

**CITY OF RIVIERA BEACH
PALM BEACH COUNTY, FLORIDA
REGULAR CITY COUNCIL MEETING MINUTES
MUNICIPAL COMPLEX COUNCIL CHAMBERS
WEDNESDAY, JANUARY 6, 2016 AT 5:30 P.M.**

CALL TO ORDER

CHAIR PARDO: Alright. Welcome everyone to the City of Riviera Beach. Tonight we have our first Council meeting of the year. Welcome.

ROLL CALL

CHAIR PARDO: Madam Clerk, roll call please.

CITY CLERK ANTHONY: Mayor Thomas Masters? [Pause]. Chairperson Dawn Pardo?

CHAIR PARDO: Present.

CITY CLERK ANTHONY: Chair Pro Tem Terence Davis?

CHAIR PRO TEM DAVIS: Here.

CITY CLERK ANTHONY: Councilperson Bruce Guyton?

COUNCILPERSON GUYTON: Here.

CITY CLERK ANTHONY: Councilperson KaShamba Miller-Anderson?

COUNCILPERSON MILLER-ANDERSON: Present.

CITY CLERK ANTHONY: Councilperson Cedrick Thomas?

COUNCILPERSON THOMAS: Here.

CITY CLERK ANTHONY: City Manager Ruth Jones?

CITY MANAGER JONES: Present.

CITY CLERK ANTHONY: City Clerk Claudene Anthony is present. City Attorney Pamela Ryan?

CITY ATTORNEY RYAN: Present.

INVOCATION

PLEDGE OF ALLEGIANCE

CHAIR PARDO: We have a quorum. I'd like to invite everyone to stand for a moment of silence followed by the Pledge.

[Moment of silence]

CHAIR PARDO: I pledge allegiance...

ALL: ...to the Flag of the United States of America and to the Republic for which it stands, one nation under God, indivisible with liberty and justice for all.

AGENDA Approval: Additions, Deletions, Substitutions

CHAIR PARDO: Okay. Ms. Jones, do we have additions, deletions or substitutions to the Agenda?

CITY MANAGER JONES: Yes, Madam Chair. At the request of Councilperson KaShamba Miller-Anderson, we would like to remove from discussion and deliberation Item No. 8, this Item from consideration tonight.

CHAIR PARDO: Okay.

CITY MANAGER JONES: That's the only change.

CHAIR PARDO: Okay. Thank you.

DISCLOSURES BY COUNCIL

CHAIR PARDO: Do we have any disclosures by Council or by Staff?

CHAIR PRO TEM DAVIS: Madam Chair?

CHAIR PARDO: Yes, sir.

CHAIR PRO TEM DAVIS: I had met with the company that's doing a presentation today. Item... It's on the presentations, right? Awards and presentations? Property...

CHAIR PARDO: Item...

CHAIR PRO TEM DAVIS: ...assessed clean...

CHAIR PARDO: ...No. 7.

CHAIR PRO TEM DAVIS: ...energy? Yes. Pace.

COUNCILPERSON GUYTON: Madam Chair?

CHAIR PARDO: Yes, sir.

COUNCILPERSON GUYTON: I also have had a meeting with that company as well.

CHAIR PARDO: Okay. Anyone...

CITY MANAGER JONES: And...

CHAIR PARDO: ...else?

CITY MANAGER JONES: And I was in attendance with the meeting with Councilman Guyton.

CHAIR PARDO: Okay. Anyone else? [Pause]. Okay.

ADOPTION OF AGENDA

CHAIR PARDO: Do we have a motion to adopt the Agenda?

COUNCILPERSON GUYTON: So move.

CHAIR PRO TEM DAVIS: Second.

CHAIR PARDO: Madam Clerk.

CITY CLERK ANTHONY: Councilperson Guyton?

COUNCILPERSON GUYTON: Yes.

CITY CLERK ANTHONY: Councilperson Thomas?

COUNCILPERSON THOMAS: Yes.

CITY CLERK ANTHONY: Councilperson Miller-Anderson?

COUNCILPERSON MILLER-ANDERSON: Yes.

CITY CLERK ANTHONY: Pro Tem Davis?

CHAIR PRO TEM DAVIS: Yes.

CITY CLERK ANTHONY: Chair Pardo?

CHAIR PARDO: Yes.

CITY CLERK ANTHONY: Unanimous vote.

CHAIR PARDO: Thank you.

CONSENT AGENDA

CHAIR PARDO: ALL MATTERS LISTED UNDER THIS ITEM ARE CONSIDERED TO BE ROUTINE AND ACTION WILL BE TAKEN BY ONE MOTION. THERE WILL BE NO SEPARATE DISCUSSION OF THESE ITEMS UNLESS A COUNCILPERSON SO REQUESTS, IN WHICH EVENT, THE ITEM WILL BE REMOVED FROM THE GENERAL ORDER OF BUSINESS AND CONSIDERED IN ITS NORMAL SEQUENCE ON THE AGENDA.

CHAIR PARDO: Do we have a motion to accept Consent?

COUNCILPERSON GUYTON: So move.

CHAIR PARDO: Is...

COUNCILPERSON THOMAS: Second.

CHAIR PARDO: Okay. We have one public comment card. Item 5. Fane Lozman.

MR. F. LOZMAN: Fane Lozman. Singer Island. I still don't have an address even though I'm the largest landowner in Singer Island. Um, my concern is, and I would hope that the Chairperson would be concerned also, is that on this particular Item, the Chief of Police is not here. Department heads for all departments are supposed to come to City Council meetings. The Interim Police Chief who I tried to talk to a number of times over the past month, he refused to call me back. The new, uh, the acting..., excuse me, the Interim Police Chief while Mr. Williams was not around, he refused to call me back. I called him three times. I didn't even know Mr. Williams has come back but there needs to be a policy when you have a police item, especially that the Police Chief come to the meeting. Every other City meeting I've gone to, the Police Chief is always sitting in the back.

And Ms. Jones, you can't cut slack for your department head not to show up. I don't think I've ever seen the Police Chief here in the last six months, interim or full time. Mr. Madden, he's not the Police Chief. In case you don't know who's the Police Chief, you oughta go to the police department, you can figure that out.

But, um, I have an issue with a department head asking for an appropriation of money and he's not here.

CHAIR PARDO: Okay. So, we had a motion and a second. Madam Clerk.

CITY CLERK ANTHONY: Councilperson Miller-Anderson?

COUNCILPERSON MILLER-ANDERSON: Yes.

CITY CLERK ANTHONY: Councilperson Guyton?

COUNCILPERSON GUYTON: Yes.

CITY CLERK ANTHONY: Councilperson Thomas?

COUNCILPERSON THOMAS: Yes.

CITY CLERK ANTHONY: Pro Tem Davis?

CHAIR PRO TEM DAVIS: Yes.

CITY CLERK ANTHONY: Chair Pardo?

CHAIR PARDO: Yes.

CITY CLERK ANTHONY: Unanimous vote. Thank you. That's the end of Consent Agenda.

PETITIONS AND COMMUNICATIONS FOR FILING

CHAIR PARDO: Petitions and communications for filing?

CITY CLERK ANTHONY: None.

AWARDS AND PRESENTATIONS

CHAIR PARDO: Awards and presentations. Item 7.

CHAIR PARDO: 7. PROPERTY ASSESSED CLEAN ENERGY (PACE) PRESENTATION BY DAVID GOODMAN, MANAGING DIRECTOR OF PACE CORPORATE ADVISORS

CHAIR PARDO: Alright. Ms. Jones.

CITY MANAGER JONES: Yes, Madam Chair and Members of Council. This Item was placed on the Agenda at the request of residents on Singer Island as a way of assisting in getting some repairs and things done. As mentioned earlier, along with Councilman Guyton, we met with the individuals and agreed to have them to come and make a presentation to Council. It's the kind of program that we're familiar with, that we have endorsed in the past.

So, after their presentation, we will look for your guidance as to how you would like for us to proceed. And, right now, Mr. Slosser, one of the residents that brought this program to our attention will begin.

CHAIR PARDO: Okay. Good evening, sir.

MR. M. SLOSSER: Good evening. Good evening, Chair Pardo, Vice Chair Davis, Members of Council. Um, I'm here simply to...

CHAIR PARDO: Please state your name for the record.

MR. M. SLOSSER: My na..., my name is Michael Slosser.

CHAIR PARDO: Thanks.

MR. M. SLOSSER: I live at 4100 North Ocean Drive in Riviera Beach, Florida.

CHAIR PARDO: Thank you.

MR. M. SLOSSER: You're welcome. I'm here about a program that we discovered a couple months ago. I'm a member of the Board of the Martinique, which is where I live and the Martinique has a number of projects which it wishes to undertake, many of which seem to be costing a lot of money.

I was introduced to the gentleman who will give the presentation by the other gentleman over here who's a treasurer of our Board. And, we sat and talked with him while he explained how the PACE program worked and how it would apply to us. We got kind of excited about that and, uh, he described it and said the only thing is, Riviera Beach had not yet signed off on this program. So, that was what started that going.

What I then had not really thought about until I had a, when my Wednesday meeting with Dr. Drayton was the variety of things that can be done with this program. He and I were talking about the Commission on Social Justice and I told him about the program and his... He looked at me and he said, 'Gee, that's too bad. I just put in air conditioners in the church.' And, uh, cause you have to do this for energy efficiency and for hurricane protection. And he looked at me and he said, 'What about windows?' And he described the old windows in the church and he said, 'And they leak like a sieve which is, means I have to keep running the air conditioning.' And I said, 'It sounds like that's something that this program can help.'

This program, while it'll help a lot of us on the Island, it will also have wide application across the City. Um, so that's my comment. That's why I came here today and, uh, I think David Goodman should be the one to talk about his project.

Thank you.

CHAIR PARDO: Thank you. Alright. Mr. Goodman.

MR. D. GOODMAN: Chair Pardo.

CHAIR PARDO: Good evening.

MR. D. GOODMAN: Commissioners. Staff. I'm David Goodman. I'm the CEO of PACE Corporate Advisors. We are a business that serves commercial and residential property owners on the design and financing of capital improvements using the PACE protocol. So what is PACE? The presentation will go through the entire description.

But let me give the top notes here. PACE was created to help accelerate building improvements by eliminating the barriers that have historically occurred with residential and property owners that stopped them from improving their buildings. The goal is to get building owners to clean up and green up and, in doing so, improve the environment, improve the neighborhood, improve the community. We'll go into a lot of detail here in a minute but the two key pieces that separate PACE from any kind of other financing mechanism or program, is the following:

First, the lender, and by the way, there's no government money or, or City money involved. This is traditional lenders. The lender has superior security and because of that superior security, wonderful things can happen for the building owner and we'll go through that in a minute.

Secondly, someone, an organization like mine, designs the program whereby the improvements can actually pay for themselves as odd as that may sound. We'll go through it here. PACE stands for Property Assessed Clean Energy. Some of the things that occur due to PACE are as follows: A building can improve itself or the owner can approve a building and have 100% financing for qualified improvements and that's both for existing and new buildings. The costs are financed over the useful life of the improvement and secured by the building through a limited term tax assessment and I'll go into more detail on this in a second. Repayment is linked to the building, not the owner. And I'll elaborate on this. Projects that increase energy efficiency conserve water, improve windstorm resistance and generate electricity like solar, are available for the program and I will take you through a list later on in the presentation.

Further this year, the program will more than likely be expanded to include flood protection items. And, as you know, flood costs are going up because of the, the changes in the federal flood policies.

Highlights of the program. For the building owner, there is no net capital investment required. The interest rate is fixed over a long period of time. The financing is qualified through the property value and the savings that we generate. Not, not the person's personal savings but the savings that we generate through the, the, the design of the project. We do not use the owner's credit. Repayment transfers to the new owner if

you sell the project and this can be combined with any other incentive programs or tax credits.

Now, let me get into the details. The, the executional items. And let me give you an example. Let's say that you own this building and let's say that you have, uh, some, some improvements. Let's say you need to replace the windows or replace the roof and let's make it easy and say the total costs of your improvements are \$100,000. You can write a check to the contractor for \$100,000 or you can go to a local lender, Chase, Wells, and of your..., any of the local banks and if you go to the bank, you'll get a three to five-year construction loan. You will have to put out, put down 20 to 30% so 20 to \$30,000 you'll have to come out of pocket. You'll have to give a corporate and, more likely, a personal guarantee and you will be responsible for the repayment of that loan regardless of if you continue to own the property. That's the way the world works with traditional financing.

