meeting was called to order at 6:26 p.m., with the following members present:

Rolando Aedo  
Sonny Armbrister  
Ringo Cayard  
Mariano Cruz  
Robert Flanders (**Chairperson**)  
Julie Grimes  
David E. Marko  
Gary Reshefsky  
Jami Reyes (entered at 7:30 p.m.)  
Louis de Rosa

Absent: Luis Cabrera; Marvin Dunn; Milagros Loyal; Manolo Reyes

**I. APPROVAL OF THE MINUTES OF THE MEETING OF OCTOBER 22, 2002.**

\* Prior to motion to approve the minutes of the October 22, 2002 meeting, Chairman Flanders requested that a clarification be made to the minutes. At Page 4, Paragraph 4, the record indicates that Chairman Flanders had a conversation with Commissioner Winton regarding the Miami Greenway Project. Chairman Flanders clarified the record by explaining that the conversation he had was not directly with Commissioner Winton, but with Rob Weinreb of Commissioner Winton's staff.

HD/NIB MOTION 02-29

A MOTION TO APPROVE THE MINUTES OF THE OCTOBER 22, 2002 MEETING OF THE HOMELAND DEFENSE/NEIGHBORHOOD IMPROVEMENT BOND OVERSIGHT BOARD WITH THE CLARIFICATION AT PAGE 4, PARAGRAPH 3 THAT CHAIRMAN FLANDERS DID NOT HAVE A DIRECT CONVERSATION WITH COMMISSIONER WINTON REGARDING THE MIAMI GREENWAY PROJECT, BUT CHAIRMAN FLANDERS HAD A CONVERSATION WITH ROB WEINREB OF COMMISSIONER WINTON'S STAFF, REGARDING THE MIAMI GREENWAY PROJECT.

MOVED: L. de ROSA  
SECONDED: S. ARMBRISTER  
ABSENT: L. CABRERA; M. DUNN; J. REYES;  
M. LOYAL; M. REYES

Note for the Record: Motion passed by unanimous vote of all Board Members present.

**II. NEW BUSINESS:**

- a. Harold Ruck, Planning Department, GIS Representative.

\* Mr. Ruck introduced himself to the Board and informed the Board that he is available to assist the CIP Department in preparing maps of the City, including color coded indications of parks, schools and, projects in progress to allow the Board the ability to better track the progress of projects underway in the City.

- b. Presentation by Laura Billberry, Director of Asset Management, re: acquisition of the property located immediately behind the Tower Theater at 1501 SW 9 Street, Miami, Florida.

\* Ms. Billberry informed the Board that at the direction of the City Commission, during its September 26, 2002 meeting, the Department of Asset Management is attempting to acquire the property located immediately behind the Tower Theater. The site is currently on the market for \$210,000. Asset Management has exercised an option agreement with the owner of the property for \$200,000. The property has not yet been appraised and the option agreement is subject to the appraisal. The property is zoned SD-14 and is approximately 5,000 square feet. The purchase price will be reduced to its appraised value and if it is less than 90 percent of the appraised value, the seller would have the right to terminate the agreement.

\* The purpose of this acquisition is to further improve the Tower Theater facility, including its staging area, dressing area and parking area. Miami-Dade Community College currently manages the theater for the City and has expressed an interest in working with the City on applying for grants.

\* Asset Management is seeking endorsement from the Board to use monies earmarked for Calle Ocho/Streets and Drainage Improvements to acquire the property. No other funding source was suggested to Ms. Billberry. It would be necessary to address the Commission at the December 12, 2002 meeting regarding this acquisition because the above referred to option must be exercised by December 31<sup>st</sup>.

\* Questions were raised as to whether Quality of Life funds could be used to acquire the property, whether there were any matching funds that would be available to acquire the property and whether this project was one which had been delineated to the public as a project which would be done with Bond funds.

\* Ms. Billberry explained that this project was not contemplated at the time delineation of projects was put out to the public, there are no existing matching funds and Quality of Life funds were not suggested to her as being available to acquire the property. Neither are CDBG funds currently available for the acquisition of the property.

\* The consensus of the Board was that more direction would be required of the City Commission before the Board could approve acquisition of the property with Bond funds.

HD/NIB MOTION 02-30

A MOTION REQUESTING THE CITY OF MIAMI COMMISSION TO IDENTIFY A POOL OF FUNDS TO PURCHASE PROPERTY LOCATED BEHIND THE TOWER THEATER AT 1501 SOUTHWEST 9<sup>TH</sup> STREET, MIAMI, FLORIDA, AS DESCRIBED IN RESOLUTION NO. 02-1058. WHEREAS THE CITY OF MIAMI COMMISSION HAS NOT SOUGHT IN PARTICULAR TO USE BOND FUNDS TO PURCHASE SAID PROPERTY; AND WHEREAS THE HOMELAND DEFENSE/NEIGHBORHOOD IMPROVEMENT BOND OVERSIGHT BOARD HAS NO INDICATION OF ANY COMMISSIONER USING QUALITY OF LIFE FUNDS TO PURCHASE SAID PROPERTY, THE BOARD RESPECTFULLY REQUESTS THAT THE CITY OF MIAMI COMMISSION IDENTIFY A FUNDING SOURCE, WHETHER IT BE QUALITY OF LIFE FUNDS OR IDENTIFICATION OF A PRESENTLY FUNDED PROJECT WHICH WOULD BE DE-FUNDED AND WHOSE FUNDS WOULD THEN BE APPROPRIATED FOR THE ACQUISITION OF THE ABOVE-CITED PROPERTY.