Now, let me explain PACE. The first key piece is that the money from the lender does not go to you, the property owner. The money goes to the property tax collector. The property tax collector, Anne Gannon, puts a special assessment, a non-ad valorem tax on the property. So, instead of a lender tax, a lender lien, you have a..., or a lender lien, you have a property tax.

CHAIR PARDO: Right. I have a question for you.

MR. D. GOODMAN: Yes.

CHAIR PARDO: So, how come you have to come to the City? If the county agrees to allow you to put an assessment on, say you do something with the Martinique, on all the owners at the Martinique, how come you have to come to the City of Riviera Beach for their, for our blessing?

MR. D. GOODMAN: Legally, the entities that work with the tax collector, they're called administrators. They are the groups that I take the projects to and they process the paperwork. They're the ones that tell the tax collector, 'On Tax ID 1, 2, 3, 4, 5, put a \$6,000 tax and pay off that lender. They do not need City endorsement. However, in the State of Florida, from a courtesy standpoint, every one of them have followed the policy of asking for permission in. So, in every case, the City will ultimately vote if they want to do it and if they do it, then they sign an inter-local agency agreement and join with the other cities around the state...

CHAIR PARDO: Okay. So that inter-local agency, is, does that include the county also or are we signing align with Mangonia Park and...

MR. D. GOODMAN: You, you're signing with, hopefully, multiple administrators. By the way, that's not me. You will initially sign with one of them but whether you sign with one, two, three or four, I would...

CHAIR PARDO: You talk about administrators.

MR. D. GOODMAN: What are they?

CHAIR PARDO: Where to find administrator in, you know, this capacity.

MR. D. GOODMAN: The administrator is a for pro'..., or for profit or a non-fro'..., a non-profit, it is a, it is a government entity and what it does is it processes the paperwork for PACE financing. It does the work for the tax collector and for the City. So there's no labor involvement from the tax collector or the City.

CHAIR PARDO: Okay. And who is that government entity?

MR. D. GOODMAN: There are a number of them.

CHAIR PARDO: Okay. So, who in Palm Beach County?

MR. D. GOODMAN: One is called the Florida PACE Funding Agency.

CHAIR PARDO: Uhuh.

MR. D. GOODMAN: Another one is called Eco City Partners. Another one is called Ygreene.

CHAIR PARDO: So, do they get a, um...

MR. D. GOODMAN: A fee?

CHAIR PARDO: Some kind of fee?

MR. D. GOODMAN: They get a fee...

CHAIR PARDO: For administrating...

MR. D. GOODMAN: ...off of the deals.

CHAIR PARDO: ...the program?

MR. D. GOODMAN: Off of the deals. They get no money from any government. They get a, a commission, a couple points, on processing the deal flow. So, what happens is...

CHAIR PARDO: Processing the deal flow and also sending that information on to the county.

MR. D. GOODMAN: Right. Right. So, so, they're job, I take them the project, they, they process the project. I and they get the lender, put the lender in place, we then go to.., or they go to the, the, the tax collector and.., cause the tax collector who puts the tax on the, on the, on the property and they're the ones that tell the tax collector to put the tax on the property and pay off such and such lender. So, they are an administrator for this program.

CHAIR PARDO: Okay. Yeah. I still just, I don't understand why the City needs to be involved. I would think this is really something that the county should be involved in since the county is putting the assessment or...

MR. D. GOODMAN: You're absolutely...

CHAIR PARDO: At the end of...

MR. D. GOODMAN: ...correct.

CHAIR PARDO: ...the day, the county is...

MR. D. GOODMAN: This...

CHAIR PARDO: Right. The county's responsible for the tax bill.

MR. D. GOODMAN: All the City is saying is, 'Okay.' Um, West Palm, Lantana...

CHAIR PARDO: Right. So...

MR. D. GOODMAN: ...Man'...

CHAIR PARDO: ...is that in Florida statute or anything? Does Florida State statute define this program...

MR. D. GOODMAN: Yes.

CHAIR PARDO: ...at all?

MR. D. GOODMAN: Yes.

CHAIR PARDO: So it does?

MR. D. GOODMAN: [Stammer].

CHAIR PARDO: And it states in there... Because I, I looked at the backup and I didn't see anything, you know, pertaining to Florida State statute, um, where it would, you know, state that the cities needed to opt in.

MR. D. GOODMAN: They don't. That's, that's my point. The, the, the...

CHAIR PARDO: Right. And that's my point too.

UNK: [Inaudible].

CHAIR PARDO: Then, why are you here?

MR. D. GOODMAN: Because the administrators will not administrate the program in your City without you saying you can. The advantage that you have is, if you opt in, you can also opt out. If you sign an inter-local agency agreement that's got a 30 or 60 day opt out., if you decide at some later point, for whatever reason, that you want back out, you can then cancel that contract and get out. If these agencies would go around you and just start working your City without your approval, you could never kick 'em out or you could through legal means but the point is, this is a courtesy that they are..., where they're asking to be allowed to work in your City.

CHAIR PARDO: Fine. And, you know, I'm just saying, if it doesn't affect us in any way...

MR. D. GOODMAN: Mhmm.

CHAIR PARDO: ...then why would we even care and, you know, there are other businesses around that, you know, they think it's legal to do something and they don't come to us because, you know, for whatever reason, either Florida State statute or whatever, something says that they don't need the blessing of the city. You know? And, they just do what they need to do.

MR. D. GOODMAN: Choice.

CHAIR PARDO: So, you know, I'm just, I'm just curious and I just wanna make sure that, um, you know, we're just getting the full story and we're not gonna be obligated for anything.

MR. D. GOODMAN: So, here's the process.

CHAIR PARDO: Mhmm.

MR. D. GOODMAN: And again, as mentioned, my job is to work in cities that are already set up. That administrator group is who you would be allowing in. The only reason I'm here is because I've been asked to help a building in a city that is not yet turned on. The neighboring cities are turned on but this City's not turned on. So what I'm here to do is explain the program and then if you wish to proceed, then I will introduce you to these agencies, they'll show you their paperwork, you will show it to your attorney and then you will decide...

CHAIR PARDO: Okay. Wait. But then why would our attorney even be involved in it if, you know, it's just something that we really don't have to opt into?

MR. D. GOODMAN: If you don't opt in, then the program doesn't exist in your...

CHAIR PARDO: Alright.

MR. D. GOODMAN: ...town.

CHAIR PARDO: Okay. Alright. You can go ahead. Thank you.

MR. D. GOODMAN: Okay. So, back to the example...

CHAIR PARDO: Yes, sir. Mr. Thomas.

COUNCILPERSON THOMAS: I, I have a question while we're there. Are you the only company that does this [pause] or that do this?

MR. D. GOODMAN: When we say this, are you asking if I am the only owner's representative serving in the PACE space across the country? That I know of right now, the answer is yes. There are other organizations throughout the country that are, that are processing PACE projects but they are processing them through as a contractor, they are not functioning as an owner's rep.

COUNCILPERSON THOMAS: Okay. I'm really not, I, I really wasn't going through the owner's rep...

MR. D. GOODMAN: Mhmm.

COUNCILPERSON THOMAS: ...part. What I was just trying to, uh, get from you is..., so, if you were Burger King, is there a McDonalds, is there a Chick Fil-A, is there...

CHAIR PRO TEM DAVIS: Wendy's.

COUNCILPERSON THOMAS: Wendy's?

[Chuckles]

MR. D. GOODMAN: There are... PACE was started in California in 2008. It's now in 32 states, over 2, 000 municipalities, over 2,000 cities, over 60,000 projects have been done. Over \$1.3 billion has been financed on projects via PACE. Uh, President Obama's given speeches on it, uh, Harvard Review's said it's one of the greatest ideas in recent times.

COUNCILPERSON THOMAS: I, I...

MR. D. GOODMAN: I know.

COUNCILPERSON THOMAS: I get it.

MR. D. GOODMAN: I know. I'm getting, I'm getting.

COUNCILPERSON THOMAS: Oh, okay. You're getting...

MR. D. GOODMAN: So...

COUNCILPERSON THOMAS: ...to the question.

MR. D. GOODMAN: You've got many projects that are being processed through.

[Inaudible background conversation]

MR. D. GOODMAN: In some cases...

COUNCILPERSON THOMAS: Right.

MR. D. GOODMAN: ...these projects are being processed through by contracts.

COUNCILPERSON THOMAS: Let me, let me restate my question.

MR. D. GOODMAN: I am the only entity that I know of, across the country that serves on a national basis, as an owner's rep and designs and finances PACE projects. That I know of.

[Inaudible background comments]

MR. D. GOODMAN: But, being in so many states, there may be some. There may be some.

[Inaudible background discussion]

COUNCILPERSON THOMAS: Now, and, and I may have just stated this question wrong.

[Inaudible background comments]

COUNCILPERSON THOMAS: Let me, let me make another attempt at...

MR. D. GOODMAN: Okay.

COUNCILPERSON THOMAS: ...the information I'm trying to ascertain. Do you have any competitors?

COUNCILPERSON GUYTON: Is PACE the name of the company? It seems like he don't...

COUNCILPERSON THOMAS: Does PACE have...

MR. D. GOODMAN: Oh.

COUNCILPERSON THOMAS: ...any...

MR. D. GOODMAN: Does, does the PACE process...

COUNCILPERSON GUYTON: Okay.

MR. D. GOODMAN: First of all...

COUNCILPERSON THOMAS: Okay. The name of your company is PACE?

MR. D. GOODMAN: My, no. The name of my company is PACE Corporate Advisors.

[Background discussion]

COUNCILPERSON THOMAS: Okay.

COUNCILPERSON GUYTON: No. That's him but...

MR. D. GOODMAN: The, the, the methodology that we're using is called Property Assessed Clean Energy.

COUNCILPERSON THOMAS: Does anybody else do that?

MR. D. GOODMAN: Does anybody else use the Property Assessed Clean Energy process?

COUNCILPERSON THOMAS: Right.

MR. D. GOODMAN: Thousands.

COUNCILPERSON THOMAS: Okay. So why would we, as a City, limit ourself to you? You may be very good but I'm just saying, why, why would we just say let's take you versus finding out what all of this is, how it goes, do you have any competitors, what are the benefits of it? Why would we do that?

MR. D. GOODMAN: You're, you're not signing any kind of a deal with me. I'm here to educate you. I, I am not asking for a contract. I am., all I'm doing is here to educate you, hoping that if you decide that you want to allow this for your community.

Then, I can work in your community and it's up to me to convince people to hire me. Not you to hire me. Your residents to hire me. Just like people in Ohio are hiring me and California and hiring, hiring me and the rest of Florida are hiring me. I work for them. I do not work for you.

COUNCILPERSON THOMAS: Okay. I, I think we understood that when you first stated that at the beginning of the presentation. Where I'm having trouble is figuring out, okay, the PACE product...

MR. D. GOODMAN: Process. Mhmm.

COUNCILPERSON THOMAS: Process. However you want to...

MR. D. GOODMAN: Mhmm.

COUNCILPERSON THOMAS: Are there other means? Are there other avenues? What makes this... First of all, if you're saying, 'Hey look. We need you to sign on and we just need you to sign on so we have permission to do...

MR. D. GOODMAN: Mhmm.

COUNCILPERSON THOMAS: ...business in your City.' People do business in our City all the time and never come to sign on, never ask to come and sign on. You know? Most people, they sign on by going to get an occupational license and then they start doing work. I'm trying to figure out what is the reason for the City saying, 'Yes, you can be in our City.' The reason why I'm saying that is, at some point, if we say that it's okay for you to be here, some exposure may come to us down the line. If you..., not saying you but if your type of business does something wrong, are..., does the City eat that exposure because we said it's okay for you to be here? Those are the questions that I'm trying to ascertain. Those are the things that I'm trying to, you know, to understand. The process..., and what we've read it seems to be a great thing. I wanna know what's the City... Because we have to say, 'Yes, you can be here,' then where does our exposure come? That, that's the part I'm trying to get to.

MR. D. GOODMAN: Right. Right. And, and again, my role in coming here was to educate you on the process. Your contract is with a different organization, not my organization.

COUNCILPERSON THOMAS: Got it.

MR. D. GOODMAN: So therefore, your statement of, 'If we allow you to work here,' you would be, you would be doing a contract, an inter-local agency agreement with the other cities of Palm Beach, you would be allowing this process, this methodology to work within your City just like West Palm has done, just like Delray and Boynton have done...

COUNCILPERSON THOMAS: I got it.

MR. D. GOODMAN: Just like...

COUNCILPERSON THOMAS: So, we say no. We, we vote and we say no we don't want this.

MR. D. GOODMAN: Right.

COUNCILPERSON THOMAS: Then what happens?

MR. D. GOODMAN: Then, then they have to figure out a way to pay for their improvements on their building. One of your questions was, are there alternatives? The alternative is they stroke a check or they go to Wells and Chase, historically, that's how you've always paid for things when you've improved your building. This is a different way to improve a building and the, and the wiggle is that the money is going through the...

COUNCILPERSON THOMAS: I, I...

MR. D. GOODMAN: ...tax collector.

COUNCILPERSON THOMAS: ...think we get that. I think it's...

MR. D. GOODMAN: Okay?

COUNCILPERSON THOMAS: ...a beautiful thing.

MR. D. GOODMAN: Mhmm.

COUNCILPERSON THOMAS: Let me speak for myself here. Where I'm having the difficulty in understanding is, why does the City need to say yes, you can be here? We got it. Your process, everything, that's a great thing. Everybody would wanna do it. I understand that. Well, some people'll wanna do it. And I'm okay with that. I wanna know why does the City say that you can be here? Is there something that we need to do to do due diligence? Is, does the statute say, 'Hey, City, you need to, you know, make sure that your residents are protected,' and that's why you have ta... See, those are the, the, the questions that I, I, I need some answers to.

MR. D. GOODMAN: And the, and the answer is, as mentioned before, and I will, I will send to you the statute for, for you to review. It is...

COUNCILPERSON THOMAS: Do you know what the statute is?

MR. D. GOODMAN: I., not off the top of my head but I, I can send it to you. Um, it is through courtesy. The, the goal of these administrators was to, and is, to allow a

city to decide even though they have already done their deal, signed their contract with the tax collector. That's where the heavy lifting is. All the work is being done by them and the tax collector and me.

COUNCILPERSON THOMAS: Do we have that contract?

MR. D. GOODMAN: You do not.

COUNCILPERSON THOMAS: That they have between the tax collector and these...

MR. D. GOODMAN: I, I don't. I mean, that, that you, you can get from Anne but, um, I don't have that on me.

COUNCILPERSON THOMAS: Right. I'm..., you know what I think the, the better solution probably would be is maybe those administrators should come and assist with this particular presentation. We get it, we understand. You're just saying...

MR. D. GOODMAN: Right.

COUNCILPERSON THOMAS: ...'Hey look, I just run the company that does this and I'm just trying to educate you on the process. But, those questions for me need to be answered. I need to be comfortable as to what I'm saying, 'Okay City, we're on the hook for.' Cause courtesy just means, 'Hey look. We're gonna give you the courtesy. If you don't wanna take the courtesy, we can still go ahead and do, go around you and still do, you know, what we wanna do.' That's what courtesy is.

MR. D. GOODMAN: Right. And, and again, let me, let me explain what my role was in coming in here. Nothing more than to explain the process. Then, my role, if you said, 'We like this, tell us more, I would introduce you to those administrators. They would come in and present to you their services, show you their paperwork.

CHAIR PARDO: So you're like a broker?

MR. D. GOODMAN: Pardon?

CHAIR PARDO: So you're a broker...

MR. D. GOODMAN: No. I...

CHAIR PARDO: ...basically?

MR. D. GOODMAN: ...I have, I have no, no financial connection with them at all. I need them...

CHAIR PARDO: Are you the salesman that goes out and finds the business for the...

MR. D. GOODMAN: Not for them. I work for the property owner. But I have to process it through.

COUNCILPERSON GUYTON: In the end I think it's a good program.

MR. D. GOODMAN: And if.., and I can't process it through...

COUNCILPERSON GUYTON: He not explaining it...

MR. D. GOODMAN: ...until your City is turned on.

CHAIR PARDO: Okay. Alright.

COUNCILPERSON GUYTON: Madam Chair?

CHAIR PARDO: Yeah. Mr. Guyton.

COUNCILPERSON GUYTON: Could we allow him to finish the presentation then I've got some comments and questions that I have for him. If, if the Board would..., could he finish the presentation?

CHAIR PARDO: If it's... Yeah. Go.

CHAIR PRO TEM DAVIS: Yes.

CHAIR PARDO: You want...? Go ahead. You have more to...

MR. D. GOODMAN: I'll, I will be...

CHAIR PARDO: ... offer?

MR. D. GOODMAN: ...fast.

CHAIR PARDO: Okay. Go ahead.

COUNCILPERSON GUYTON: Okay.

CHAIR PARDO: We do have the backup.

MR. D. GOODMAN: So as, as back to our example of this building and \$100,000 in cost, with a traditional loan, you'd have to put 20 to 30,000 down. With PACE, nothing. So, you haven't affected your pocketbook. With a traditional loan, you've got a three to five-year payment term. With PACE, the payment is extended to the life of the improvement. So, using a roof as an example, that would be 20 years. So, think about a roof, you're paying it in five years, that'd be \$20,000, 20 years, \$5,000. And this becomes important here in a minute. Is there an owner credit review? No. We do not

look at the credit of the building owner. Is there a corporate or personal guarantee? No. Because the building is what securitizes. Is there a real estate guarantee? Yes. Because of the tax being on the building. Is this, is there debt to equity ratio impact? No. Balance sheet item? No. Is there a positive cash flow from this work? Yes. Is there a drain on cash? No. The repayment, as opposed to being made from operations or savings, is made from energy savings and tax savings. So it's made from, believe it or not, found money that we design the project to induce. Is there an impact on property value? Yes. Significant. Significant impact on ROI. And if you sell your project, your building, that payment, that tax payment, goes with.

As mentioned, the, the key point to the program is that the project is designed to pay itself. Right now, this building has an FP&L bill and the FP&L bill is, is whatever it is. Once we design the project to be energy efficient, whatever your project is, it lowers that FP&L bill. The delta between what you were paying and what you are paying going forward is what we use to pay off the improvements. So the owner gets his improvements without any cash drain which, of course, is one of the key things that has always held back people improving their buildings.

As mentioned, PACE was started in California in 2008. By 2010, it was in three states. Today it's in over 30 states, over 2,000 municipalities. Why is it important? As I, as I touched on, it protects cash, it improves ROI. Um, you can use it to enhance buildings that are code com'.., uh, code deficient. Those buildings.., when you go to them and say, 'Clean yourself up,' they're gonna say, 'We don't have cash.' With PACE, you can improve those buildings because you don't impact their cash.

Under served clients. PACE works for organizations that would not typically be able to do a project. Uh, businesses or, or entities that don't have cash, that don't have the ability to get a, a bank loan. Churches, charities, non-profits. Organizations that, if they have an AC break, they've gotta do a capital raise to pay for it. With PACE, we can use the building to securitize and, and replace their, their air conditioning unit.

Benefits to the community. Obviously buildings are, are, uh, designed better, they're greener, it puts contractors to work, it puts your citizens to work. Uh, it, it improves the county, it improves the tax base and there's no taxpayer dollars involved. I will, I will not read you all of these items. These are the improvements that can be, that can be financed through PACE. Things like building envelope, lighting, lighting controls, the building system, uh, energy of efficient vehicles like electric vehicles, HVAC, all.., everything to do with HVAC, boilers, chillers, cooling towers, um, refrigeration units, compressors, pools, domestic water, any kind of water system, laundry, kitchens, landscaping, not the grass but everything that keeps the grass green, renewable energy which is solar, thermal energy, code generation, doors and windows, walls and roofs.

Case studies. I'll just tell you one. This hotel out in LA, uh, was facing a significant amount of improvements. They ultimately financed \$7,000,000 worth of work. They did elevators, HVAC, refrigeration units, lighting, chillers, glass. They financed that \$7,000,000 over 20 years but they saved, through energy savings and operations and

maintenance savings, they saved \$1,000,000 a year in reduced costs. So, at the end of that 20 years, they, they spent the \$7,000,000 on their improvements and made, cash flow positive, an additional \$12,000,000. So they got their improvements and made cash too.

[Change slide]. This is a strip center in, in, uh, California. I'm working on one just like it in, in Ohio right now where I'm replacing the roof and, and processing through PACE.

Questions?

CHAIR PARDO: Do you have anything, have you done any projects in Palm Beach County that you can talk about?

MR. D. GOODMAN: I have not done any projects in Palm Beach County. The administrator that is currently operating in Palm Beach County, he only works on commercial projects of \$250,000 or more. You've only had two projects processed because of that. There have been over 1,000 projects done in the State of Florida. When you get to the point where you want to consider administrators, what I would recommend to you is starting with an administrator that does both residential and commercial...

CHAIR PARDO: Okay. So I know that Palm Beach, West Palm Beach? Alright. They have this program. They started this program a couple of years ago.

MR. D. GOODMAN: Mhmm.

CHAIR PARDO: What kind of projects..., have you worked on anything for West Palm Beach...

MR. D. GOODMAN: West Palm...

CHAIR PARDO: ...or...?

MR. D. GOODMAN: The, the Brands Mart that is just south of us, that has been done through PACE, there's a retail store in West Palm that has been done through PACE. I've got some projects... Well, yes. [Stammer]. I do have a project. I've got..., I did, I did a, a solar project in Boynton Beach on, on the Children's Home Soci'..., uh, Council building. So yes, I do have one. Um, so, uh, yes. I've got, I gotta project in Palm Beach. Um, but [pause], as mentioned, the..., what, what you want is multiple administrators so that they compete for my business so that I can take buildings and, and get better pricing. That's ultimately what I want, they want, you want.

You don't..., when you, when you get to the point where you're reviewing these administrators, you're gonna find that you're not putting up any money, you're not taking any liability, you've got an easy kickout and it's easy to sign up two or three as, as we were talking about before. Why wouldn't we do a whole bunch of 'em. Yes. I want you

to do a whole bunch of 'em because I want them competing for business and therefore lowering their prices.

COUNCILPERSON GUYTON: Okay. Madam Chair?

CHAIR PARDO: Go ahead.

COUNCILPERSON GUYTON: I have a few questions for you. After I ask our administrative services director, Randy Jones a couple questions...

CHAIR PARDO: Randy Sherman.

COUNCILPERSON GUYTON: Um, [sucks teeth] Randy Jones. [Chuckle]. Randy Sherman, I'm sorry.

CHAIR PARDO: It's a new year...

[Background comments]

CHAIR PARDO: New year, new name.

[Chuckles and inaudible comments]

FINANCE DIRECTOR SHERMAN: That's an honor to be called a Jones in this City.

[Chuckles]

COUNCILPERSON GUYTON: Mr. Sherman, who is also our finance director. You were in that meeting with me.

FINANCE DIRECTOR SHERMAN: I was.

COUNCILPERSON GUYTON: And, these questions that are being asked were the same questions many, many of which I posed as well. Why us? What's the benefit to the City? What's our exposure? You shared something with me that resonated with me. You told me that you were familiar with this process before he even came.

FINANCE DIRECTOR SHERMAN: Yeah.

COUNCILPERSON GUYTON: How were you familiar with this process?

FINANCE DIRECTOR SHERMAN: Well, when, when I actually worked in, in Manchester, I., we didn't work on it in West Palm when I was here but when I was in Manchester, I actually ran an energy efficiency program where we actually did, most of

what, what David is doing, Mr. Goodman is doing and we went through all the city facilities and did all of our own energy efficiency projects to pay for themselves.

Um, when it's a municipal facility, this project doesn't work for you cause you're not getting a tax bill.

COUNCILPERSON GUYTON: That's right.

FINANCE DIRECTOR SHERMAN: But I was familiar with the...

COUNCILPERSON GUYTON: Right.

FINANCE DIRECTOR SHERMAN: ...legisla'..., federal legislation, everything that came out with it. And again, it's, it's, it's providing an opportunity for people to borrow money, to improve their property and all the City has to do is agree to let it function within your community.

COUNCILPERSON GUYTON: Right there. Let's, let's bring it home now because we've been talking about the bigger projects.

FINANCE DIRECTOR SHERMAN: Mhmm.

COUNCILPERSON GUYTON: What struck me as being beneficial is what it does for those people who are in homes with dilapidated roofs.

FINANCE DIRECTOR SHERMAN: Mhmm.

COUNCILPERSON GUYTON: Windows that they can't afford to improve, they can't put the cash out front. But, as I understood it, this program would allow them, if approved, to get that work done without putting out a lot, any cash.

FINANCE DIRECTOR SHERMAN: Right.

COUNCILPERSON GUYTON: No cash. But it's gonna be on your tax bill now. Now, but you're paying in increments for the useful life of that improvement. If the useful life is 20 years, projected, that's how long it'll be spread out. Is that correct?

FINANCE DIRECTOR SHERMAN: Correct. So, if they wanted to replace a roof, they could go...

COUNCILPERSON GUYTON: And I got [inaudible]...