MOVED: D. MARKO  
SECONDED: L. de ROSA  
NAYS: M. CRUZ  
ABSENT: L. CABRERA; M. DUNN;  
M. LOYAL; J. REYES;  
M. REYES

Note for the Record: Motion was passed by vote of 8 to 1.

c. Projects/Financial Status Report Presentation by Janet Palacino.

\* Ms. Palacino reported to the Board regarding the status of Bicentennial Park, which is an approved bond project. There are several components to Bicentennial Park, the seawall project repair/replacement being one of the first components. A consultant has begun work on plans for this project.

\* The City is applying for a FIND grant to match the project by 50 percent. A criterion for acquiring a FIND grant is that the City must have a building permit in place. The building permit is a key issue. Suitable drawings, plans and specifications must be in place in order to acquire a building permit.

\* The seawall project is presently estimated between five and six million dollars. If the City's application is successful, the FIND grant would cover between two and a half to three million dollars of funding for this project.

\* Ms. Palacino would like to go before the Commission regarding the FIND grant at its December 12, 2002 meeting. She will submit this item to the audit subcommittee as soon as a proposal is available. Funds are presently needed to pay for consulting services re drafting of suitable plans to be submitted with the FIND application.

HD/NIB MOTION 02-31

A MOTION RECOMMENDING APPROVAL OF PLANNING DEPARTMENT TO ENLIST THE SERVICES OF A CONSULTANT IN ORDER TO DRAFT SUITABLE PLANS TO SUBMIT WITH A FLORIDA INLAND NAVIGATION DISTRICT (FIND) GRANT APPLICATION; SAID GRANT TO BE USED TO REPAIR/REPLACE THE SEAWALL AT BICENTENNIAL PARK.

MOVED: G. RESHEFSKY  
SECONDED: J. GRIMES  
ABSENT: L. CABRERA; M. DUNN;  
M. LOYAL; M. REYES

Note for the Record: Motion was passed by unanimous vote of all Board Members present.

\* Ms. Palacino reviewed the summary sheet of funding for CIP Projects, an Excel spreadsheet was also provided to the Board Members as a composite picture of CIP projects active in the City. The City is mandated to develop a financial integrity ordinance by March 2003. This ordinance will define the procedure for appropriating funds for new projects.

c. Audit Committee Report.

\* Report by Board Member David Marko. The Audit Subcommittee met with the Mayor and discussed the exasperation of not having a master plan, or vision, or action plan, or a continuity on how Bond money is appropriated. The Mayor plans to discuss the process with CIP Director, Janet Palacino. The Subcommittee also had conversation with a local architect that studied the existing master plans of the City for some time. This architect was involved with the assembly of every master plan that had been made in the history of the City and volunteered to provide any assistance she could to the Board.

\* Major Longueira of the Police Department communicated to Board Member Marko that he would not appear before the Board again until a piece of property had been identified as the site for a training facility.

\* Chairman Flanders informed the Board of a communication from Dr. Eduardo Padron regarding police training classrooms at Miami-Dade Jr. College. Chairman Flanders received an e-mail which informed that Mayor Diaz and Commissioner González would be attending a meeting in the first part of December regarding this issue.



d. Communications Committee Report.

\* Report by Board Member Jami Reyes. The Subcommittee met on November 6, 2002. The meeting was attended by staff from the Office of Communications. There was a discussion about the possibility of video taping all future Board meetings for airing on the City's TV station.

\* Board Member Grimes suggested that airing the meetings at this time might be premature, as the Board needs to get more organized. Board Member de Rosa agreed with Board Member Grimes.

\* Chairman Flanders suggested that the subject be revisited at the next Board meeting.

**III. CHAIRPERSON'S OPEN AGENDA.**

\* Chairman Flanders discussed with the Board a recent newspaper article on the restructuring of City government which a certain brokerage firm used as a means of negatively impacting the City in its selling of bonds.

\* Chairman Flanders informed the Board that Mr. Peter Ehrlich wanted to address the Board regarding Little Haiti Park, but Mr. Ehrlich left the meeting without addressing the Board.

\* Board Member Cayard and Board Member Marko suggested that the Homeland Defense Board was the wrong venue for Mr. Ehrlich to air this particular concern. Board Member Cayard suggested that the correct venue to address this issue would perhaps be before the City Commission. Board Member Marko suggested that citizens' comments of a general nature should be handwritten and submitted to the appropriate District Commissioner.

**IV. ADDITIONAL ITEMS.**

No additional items.

**HD/NIB MOTION 02-32**

**A MOTION TO ADJOURN TODAY'S MEETING  
(8:32 P.M.)**

**MOVED: G. RESHEFSKY  
SECONDED: D. MARKO  
ABSENT: L. CABRERA; M. DUNN;  
M. LOYAL; R. REYES**

**Note for the Record: Motion passed by unanimous vote  
of all Board Members present.**