FINANCE DIRECTOR SHERMAN: ...borrow the money and it would be on their tax bill for the next 20 years.

COUNCILPERSON GUYTON: Yes. Okay. And the, the other thing is, if that home is sold...

FINANCE DIRECTOR SHERMAN: Mhmm.

COUNCILPERSON GUYTON: The buyer then picks up that payment...

FINANCE DIRECTOR SHERMAN: Correct.

COUNCILPERSON GUYTON: ...of that improvement.

FINANCE DIRECTOR SHERMAN: Correct.

COUNCILPERSON GUYTON: So, even if you start with it and you decide to sell a home, normally, that obligation goes with you, whatever money you borrowed from a bank or any other financial institution.

CHAIR PARDO: [Inaudible].

COUNCILPERSON GUYTON: So, as I start to think about the improvements that are needed, most of which on the west side of people that don't have 1) a lot of cash to put up front and 2) the credit may not be at a level that would allow them to go and borrow. This would allow people to improve their homes and increase the quality of our lives throughout the City. I support it but I do understand the reservations but, cause it took a while for me to resonate.

One of the biggest questions that needs to be explained is what is the City's exposure by saying, 'Okay, you can work in our community.'

FINANCE DIRECTOR SHERMAN: Yeah. The City doesn't have any exposure financially.

COUNCILPERSON GUYTON: Oh, no, no...

FINANCE DIRECTOR SHERMAN: No exposure at all. Cause again, you're, you're, you're signing on with a quasi-government entity that, that is the administrator that, that goes out and finds the financing and everything.

COUNCILPERSON GUYTON: Mhmm.

FINANCE DIRECTOR SHERMAN: But that's all you're doing. And that's what you're doing, is you're allowing multiple administrators to work within your community. And then, it's, you know, and, my feeling is the reason they ask for your permission, is because it's on your tax bill.

COUNCILPERSON GUYTON: Mhmm.

FINANCE DIRECTOR SHERMAN: You know?

COUNCILPERSON GUYTON: Okay.

FINANCE DIRECTOR SHERMAN: So when you're, when the, you know, resident property owner gets a tax bill...

COUNCILPERSON GUYTON: It...

FINANCE DIRECTOR SHERMAN: ...they're gonna see that...

COUNCILPERSON GUYTON: It's on...

FINANCE DIRECTOR SHERMAN: ...on there but...

COUNCILPERSON GUYTON: [Inaudible].

FINANCE DIRECTOR SHERMAN: ...I think that's why they have that courtesy that, that they do that.

COUNCILPERSON GUYTON: Okay. Now, if we choose not to allow them in our community...

FINANCE DIRECTOR SHERMAN: Mhmm.

COUNCILPERSON GUYTON: Then all of those homes, who may benefit from this, would not have that opportunity as I understand it cause they don't go and try to come into your community without the City's approval.

FINANCE DIRECTOR SHERMAN: Right. They'd have to find...

COUNCILPERSON GUYTON: So, it's not like we...

FINANCE DIRECTOR SHERMAN: ...traditional financing.

COUNCILPERSON GUYTON: ...we can pick the phone up...

FINANCE DIRECTOR SHERMAN: Right.

COUNCILPERSON GUYTON: ...and say, 'You know, I heard something about this program and even though the City didn't approve it, I still need it.'

FINANCE DIRECTOR SHERMAN: Yeah.

COUNCILPERSON GUYTON: You know? So, they're not gonna do that. So, if we refuse it, we're actually eliminating an opportunity for many homes on the west side,

and the Island, to include the Island, he gave a lot of big projects but what I'm thinking about is the mom and pops who can't do their roof, who have windows where the air condition is seeping out and their electric bill is astronomical and these are the type of programs, for those that understand now, is gonna be on your tax bill for the useful life for that improvement. It's not a free giveaway.

FINANCE DIRECTOR SHERMAN: Right.

COUNCILPERSON GUYTON: So, once you decide to do this, you need to ask, uh, assess your ability to repay over that period that it's gonna be the useful life. Should you sell it, that obligation is not with you anymore.

FINANCE DIRECTOR SHERMAN: Correct.

COUNCILPERSON GUYTON: That's with the buyer who bought it. So I see this as one of the unique opportunities. I had an elderly person stop me today and say, 'Mr. Guyton, why can't ya'll help me with my roof?' I said that we did have a program but it no longer exists...

CHAIR PARDO: [Inaudible].

COUNCILPERSON GUYTON: And, and, and we still have a list of, of homes. Mary, do we have a list of homes who, who didn't...

COMMUNITY DEVELOPMENT MCKINNEY: Yes. Yes.

COUNCILPERSON GUYTON: So, so we still have a lot of people in need. We can't be [stammer], as much as we would want to, go and fix everybody homes up. But we try to help out when we can. This is a program now that's coming to us that says, 'We have some financing.' Our finance director is saying, 'This is a credible program from what I understand.' Is that what you're s'...? I don't wanna put words in your mouth.

FINANCE DIRECTOR SHERMAN: It really is. I mean, I've seen...

COUNCILPERSON GUYTON: Okay.

FINANCE DIRECTOR SHERMAN: ...a lot of these case studies where, where these projects work.

COUNCILPERSON GUYTON: And I called you up here for a reason. Cause I didn't want it to come from him.

FINANCE DIRECTOR SHERMAN: Yeah.

COUNCILPERSON GUYTON: I want it to come from somebody that work for us, that protect our interest.

FINANCE DIRECTOR SHERMAN: Mhmm.

COUNCILPERSON GUYTON: And I doubt if you will sit there and say it's credible and you have doubts about whether...

FINANCE DIRECTOR SHERMAN: No.

COUNCILPERSON GUYTON: ...it's credible or not.

FINANCE DIRECTOR SHERMAN: Nope. It...

COUNCILPERSON GUYTON: So, so, my point is, if people don't wanna use it, they don't have to use it. But those who may have an opportunity or a need for this, the City is saying, 'Here. You need to understand that you're gonna have to pay it back on taxes. You don't need to put no money up front, you don't need no good credit. You, you don't need all of the traditional things that have been holding you back and, and you got the tarps on your homes for five, six, seven, eight years.' So, this is an opportunity that I think would benefit, not just the Island, but many of our residents on the west side. And the west side and the Island would both benefit from this. It's voluntary. You're not obligated. If you get the numbers and they don't work for you, you say no.

FINANCE DIRECTOR SHERMAN: Mhmm.

COUNCILPERSON GUYTON: I don't want it. This is just an opportunity, a tool that we can put in our toolbox to say those of you who we could not help with those other funds, here's another program here. The other one, we had some funds and kinda paid it up front for you, we can't do it with this one but this is a program that our financial director, finance director and the City Manager was in that meeting, I came away that, for those people on the west side that need their homes repaired, and there are many, this would be a phenomenal opportunity and it's voluntary...

CHAIR PARDO: Right.

COUNCILPERSON GUYTON: It's not an obligation.

FINANCE DIRECTOR SHERMAN: Right.

CHAIR PARDO: Right.

COUNCILPERSON THOMAS: Madam Chair?

COUNCILPERSON GUYTON: I'm done.

CHAIR PARDO: Thank you.

COUNCILPERSON THOMAS: Madam Chair?

CHAIR PARDO: Go ahead, Mr. Thomas.

COUNCILPERSON THOMAS: Let me ask you a question. About the tax bill.

FINANCE DIRECTOR SHERMAN: Yeah.

COUNCILPERSON THOMAS: So, we set a, we set a millage rate, county sets a millage rate, everybody sets a millage rate.

FINANCE DIRECTOR SHERMAN: Yep.

COUNCILPERSON THOMAS: Who sets the rate that these companies are able to charge?

FINANCE DIRECTOR SHERMAN: Well, what the administrators are going to do, is they're going to go out and find financing for Mrs. Smith, whoever.

COUNCILPERSON THOMAS: Mhmm.

FINANCE DIRECTOR SHERMAN: Who's gonna... Okay? So again, as Mr. Guyton said, if they don't like the financing they're brought, they don't like the interest rate, they don't., you know, they don't have to take it.

COUNCILPERSON THOMAS: I, I get it.

FINANCE DIRECTOR SHERMAN: But that, but that's why I think Mr. Goodman's suggestion, well, have three or four administrators cause, you know, some may deal more with residential and may prefer commercial or whatever. But it's their job to go out and get those deals. Deal with the banks, get that financing.

COUNCILPERSON THOMAS: I'm, I'm...

FINANCE DIRECTOR SHERMAN: So, it'd be between the homeowner, the agency and the...

COUNCILPERSON THOMAS: Okay. So...

FINANCE DIRECTOR SHERMAN: ...the financing institution.

COUNCILPERSON THOMAS: So, basically, we don't know who will set the, who will set the rate that they'll [inaudible]...

FINANCE DIRECTOR SHERMAN: No. That's all...

MR. D. GOODMAN: The...

COUNCILPERSON THOMAS: Oh.

MR. D. GOODMAN: Consider it to be a regular kind of loan until it converts into a tax. So while it's still a loan... I just did one in Ohio. The interest rate was 5%. So, a 5% loan for, we're probably gonna end up doing about 15 years, that loan then becomes a tax, it gets bundled up and the person ends up paying the total cost over 15 years. But, the interest rate, on that particular loan, was 5%.

COUNCILPERSON THOMAS: Right. So, take.., say for instance, you get a tax bill, it's gonna have Palm Beach County, City of Riviera Beach, Florida Inlet Navigational...

FINANCE DIRECTOR SHERMAN: I've done all those yep...

COUNCILPERSON THOMAS: And it's gonna have PACE...

FINANCE DIRECTOR SHERMAN: PACE [inaudible].

COUNCILPERSON THOMAS: Okay. So, that's gonna be whatever they set.

FINANCE DIRECTOR SHERMAN: Mhmm.

COUNCILPERSON THOMAS: And what happens if they don't pay their tax bill?

FINANCE DIRECTOR SHERMAN: It, it ends up [stammer], this type, and this is why they can get 100% financing because it puts the financial institution almost on the same level that the community, that the county's on, the City's on, they have that strong of a lien on that type of property. So, it just becomes another one of the payments that are required.

So again, it goes to tax lien, it goes through that, that entire process that you currently have.

COUNCILPERSON THOMAS: Okay. And we not abating any position for the City to receive?

FINANCE DIRECTOR SHERMAN: Nope.

COUNCILPERSON THOMAS: So, what would be the downfall of, of, of a, of a program like this? What, what's the bad part?

[Inaudible comment]

COUNCILPERSON THOMAS: I just wanna know what the bad part is.

FINANCE DIRECTOR SHERMAN: No. Again, I, I really don't see one. Again, keep in mind, this was created at the federal level and, you know, has been pushed,

pushed out into the states. You know, as Mr. Goodman said, there's..., Harvard and everyone else, they, they've all looked at these things and they're almost is nothing bad [chuckle] about the program. It's allowing people to finance 100% over the life of that asset. Um...

COUNCILPERSON THOMAS: Okay. Okay. No problem. I'm, I'm sure...

FINANCE DIRECTOR SHERMAN: Yeah.

COUNCILPERSON THOMAS: ...it will. Ms. Ryan, let me ask you a question, please. Have you looked at this?

CITY ATTORNEY RYAN: No. This., I've listened to your., the presentation. No.

COUNCILPERSON THOMAS: This never came through you to look at?

CITY ATTORNEY RYAN: No. It just...

COUNCILPERSON THOMAS: Before now?

CITY ATTORNEY RYAN: It was on the Agenda. I looked at the Agenda but...

COUNCILPERSON THOMAS: So, you really don't know if the City will have any exposure?

CITY ATTORNEY RYAN: The only thing I was told is that this gentleman was making a presentation and that there was nothing that the City was going to do. So...

CHAIR PRO TEM DAVIS: No action was [inaudible].

CITY ATTORNEY RYAN: I have not.

CHAIR PRO TEM DAVIS: No action was required.

FINANCE DIRECTOR SHERMAN: No.

COUNCILPERSON MILLER-THOMAS: Okay.

UNK: [Whisper: No, no, no].

COUNCILPERSON MILLER-THOMAS: So, yeah. Don't fight over the mic.

FINANCE DIRECTOR SHERMAN: [Chuckle]. No.

COUNCILPERSON THOMAS: Just...

FINANCE DIRECTOR SHERMAN: No. And again, we met, Mr. Guyton, myself, Mr. Goodman, the City Manager met. Mr. Guyton liked what [chuckle] he heard. You know, you've got the, the folks from, from the Island like what they hear and they asked to make a presentation to, again, educate on the PACE program.

COUNCILPERSON THOMAS: That's fine.

FINANCE DIRECTOR SHERMAN: That's all this is.

COUNCILPERSON THOMAS: Everybody seems to love the program. The questions are, we're trying to understand what is the liability or the exposure...

COUNCILPERSON GUYTON: [Inaudible].

COUNCILPERSON THOMAS: ...to the City? I heard what he said. But I don't see anything in writing, I don't see any statute that you can direct us or our attorneys to look at this just to make sure. I'm sure they're very nice people but we just can't make a decision just because somebody came up and said do this.

The other thing that I would, I would have a, an issue with is, who are these people that are these administrators? How do we know, I mean, how can we get some of our own people to be administrators or how, how does that program go? I, I...

FINANCE DIRECTOR SHERMAN: Yeah.

COUNCILPERSON THOMAS: ...mean, are they just... It's a lot of questions.

FINANCE DIRECTOR SHERMAN: No. They're, they're actually established under, I believe, the same statute like your CRA's established. They're, they're a special purpose entity that is created.

CHAIR PARDO: Um...

FINANCE DIRECTOR SHERMAN: So again, there, there're a number of them out there...

CHAIR PARDO: [Inaudible].

FINANCE DIRECTOR SHERMAN: ...because they cover the state. But...

CHAIR PARDO: Okay. I would suggest that we have Staff bring us back additional...

FINANCE DIRECTOR SHERMAN: Right.

CHAIR PARDO: ...information on this. Ms. Ryan needs to take a look at it.

FINANCE DIRECTOR SHERMAN: Yeah.

COUNCILPERSON GUYTON: That'll be fine. And, and I think it needs to go through legal and...

CHAIR PARDO: I agree.

COUNCILPERSON GUYTON: ...and, and...

FINANCE DIRECTOR SHERMAN: Mhmm.

COUNCILPERSON GUYTON: ...and, and cover all the bases.

CHAIR PARDO: Right. And talk...

COUNCILPERSON GUYTON: But...

CHAIR PARDO: ... to the county and, you know, get a..., give...

COUNCILPERSON GUYTON: Oh. We can...

CHAIR PARDO: ...us information on that...

COUNCILPERSON GUYTON: But, but this is a good program for our residents and...

CHAIR PARDO: Right. And...

COUNCILPERSON GUYTON: ...I, I will...

CHAIR PARDO: ...it looks like it is.

COUNCILPERSON GUYTON: I would...

CHAIR PARDO: But we just need to...

COUNCILPERSON GUYTON: ...not like them to miss out.

COUNCILPERSON THOMAS: It looks like a great program...

CHAIR PARDO: It really does.

COUNCILPERSON THOMAS: But it's nowhere in the world I think that anybody should make a...

CHAIR PARDO: We need to know more.

COUNCILPERSON MILLER-THOMAS: ...decision until we know...

COUNCILPERSON GUYTON: Yeah.

CHAIR PARDO: Absolutely.

COUNCILPERSON GUYTON: That's fine.

CHAIR PARDO: We need to know more.

COUNCILPERSON GUYTON: That's fine.

COUNCILPERSON THOMAS: And I think...

CHAIR PARDO: Alright?

COUNCILPERSON GUYTON: I'm okay with that.

COUNCILPERSON THOMAS: One of the questions that I will like for you to ascertain when you're bringing this back is why the City needs to, to agree to it. Is it Florida statute the reason why the City needs...

FINANCE DIRECTOR SHERMAN: Yeah.

COUNCILPERSON THOMAS: ...to agree to it or why that is. So I need, I need to make sure of that. Other than that, if you're just saying it's between the, the, that structure and that company, that's fine. If the City's out of it, great. We'll, I, I don't mind it but I just wanna make sure that we're not saying, 'Hey look. At the end of the day, if something goes wrong, City, you know, we're coming at you.' Is it our job to educate people, you know, on this? You know, what.., it's a lot of other nuances in there that I wanna make sure of. If somebody get into something and they didn't know, 'City, you should've explained it better to me,' or whatever. All of those things, if you're saying that the City has zero and they're willing to put it in a contract saying zero responsibility, indemnification, whatever needs to happen, then I'll, I'll do backflips up here for it. It'll be a great program but I just wanna make sure...

FINANCE DIRECTOR SHERMAN: Gottcha.

COUNCILPERSON THOMAS: Okay.

CHAIR PARDO: Yeah. And I also want additional information on the homeowners. I understand that they're going after the condominiums and...

FINANCE DIRECTOR SHERMAN: Mhmm.

CHAIR PARDO: ...you know, office buildings but there was mention about possibly having homeowners opt...

FINANCE DIRECTOR SHERMAN: Correct.

CHAIR PARDO: ...into this.

COUNCILPERSON GUYTON: Mhmm.

CHAIR PARDO: So, I would like additional information to make sure... I, I wanna know, is it low income? Is it anyone? Anyone in the City who...

COUNCILPERSON GUYTON: Anyone.

CHAIR PARDO: ...is a homeowner, can they...

COUNCILPERSON GUYTON: Yep.

CHAIR PARDO: ...you know, reach out to the program? Can a homeowner's association?

FINANCE DIRECTOR SHERMAN: Yeah.

CHAIR PARDO: You know...

FINANCE DIRECTOR SHERMAN: No one's excluded...

CHAIR PARDO: ...become part of it?

FINANCE DIRECTOR SHERMAN: But we'll...

CHAIR PARDO: I need to know...

FINANCE DIRECTOR SHERMAN: ...we'll get you that...

CHAIR PARDO: Alright.

FINANCE DIRECTOR SHERMAN: ...information.

CHAIR PARDO: I need to know all of that.

FINANCE DIRECTOR SHERMAN: Okay.

CHAIR PARDO: Okay? Anything else? Alright. Well...

COUNCILPERSON GUYTON: Yeah. Madam Chair...

CHAIR PARDO: ...Mr. Goodman...

COUNCILPERSON GUYTON: ...just one...

CHAIR PARDO: Yeah.

COUNCILPERSON GUYTON: ...suggestion. Could we, as a Council, if we have additional questions, just submit 'em to Staff.

CHAIR PARDO: Perfect.

FINANCE DIRECTOR SHERMAN: Yeah.

[Inaudible background]

COUNCILPERSON GUYTON: Give us a deadline to have all our questions in so that Staff can entertain all of the questions that we have...

CHAIR PARDO: Yeah. Perfect.

COUNCILPERSON GUYTON: ...so when they come back, all of those things'll be addressed and it won't be an hour and a half that we have to deal with this again.

CHAIR PARDO: I agree.

COUNCILPERSON THOMAS: And when...

CHAIR PARDO: Alright?

COUNCILPERSON THOMAS: ...when is it coming...

CHAIR PARDO: So everyone's good?

COUNCILPERSON THOMAS: ...back? When, when is it coming back?

CHAIR PARDO: They need to do their homework.

CITY MANAGER JONES: Yeah. That's gonna be hard to say right now until we..., cause we got some in depth looking into that we need to do. So, I'd hate to commit to something too short.

COUNCILPERSON THOMAS: Okay.

COUNCILPERSON GUYTON: And...

CHAIR PARDO: Okay.

COUNCILPERSON GUYTON: ...just reach out and...

FINANCE DIRECTOR SHERMAN: Okay.

COUNCILPERSON GUYTON: ...get the questions. I mean, the...

CHAIR PARDO: Everyone...

COUNCILPERSON GUYTON: Yeah.

CHAIR PARDO: Right. Alright. Mr. Goodman, that you very much. Mr. Slosser, everyone, thank you.

UNK: [Inaudible].

CHAIR PARDO: Okay. That is the end of presenta'..., awards and presentations.

BOARD APPOINTMENTS

CHAIR PARDO: We're going to, let's see, where are we now? Board appointments. Item 9.

CHAIR PARDO: 9. BOARD APPOINTMENT- FIRE PENSION BOARD REQUESTS CITY COUNCIL TO CONFIRM APPOINTMENT OF THE FIFTH MEMBER FIRE CAPTAIN PAUL WRIGHT TO...

COUNCILPERSON GUYTON: So move.

COUNCILPERSON THOMAS: Second.

CHAIR PARDO: Properly moved and second. No public comment cards. Madam Clerk.

CITY CLERK ANTHONY: Councilperson Guyton?

COUNCILPERSON GUYTON: Yes.

CITY CLERK ANTHONY: Councilperson Thomas?

COUNCILPERSON THOMAS: Yes.

CITY CLERK ANTHONY: Councilperson Miller-Ander?

COUNCILPERSON MILLER-ANDERSON: Yes.

CITY CLERK ANTHONY: Pro Tem Davis?

CHAIR PRO TEM DAVIS: Yes.

CITY CLERK ANTHONY: Chair Pardo?

CHAIR PARDO: Yes.

CITY CLERK ANTHONY: Unanimous vote.

DISCUSSION BY CITY MANAGER

CHAIR PARDO: Thank you. Discussion by City Manager.

CITY MANAGER JONES: Thank you, Madam Chair. Just a couple of announcements and reminders for our residents and the viewing audience. We are pleased to announce, and I hope that each of you will be available on Friday, January the 8th at 3:30 for the unveiling and ribbon cutting for the second phase of the YEP building. That will be Friday, January the 8th at 3:30. So, we would..., we're very proud of the activities of the Youth Empowerment Center and that organization and with the expansion to a second floor, the expansion of the programs that they'll be able to offer.

Also, just a reminder, and this information is also on our website as well as on TV 18, if you'll recall, representatives from the Florida Department of Transportation came and talked about that they were going to be hosting an informal open house for some projects within our City. And, that particular open house will take place on January the 12, 2016. Starting at four o'clock, they will talk about the lighting along Military Trail. So, for all of our residents that live in that area, that would like to know what they're doing with the lighting improvements, the conduits, and all of the utility relocations, we welcome you to come to the Council Chambers on January the 12th at four o'clock for that particular open house.

That open house will be immediately followed by the discussion as it relates to State Road 710, the MLK, the next phase of the widening of that project. And they will be here to answer questions. So residents that live in that area that want to know what's going on with the next phase of the expansion of MLK, State Road 710, please feel free to come to the Council Chambers on January the 12th at 5:00 p.m., 4:00 p.m. for an open house for that.

And lastly, you should have received the legislative initiatives that was sent. This was provided in preparation for those of you that will be attending Palm Beach County Day. That will be next Wednesday, January the 13th. And I know that several of you will be going. I also know that individually you have been making contact with our state lobbyists for respective appointments that you would like to have on respective topics and so we would encourage you to continue to work with our state lobbyists and setting up any of those activities that you have.

And, that's all for me.

CHAIR PARDO: Okay. Ms. Jones, I have a question for you. As you know, I've been out of town the past couple of weeks. So, this afternoon when I came in, I started going through my mail and I have a copy here of the letter that you sent to the League of Cities about the proposed ½ a cent or 1 cent sales tax.

CITY MANAGER JONES: Yes.

CHAIR PARDO: So my question is, how did you come up with these priorities and are these, you know, are these just, you know, preliminary? Are we going to have a workshop? Because, you know, personally, I don't agree with some of the priorities and how they're ranked.

CITY MANAGER JONES: The request that we got, that the Managers got, from the Palm Beach County League of Cities was to get a feel for the magnitude of our individual needs so that as they begin to talk with the county, if this is successful, what each city is in need of. It is very preliminary based on either facility studies of, or either our road studies and it's just to give them a feel for the, first of all, the kinds of things that we could use our portion on but until we know whether it's moving forward, we were not necessarily submitting...

CHAIR PARDO: A ranking?

CITY MANAGER JONES: ...a specific list or rankings of projects.

CHAIR PARDO: Okay. Fine. I just wanted to make sure. You know? Because some of this stuff I, I don't think is a number one priority. You know, we've been talking about the reconstruction of our streets for a long time and, you know, it looks like that ranked really low. So, okay. Alright. I just wanted to make sure. So, when the county starts moving forward, then we'll put this in better order. Right?

CITY MANAGER JONES: Yes. And, we feel as though, with the timing of our early workshops, budget wise it'll probably fit in with that about.

CHAIR PARDO: Okay. Thank you.

DISCUSSION BY CITY ATTORNEY

CHAIR PARDO: Alright. Discussion by City Attorney.

CITY ATTORNEY RYAN: I don't have anything, Madam Chair.

CHAIR PARDO: Alright. I have something for you. Stone Rock. Can you just give us an update on Stone Rock? And I'm asking because I received a couple of inquiries from people about, you know...

CITY ATTORNEY RYAN: Okay.

CHAIR PARDO: ...what's going on over there.

CITY ATTORNEY RYAN: Sure. And Ms. McKinney can assist me but I'll start...

CHAIR PARDO: It's piling up.

CITY ATTORNEY RYAN: ...off. The City entered into an agreement with them that they would apply for a special exception. We gave them 60 days to make application. They made application within the 60-day time limit. Community development, to my knowledge, has gone through the application and has found that there are some items that are missing. Ms. McKinney and I met about it and her Staff is drafting a letter to Stone Rock giving them the list of items that they still need to submit, um, before we can even take them through the special magistrate process.

CHAIR PARDO: Okay. So do you have any idea when they will be coming in front of... Oh wait a second. They're going to special magistrate?

CITY ATTORNEY RYAN: Apologize. Special exception. That's...

CHAIR PARDO: They should be coming to us. Correct?

CITY ATTORNEY RYAN: Yes. That...

COMMUNITY DEVELOPMENT MCKINNEY: No. We...

CITY ATTORNEY RYAN: ...is correct.

COMMUNITY DEVELOPMENT MCKINNEY: Right. When we give them..., well, they had the application needs but they didn't submit them all. So, we're putting it in a letter back to them saying you need to submit these things to make your application complete.

CHAIR PARDO: Alright. Are you giving them a time frame?

COMMUNITY DEVELOPMENT MCKINNEY: We'll give them a time frame. Mhmm.

CITY ATTORNEY RYAN: And, you're correct. A special exception application will go to Planning & Zoning first.

COMMUNITY DEVELOPMENT MCKINNEY: Yes.

CITY ATTORNEY RYAN: And then it will come to City Council to review. They, Planning & Zoning Board can make recommendations concerning modifications, as can the City Council, but we're hoping that that process can resolve in the next two, two to three months.

COMMUNITY DEVELOPMENT MCKINNEY: Yes.

CHAIR PARDO: Okay. So you've drafted the letter, it hasn't been sent [inaudible]?

COMMUNITY DEVELOPMENT MCKINNEY: Not yet. No.

CHAIR PARDO: Okay. Alright. Thank you.

CITY COUNCIL COMMITTEE REPORTS

CHAIR PARDO: Alright. City Council committee reports? Anyone? [Pause].
Alright.

STATEMENTS BY THE MAYOR AND CITY COUNCIL

CHAIR PARDO: I don't see the Mayor with us tonight. We can start at the end. Ms. Miller-Anderson.

COUNCILPERSON MILLER-ANDERSON: Well, Happy New Year, everyone.

CHAIR PARDO: Happy New Year.

UNK: Happy New Year.

COUNCILPERSON MILLER-ANDERSON: I don't really have a lot. I just had a question. I know I remember receiving a memo on, I think, December 18th regarding the Chief, uh, Williams returning back on, it was effective I think on the 15th but I didn't really learn about it until that Saturday. So I know we had a meeting on the 16th so I was just trying to figure out why is it that we were not, at least I wasn't. Let me speak for myself. I was not aware of the Chief being back. I know that meeting night, the 16th, I noticed Officer Madden or Mr. Madden came up and spoke in regards to the holiday safety and all of that and, um, and he was the only one here representing the City. So, at that time, that night, I was under the impression Mr. Coppin was still the Chief. Is there a reason why we received the memo after the fact?

CITY MANAGER JONES: That information was communicated to everyone all at the same time. I asked Mr. Madden to make the presentation on the Christmas...

COUNCILPERSON MILLER-ANDERSON: Mhmm.

CITY MANAGER JONES: ...issue. And, and so that was why he was here and why he made that, that presentation from his operation within the police department. There was no particular..., I just..., that was the way I informed everyone all at the same time and did it in writing...

COUNCILPERSON MILLER-ANDERSON: Mhmm.

CITY MANAGER JONES: ...rather than just announcing it without you having something official.

COUNCILPERSON MILLER-ANDERSON: Was that.., were you all, were you made aware that he was gonna be coming back prior to that week or he came and he started that same day? Was this...

CITY MANAGER JONES: Same day activity.

COUNCILPERSON MILLER-ANDERSON: Alright. Okay. [Pause]. Okay. That, that's all I really have. I just had a concern about that because of the fact that I, you know, I just popped up one day and happened to see the memo and just felt that getting the memo after the fact and we had just met, I just thought that was a little weird. You know? And sat.., and when we sat here, at a meeting, and it was never said. So, I had a serious concern when I did receive that memo.

Is the Chief back on now? Is he...

CITY MANAGER JONES: The Chief is back on duty now.

COUNCILPERSON MILLER-ANDERSON: Okay.

CITY MANAGER JONES: Yes.

COUNCILPERSON MILLER-ANDERSON: But he's not required to attend the meetings? Our City meetings.

CITY MANAGER JONES: Department heads are required to attend the meeting based on whatever Items are on the Agenda. You'll find some of them that are in our conference room.

COUNCILPERSON MILLER-ANDERSON: Right.

CITY MANAGER JONES: And so they're watching by television so when an Item comes up...

COUNCILPERSON MILLER-ANDERSON: Mhmm.

CITY MANAGER JONES: ...they know to come over here.

COUNCILPERSON MILLER-ANDERSON: Right.

CITY MANAGER JONES: Um...

COUNCILPERSON MILLER-ANDERSON: Okay. That, that was just a serious concern of mine. And, you know, sometimes I have an issue with that on other things. I

will mention this too. I've been having trouble receiving my emails. I don't know if anybody else has been experiencing that.

CHAIR PARDO: Yes.

COUNCILPERSON MILLER-ANDERSON: What's going on with that? Anybody? Because, I mean, I had, like, 20 emails that came through within a ten-minute span and they actually were from two or three days prior. Um, are we having trouble with the server? I know we're supposed to be doing some sort of upgrades at some point but what are we doing in the meantime to try to curtail some of that because, I mean, as you know, we all kind of rely on our emails...

CITY MANAGER JONES: Yeah.

COUNCILPERSON MILLER-ANDERSON: ...for a lot and, um, not receiving it or sometimes receiving it and may not receive it, it's an issue.

CITY MANAGER JONES: There was, if you'll..., sent out to all users issues about the upgrade and what was taking place with the emails. It initially was a server issue.

COUNCILPERSON MILLER-ANDERSON: Mhmm.

CITY MANAGER JONES: And, it had not necessarily to do with us but the host for the server.

COUNCILPERSON MILLER-ANDERSON: Mhmm.

CITY MANAGER JONES: And we worked those issues out. And then it was the upgrade in order to have everything so that we didn't have so much information on a limited number of servers. And that should have been corrected. I had issues as late as the day before yesterday, on Monday, but my migration took place over the weekend. So we will continue and I will make sure that the IT manager gets out another communication about what is going on with that. Also, we need to know when it's occurring because it's not occurring with the migration with everyone on everything.

So, as soon as we can know... I know for me, sometimes I have to even turn my phone off then I turn it back on then all the emails...

COUNCILPERSON MILLER-ANDERSON: Mm.

CITY MANAGER JONES: ...they immediately come through.

COUNCILPERSON MILLER-ANDERSON: Right.

CITY MANAGER JONES: So, but we will be getting information out and we will continue to do that when we know we've got things that are impacting the delivery of services and, particularly emails, that are so important.

COUNCILPERSON MILLER-ANDERSON: Mhmm. Okay. Thank you. That's it.

CHAIR PARDO: Thank you. Mr. Guyton.

COUNCILPERSON GUYTON: Thank you, Madam Chair. And, Happy New Year to everyone and hope that everyone had a blessed and prosperous holiday season.

This year is a big year for the City. There, there are a lot of things that are, are now percolating, the marina and other developments that I think that we're gonna make a lot of progress on and the City is, is on its way to a higher level. But, as we seek to aspire to a higher level, that is going to require a commitment from all of us. Sometimes we look for the benefits without the commitment. That doesn't work in life. So there will be things that will be asked of the residents to partic'.., to partake in, to participate, to have your input in so that we can take the quality of everyone's life to the next level. We get caught in where we are and if we try to change it, people think it's wrong. And it's my hope that we can begin to appreciate the value of our community and the value of ourselves and understand that we deserve better and we can do better and don't let people think that the way we live is the way we should continue to live for the rest of our life. We can do better in our community and it's my position and it's gonna be my efforts to ensure that we rise to the levels that we're capable of doing.

At the end of the month, I'm gonna have a community engagement forum which I frequently have. This'll be my first one of this year and I would like to invite everyone out. We're trying to pin the date. It's gonna either be the 25th, the 26th but I will be contacting the residents and advising them of that date.

We're in a very hot political season. There's gonna be a lot of political rhetoric, a lot of attacks on those of us who sit here who are trying to come up with solutions for problems and often times there are a lot of attacks about what solutions we may put forward or Staff has recommended, um, but there are no options offered. Only criticism. As we get out here in this political climate, force all of us to give us our respective options. If someone doesn't like the option that's on the table, don't just go with that political rhetoric and the criticism and, 'They're not doing this and they're taking advantage...' Ask them, 'What are you, what are you offering? I mean, what is your option for the problem?' So, oftentimes we just listen to the criticism and go run with it and we never ask for a solution. We criticize with no solution. Let's pull 'em together now. If you have a complaint, let's bring a solution to the table and let's vet it through a professional process where people in the industry can actually review it and give the pros and the cons and let's have an intelligent discussion about options of how to move our City forward. But, in this climate, it's just gonna be a lot of attacks with no solutions and it's my hope, and I know that there are many people in our community that are much smarter than that and it's time for us to take our community to another level.

We're in the MLK season now and my competent legislative assistant, who's Ms. Sylvia Blue, always has me prepared so she put me some quotes up here and I wanna end with one by MLK. "The ultimate measure of a man is not where he stands in moments of comfort and convenience but where he stands at times of challenge and controversy." When we have problems we need solutions. Some of those solutions are not gonna be comfortable and that's when the true leaders rise, when we stand with those solutions because there're really no other options being suggested that are reasonable.

Thank you, Madam Chair. Happy New Year to everybody.

CHAIR PARDO: Thank you, Mr. Guyton. Mr. Thomas.

COUNCILPERSON THOMAS: Thank you, Madam Chair. I'd like to say Happy New Year to everyone that's out there. It's good to see everybody here and, and glad everybody made it safe into the new year. I just want to remind everyone about the Planning & Zoning meeting which will have the Riviera Beach Heights Community Center on. It's gonna be the 14th which is next Thursday at 6:00 p.m. I encourage everyone to come out and discuss that, give your comments and listen to the dialog of the Planning & Zoning Board on that particular project. We are, we are very excited about it and glad that it's coming to fruition but these are the processes that need to take place. So...

COMMUNITY DEVELOPMENT MCKINNEY: Council Member Thomas, if I could just say, it's Mary McKinney.

COUNCILPERSON THOMAS: Oh. Okay. I'm like, 'Who's that?' [Chuckles].

COMMUNITY DEVELOPMENT MCKINNEY: I'm sorry but it's 6:30, the meeting starts...

COUNCILPERSON THOMAS: 6:30?

COMMUNITY DEVELOPMENT MCKINNEY: ...at 6:30.

COUNCILPERSON THOMAS: 6:30.

COMMUNITY DEVELOPMENT MCKINNEY: Yeah.

COUNCILPERSON THOMAS: Sorry about that. I misspoke. [Chuckles]. 6:30 on, on Thursday, uh, Thursday night. So, I just wanna make sure everybody gets involved and continue to pass the word.

There will be a meeting as well in reference to the, that area going into the CRA. What, what meeting...

COMMUNITY DEVELOPMENT MCKINNEY: That will also be on the P&Z Agenda for next Thursday...

COUNCILPERSON THOMAS: Right.

COMMUNITY DEVELOPMENT MCKINNEY: ...at 6:30.

COUNCILPERSON THOMAS: Next Thursday. So...

UNK: Why's it on the P&Z?

COUNCILPERSON THOMAS: I don't know why it's on the P&Z meeting but I just wanna make sure everybody knows it's...

COMMUNITY DEVELOPMENT MCKINNEY: Right. The...

COUNCILPERSON THOMAS: ...on the P&Z meeting.

COMMUNITY DEVELOPMENT MCKINNEY: ...statutes require it go to P&Z.

COUNCILPERSON THOMAS: That's why it's on the P&Z meeting.

UNK: [Inaudible].

[Chuckle]

COUNCILPERSON THOMAS: Okay. So, we wanna make sure [chuckles], we wanna make sure that everybody's there to come. Ask your questions. Just, you know, make sure please don't take the street rhetoric. Come and ask questions here. Ask the questions of the professionals and if you agree with it, you agree with it. State so, state that. If you don't, then we understand. It is an open process and it's there for you to make your comments, as your questions and try to get your concerns taken care of.

That's all for me, Madam Chair.

CHAIR PARDO: Thank you, sir. Mr. Davis.

CHAIR PRO TEM DAVIS: Thank you. Happy New Year's to all the residents and all the City employees and all those who came to show up during this great evening.

As we get started on this great year, I wanted to remind all the residents, once again, this second Saturday of the month, we're having the Family Movie Night at the Ocean Mall here in Riviera Beach at 7:00. And, as you know, that address is 2509 North Ocean Avenue in Singer Island. The movie of the night that we'll be discussing, that we'll be viewing is the Princess and the Frog. It's a great Disney movie that does well

for the heart. And I'll tell ya something about cartoons and Disney that has an effect on my life but...

[Chuckles]

CHAIR PRO TEM DAVIS: ...this is the third movie. We've been having great attendance every night, every month has been extremely well. I would like to thank the Parks & Rec department, the Public Works department for the job they've done thus far. They've been truly committed to this. So please bring your children out, bring your warm blankets. We will have free popcorn, free glow-sticks, free drinks and just a peaceful family night. It's been really generating peace and family. So, this Saturday at seven o'clock. The weather has yet to do us wrong. So I'm committed to making sure that this continues to happen.

One other thing, I'm wanna tell Staff you're doing a wonderful job thus far on the MLK events that's coming up and it's the, the luncheon, Senior luncheon this Monday? And what time is that?

UNK: Twelve.

CHAIR PRO TEM DAVIS: Twelve o'clock. And, as you know, soon to come up we have the parade and I wanna continue to encourage all the residents to continue with the way, the attitude and energy has brung. Keep bringing positive energy when you come out to these parades because every year it gets better and better and better and I will congratulate the employees for what they've done this far.

That'll be all.

CHAIR PARDO: Is that it? Sir?

CHAIR PRO TEM DAVIS: That's..., that'll be all.

CHAIR PARDO: Okay. Thank you. I would like to wish everyone in this room, our employees and the residents a very Happy New Year. I'm excited about 2016. We have a lot going on. I'm especially excited for the road projects to begin. And I see Brent back there and we've back talking about this for way too long. So, I, you know, as a resident, am looking forward to those projects beginning and I know all of my neighbors are looking forward to it too. Something to look forward to in 2016.

Also, I, again, like to thank everyone for coming out to the toy drive. We distributed all of the toys on the 21st of December and we were able to make about 400 kids in this community smile on Christmas morning. Public Works went above and beyond. They helped with the toy drive and, um, along with police and fire. Fire's always there with me. But, you know, I think everyone needs to know that the Public Works department took up a collection and they went out and they purchased, what, \$400 worth of toys. And then they came in and they helped us bag the toys and they helped with the

distribution and, um, you know, they went above and beyond. And I know it meant a lot to me and I'm sure it meant a lot to all of the families in the community. And, you know, we talk about it takes a village and it really does. So, you know, once again that toy drive was a great success and I look forward to having it again next year.

To the residents that came out last night to listen to the Kolter presentation, for the old Harbor Point, we had, it was a great meeting. I know a lot of residents are very excited to see that old building knocked down. There was some people in the audience who were interested in possibly, and these were residents, interested in possibly purchasing a unit. The building is going to be fabulous and it'll continue to raise everyone's, you know, property values over on the Island. So it was great. And Ms. McKinney, do you know when they're, they're scheduled to go to Planning & Zoning?

COMMUNITY DEVELOPMENT MCKINNEY: They're scheduled for next Thursday also. The 14th.

CHAIR PARDO: Okay.

COMMUNITY DEVELOPMENT MCKINNEY: 6:30.

CHAIR PARDO: Okay. Fine. And then I have something for Staff. You know, someone needs to tell me, regarding grass clippings. Okay. You know what is really getting to me and to a lot of people? We have these guys that, or at least lawn service companies, that come in and they mow people's grass and then they start blowing the grass. The grass is being blown into the street. Right? And then they get in their truck and they go away and then those clippings end up on someone's lawn or, but more importantly, they end up down in the storm drains and they clog the storm drains or they're going into the lagoon. So, is.., do we have anything on the books that mandates that, you know, they have to collect the grass clippings?

COMMUNITY DEVELOPMENT MCKINNEY: We'll have to check it. I don't.., I can't recall...

CITY MANAGER JONES: Well check...

COMMUNITY DEVELOPMENT MCKINNEY: ...[inaudible].

CITY MANAGER JONES: ...but, and so, we'll get back with you.

CHAIR PARDO: I know some cities here in Palm Beach County require that, you know, that, they don't allow them to use the blower. Okay? Because really, it's...

COMMUNITY DEVELOPMENT MCKINNEY: Yeah.

CHAIR PARDO: You know? It would be nice if more people zeroscaped. I mean, you know, got away from all the grass. But it's, really, it's becoming a nuisance and to

watch it day after day after day and all of this stuff going into, you know, the few storm drains that we do have over on the Island, it's just, it's really getting to me. So I'd appreciate you guys looking at that.

And that is all I have. And again, Happy New Year to everyone. Great things are being planned for 2016.

CHAIR PARDO: Okay. With that, we are going to go to Public Comment.

PUBLIC HEARING

CHAIR PARDO: Public Comment should be restricted to issues, matters, or topics pertinent to the City of Riviera Beach. Please be reminded that the City Council has adopted "Rules of Decorum Governing Public Conduct during Official Meetings", which has been posted at the entrance of the Council Chambers. In an effort to preserve order, if any of the rules are not adhered to, the Council Chair may have any disruptive speaker or attendee removed from the podium, from the meeting and/or the building, if necessary. Please govern yourselves accordingly.

CHAIR PARDO: Alright. The first comment card we have is Commissioner, Palm Beach County Port Commissioner Peyton McArthur and then Fane Lozman.

MR. P. MCARTHUR: Good morning, or, good evening, Madam Chair. Council Members.

CHAIR PARDO: Good evening, sir.

MR. P. MCARTHUR: Thank you for giving me this opportunity. Don't mean to be redundant but Happy New Year.

CHAIR PARDO: Happy New Year.

MR. P. MCARTHUR: I just wanted to apologize for not being here the last couple months. I had an unfortunate, um, um, incident with a surgeon which I didn't enjoy but it's behind me now so I hope to see you more often again.

[Chuckles]

MR. P. MCARTHUR: The, the Port and the City are working collaboratively on several issues. I think it's moving very, um, in a very positive manner. I hope to maintain that. We've had a preliminary meeting with, uh, the Chair and the CRA about parking. We're working on a variety of other issues. At our last meeting, there were two Staff members from the City there that were very helpful. We'd like to extend the same courtesy. If you ever think it would be helpful to have Port Staff attend one of your meetings, we would be happy to do that. If you ever have a question of me, I, I try to

come before your meeting and I don't like to take up a lot of speaking cause, as you know, I don't usually have that much to say.

Also, we, we haven't forgotten our joint workshop. We're working with Mr. Busha and we hope and..., hope to invite you to the Port for the second workshop early this spring.

Other than that, if... Do you have any questions for me or is there anything I can do to assist you in any way? Well, I will then just wish you, again, Happy New Year and I apologize for the bowl games. Our Florida teams did not do very well. I do not look forward to sitting next to Wayne Richards who is a Michigan alum at the next Port meeting but I will do the best I can.

[Chuckles]

MR. P. MCARTHUR: Thank you.

CHAIR PARDO: Alright. Thank you, sir. Fane Lozman and then Marie Jean-Pierre.

MR. F. LOZMAN: Fane Lozman. I think, as the Chairperson, Ms. Pardo, and Mr. Guyton and the City Attorney and Ms. McKinney and her Staff, Mr. Ringle, I think you guys don't understand that the properties that are on the lagoon area, called Lozman's Cove, my properties and other owners, we pay taxes and a portion of that goes to police and fire. So if you come visit my property and you have a heart attack or you fall down, because there's no property address for those properties, we are not in the computer dispatch service for the police department and the fire department. I've reached out to the Police Chief and the Interim Chief. They don't bother to call me back. I've reached out to the City Manager repeatedly times, she didn't call me back. I've went to Ms. McKinney's office over the last couple years, she refused to meet with me or call me back.

What can we do? As a taxpayer that's paying in for police and fire, we should be in the dispatch system. Dan Taylor and the property owners, including myself? What we can do is, we can go to federal court and file a 14th Amendment claim that we're not getting equal protection under the law. We're paying taxes, and everybody else gets the services and we aren't. Now, we can name Guyton individually, you individually, Jones, McKinney and her Staff individually and seek punitive damages and spend a lot of the City's money, hundreds of thousands of dollars on a case that I'm confident you're gonna lose. So, if you don't give me an address in an expeditious manner, we will go to federal court and argue that, that you are treating us differently but yet we're paying the same taxes for police and fire and we're not getting them cause you won't give us an address but yet, those empty lots all around this City that have addresses. So, I put you guys on notice, that's what's coming. I have the money, I have the time, I have the resources. You're not gonna deny me an address and put me and my guests' safety at risk. Okay? So that's what's coming. I put you on notice. You're not gonna push me around anymore. You're not gonna push Dan Taylor around anymore.

Now, as far as the quality of life for the residents, I've gone to the west side. I've met with the people all over this City. They're quality of life has not improved. Okay? They're worse off now than they were three years ago. Okay? There needs to be a change. Mr. Guyton says there needs to be a change. There needs to be a change cause the OIG has shown leadership failures in the City Manager's office. Two members voted to replace her. You should've voted to replace her because she has not done a good job on the west side. That's what the west side residents have told me. I don't live on the west side. They've told me that.

Now, Mr. Thomas, he's stepping down. He's not running for re-election. I hear he's running for the Port Commission. He's withdrawn his name to run for re-election. Now some PBA rep came in and said he's gonna be a captain or major in the police department. I have no idea. I call up the police department and asked them. They won't tell us. Why don't you ask Ms. Jones was Mr. Thomas hired by the police department? I would like to know that. I would like to know why this union rep came in and made that representation. I haven't talked to anybody because nobody will talk to me. Including you.

As taxpayers, we want some answers as to what's going on in this City. You are not giving them to us and we're gonna have a change in March. We're gonna have some new people sitting...

[Beep]

MR. F. LOZMAN: ...up there.

CHAIR PARDO: Okay. Thank you.

COUNCILPERSON GUYTON: Madam Chair?

CHAIR PARDO: Marie... Hold on.

COUNCILPERSON GUYTON: As you call...

CHAIR PARDO: Marie Jean-Pierre and then Guenther, I'm sorry, I can't pronounce your last name. Muir.

COUNCILPERSON GUYTON: Um...

CHAIR PARDO: I need my glasses.

COUNCILPERSON GUYTON: Very quickly. Excuse me, Ms. Marie. And, we don't address this and I think we need to because the people need to understand why Mr. Lozman doesn't have an address. Not in detail but he's not, to my understanding, meeting the codes that are required to obtain an address. Meet our codes, Mr. Lozman. [Stammer]. Am I wrong? Um, Ms. McKinney's saying I'm right. Just meet our codes.

Coming to our community from Dade County saying, 'I'm not gonna comply with your codes and you're still gonna give me what I want.'

MR. F. LOZMAN: There is no code...

COUNCILPERSON GUYTON: I..., well...

MR. F. LOZMAN: ...[inaudible].

CHAIR PARDO: Please, sir.

MR. F. LOZMAN: [Inaudible].

COUNCILPERSON GUYTON: Well will see him in federal court. Fine. If you're not meeting our codes...

MR. F. LOZMAN: There is no codes.

COUNCILPERSON GUYTON: ...you're not going to get an address. Everyone else has to meet the codes. I'm done.

MR. F. LOZMAN: You just don't [inaudible].

COUNCILPERSON GUYTON: Thank you [inaudible].

CHAIR PARDO: Hey, please. Mr. Lozman, please.

MR. F. LOZMAN: [Inaudible].

UNK: And what are [inaudible].

CHAIR PARDO: Alright. Ms. Marie.

MS. M. JEAN-PIERRE: Yes.

CHAIR PARDO: Good evening, ma'am.

MS. M. JEAN-PIERRE: Good evening and Happy New Year.

CHAIR PARDO: Happy New Year to you.

MS. M. JEAN-PIERRE: My name is Marie Antoinette Jean-Pierre from Valley of Love Ministries, 1901 Broadway in Riviera. Tuesday, January 12, 2016 will be the 6th annual memorial prayer service for the Haiti earthquake victim. On behalf of the Valley of Love Ministries, we invite the City of Riviera Beach to come out on Tuesday, January the 12th. It's going to be from 6:00 p.m. to 8:00 p.m. at the Ministry. Dinner will be served. We

invite pastors, leaders, men of God, women of God to come and join us. We will be praying from 7:00 to 8:00 on that day. So, if anybody interested wanna come, they can come to the Ministry or they can call me at 561-502-8757. 561-502-8757. We will be praying. You know, the time that we need prayers right now. So I'm asking anybody who wanna come, you're, you're welcome to come and pray with us on that day.

And also, the Ministry is still going on. We, um, we have prayer breakfast every Saturday morning from 9:00 to 10:30. And also, we have a food pantry that's open every single day from 9:00 a.m. to 5:00 p.m. We have a lot of food at the Ministry. If anybody need food, they can come to 1901 Broadway in Riviera Beach. Also we have a lot of clothes and we're still taking donation. If anybody wanna donate money, whatever it is, they can come to the Ministry and donate.

Any questions?

CHAIR PARDO: No. Okay, ma'am.

MS. M. JEANPIERRE: Okay. The number to call again is 561-502-8757. Thank you.

CHAIR PARDO: Thank you. Alright. Guenther Muir. And then Pat Fadina.

MR. G. MUIR: Good evening.

CHAIR PARDO: Good evening, sir.

MR. G. MUIR: I am Guenther Muir from 1100 Singer Drive and I wanna publicly thank Terence Davis because he solved a problem for me that Ms. Pardo's office did not solve for me because she, she's in charge of the District.

I have been looking, and all of my neighbors have been looking for the last two years, at an outhouse that was erected three feet from the sidewalk. And every time a complaint was made to code enforcement, it was just ignored. Finally, in the spring, one of the neighbors made a full written complaint to the code enforcement and they took it down. Magically, the outhouse reappeared a few weeks ago and I'm looking out my living room window looking at an outhouse in front of a house that will be worth, when it's finished, at least a million two, a million four. And I blew my stack. So, I took myself to the building office, here in Town Hall, and spoke to Peter Ringle and I was, like, being stonewalled. 'They're allowed to do this. This is temporary thing. Would you rather have a dirty Porta Potty? Would you rather have this, would you rather have that?' And I said, 'I want the thing removed because I don't think you have ordinances on your books that allow an outhouse on a public city street.

Then I went home, the following morning I called code enforcement and I got nowhere. And I called zoning and again I got nowhere and they called me back from zoning at three o'clock in the afternoon to tell me that, because the building permit was

reactivated, they're allowed to do this. This is a temporary structure. In the meantime, it sits on a cement slab. Then, in., I called Dawn Pardo's office. I called her home first. I left word with the secretary. Nobody ever called me back from there.

CHAIR PARDO: And when was that, sir?

MR. G. MUIR: This was a few days ago. So I finally called...

CHAIR PARDO: [Inaudible] get any message.

MR. G. MUIR: ...the..., cause I used be on the HOA and I stepped down from it. And all my, all the neighbors who walk their dogs they complain to me, 'Guenther, do something about it. Guenther, you call them.' And I say, 'You're not crippled. You can call yourself.' But they [inaudible] to do it. So I called the John Miller of the..., the President of the Homeowner's Association, and he then contacted Davis and Davis arrived the next day to take photographs and said this is unacceptable.

And there are no, and there are, there are no outhouses allowed in Riviera Beach. And he was the one who got it taken down. And I wanna thank him for it because it's about time.

CHAIR PRO TEM DAVIS: You're welcome.

MR. G. MUIR: But nobody from the offices on this, in this Town Hall, stepped up to the plate. Code enforcement sucks.

[Chuckles]

MR. G. MUIR: To say the least. Zoning, I don't wanna their dumb as shit but they are. I mean, it just keeps on going and going...

CHAIR PARDO: Alright.

MR. G. MUIR: ...and going.

CHAIR PARDO: Sir, you can't...

MR. G. MUIR: It's annoying. I know I shouldn't say the words. I'm too educated for that.

[Beep]

MR. G. MUIR: But at the same token, when you've had enough, you've had enough.

CHAIR PARDO: I know. Alright.

MR. F. LOZMAN: [Inaudible].

MR. G. MUIR: I thank you. Have a Happy New Year.

CHAIR PARDO: Thank you very much. Happy New Year to you. Pat Fedina and then Eric Williams.

MS. P. FEDINA: Happy New Year.

CHAIR PARDO: Happy New Year, ma'am.

MS. P. FEDINA: My name is Pat Fedina. I am the Founder, President and CEO of Care Managers of South Florida. I'm also the mother of Tarrie LaTodd [sp] Wilder who was murdered on November 13, 2015. I've had no time to grieve. I., this is my second time here. I'm not a troublemaker. I'm a law abiding citizen. I am also a taxpayer. No, I don't live in Riviera Beach but my son was murdered in Riviera Beach. I received a letter from the state, general state attorney's office saying that my name, saying that I, uh, they decline my claim for victim's service because of so many reasons. My son was an ex-felon. They even went back to juvenile, uh, detention.

CHAIR PARDO: Hold on. [Pause]. I'm sorry, ma'am. Go ahead.

MS. P. FEDINA: My son is not asking for this money. I am. I really am feeling like a victim. I'm not trying to go after anyone but I'm asking the City of Riviera Beach if they could step in and at least give me my \$5,000 back. I can't get my son back but I should be able to get the hard-earned money that my husband and I worked for.

I did have a meeting, and I appreciate.., you did make sure that I had a meeting with this police department and some other gentleman and victim service actually called me and asked if they could come and they did. And they said I did a good job. I think I'm doing a good job. Someone has to have a heart. I know I can't be the only mother that has gone through this. I was told that there are paperwork that has information for ex-felons to get jobs, all these different programs. I have yet to see that paperwork. I even said in the meeting, I wish my son knew about that. Because the two and a half weeks that he was with me, he was looking for a job. But when he was murdered, he wasn't doing anything wrong. So I think his life matters and I hope you do too.

[Beep]

CHAIR PARDO: Thank you, ma'am. Alright. Eric Williams and then Suzanne [sp] Allen.

MR. E. WILLIAMS: Happy New Year to the Council.

CHAIR PARDO: Happy New...

CHAIR PRO TEM DAVIS: Happy New Year.

CHAIR PARDO: ...Year to you, sir.

MR. E. WILLIAMS: City Manager. Um, just two things. [Clears throat]. Excuse me. Back in September I came before you requesting to get some speed bumps put on, put in on our street. I received a letter saying that we.., I got the Petition signed by all of the neighbors. Um, I got a letter saying that, that, um, we're approved to have the speed bumps put in and nothing's been done. We still have cars flying up and down our street and this was back in September [pause], uh, it was, I think it was the first week of September when I, when I, when I came before you. But, I was just wondering how long will take for 'em to do something.

And, the other thing [clears throat], the other thing was, I.., the, the whole thing about the sober houses. You know, we have a sober house on our street and I know that they're protected under ADA but I just want to know, we, we, all of the neighbors signed a petition to, you know, try to get 'em, try to get 'em to move it and I know we can't but I just wanted to know what, if anything, can we do because I'm sure you've heard in the news, over the last few months, that there's been, there's been some things that have happened. Not here but up in Port St. Lucie and I think...

CHAIR PARDO: West Palm Beach.

MR. E. WILLIAMS: ...there was one in Martin County and West Palm Beach where, you know, children have been assaulted and, you know, I think there was even a murder up in Port St. Lucie and it was a, you know, a guy from a sober house. I just wanted to know what, what else could we do as far as... Cause I, ya know, I don't see anybody, you know, after I've spoken with, with the police and I haven't seen anybody as far as like a, I don't know, overseer of the house. Maybe they're coming there during the day when I'm at work or.., but I know dur'.., you know, at, in the evenings, I don't, ya know, I haven't seen any cars coming in and out of there. I just seen, like, just the people that are there walking back and forth to the store or whatever.

So, I just wanted to know what, if, if there's anything, um, that we could do as far as holding whoever's, whoever's the owner liable or responsible for the tenants that are in that, that facility.

CHAIR PARDO: Okay. If you, you know, I spoke with you when you came in front of us, I think in September and I tell you, told you about what Congresswoman Frankel was trying to do and it's getting a lot of traction in Washington. So hopefully, with her bill, she'll be able to...

[Beep]

CHAIR PARDO: ...to, um, amend a section of the Fair Housing Act...

MR. E. WILLIAMS: Mhmm.

CHAIR PARDO: ...which will allow cities to regulate where the sober homes go. In the meantime, what we're asking residents..., some of these sober homes just pop up without the City being aware. So if a resident notices that, you know, there's obviously a sober home in their neighborhood, the first thing you should do, is contact Ms. McKinney's office so she could go out there and make sure that they have their license. And the other thing, we then can send the fire department over to make sure that they're following all the codes.

MR. E. WILLIAMS: Okay.

CHAIR PARDO: Um...

MR. E. WILLIAMS: Do you need, uh, I, I don't have the address but I didn't know if you needed like a...

CHAIR PARDO: Yeah.

MR. E. WILLIAMS: ...um...

CHAIR PARDO: Yeah.

MR. E. WILLIAMS: ...a copy of...

CHAIR PARDO: You know what...

MR. E. WILLIAMS: ...what I have.

CHAIR PARDO: The meeting's almost over. Can you just hang out a couple...

MR. E. WILLIAMS: Yeah.

CHAIR PARDO: ...more minutes?

MR. E. WILLIAMS: Okay.

COUNCILPERSON GUYTON: Um...

CHAIR PARDO: And then, we can get...

COUNCILPERSON GUYTON: Madam Chair?

CHAIR PARDO: ...together with Ms. McKinney... Yes?

COUNCILPERSON GUYTON: A quick... What street that you, um...

MR. E. WILLIAMS: I'm at...

COUNCILPERSON GUYTON: [Inaudible].

MR. E. WILLIAMS: ...3..., West 19th Street.

CHAIR PARDO: 19th Street.

MR. E. WILLIAMS: Right over here.

COUNCILPERSON GUYTON: Is that one of the streets that's gonna be repaved or redone? [Inaudible].

COUNCILPERSON MILLER-ANDERSON: I was gonna ask since that was in my District is Mr. Brent...

CHAIR PARDO: I don't think so.

COUNCILPERSON MILLER-ANDERSON: ...aware of that? About the...

CHAIR PARDO: Uh-uh.

COUNCILPERSON MILLER-ANDERSON: ...speed bumps.

COUNCILPERSON GUYTON: Okay. Cause I know that there's been some requests for speed bumps in areas where the, the road is gonna be redone and there's been..., I don't know if there's been any communication to that extent. But I'm not sure if that's one of the streets. I guess Mr. Johnson can check that and find out what the status of why you haven't gotten a response yet or, or what is the timetable to get it done, if...

MR. E. WILLIAMS: Right.

COUNCILPERSON GUYTON: ...it's not...

MR. E. WILLIAMS: Well, we, I got the response. I just, I just wanna know what the timetable because, like I said, this was in..., I got the letter..., I came before you in September. I got the letter in October saying that we were approved for the speed bumps and, you know, causer I gave 'em all the..., everything that they needed from us so I just wanted to know how long does it take to get it, to get 'em installed.

COUNCILPERSON MILLER-ANDERSON: Mr. Johnson, do you know, by any chance?

MR. B. JOHNSON: I'll meet with him.

COUNCILPERSON MILLER-ANDERSON: Get with him? Okay.

MR. B. JOHNSON: Mhmm.

CHAIR PARDO: Okay?

MR. E. WILLIAMS: Okay.

CHAIR PARDO: Alright. Alright. Thank you.

MR. E. WILLIAMS: Thank you.

CHAIR PARDO: Alright. Suzanne Allen and then Scott McDermott.

MS. S. ALLEN: Good evening.

CHAIR PARDO: Good evening, ma'am.

MS. S. ALLEN: Happy New Year to everyone.

CHAIR PARDO: Happy New Year to you.

UNK: Happy New Year.

MS. S. ALLEN: My name is Suzanne Allen. I live at 1250 West 3rd Street, Riviera Beach. And I'm a member of the Southside Coalition and Concerned Mothers. I just wanna speak a little on what we do as Concerned Mothers. We are just a group of women, we are mothers, grandmothers, sisters, aunties and friends and we try to do anything necessary to make our community a better place. We, during the summer, we run ten weeks of vacation bible school for any child in the community to come and participate. We also do the cleanup and we help keep the City clean and when we do our cleanup, our youth come out and participate and they get four hours community time.

And, as Concerned Mothers, we need a building. We spoke with Councilman Cedrick Thomas. We brought this idea to him, to help us get a building that we can store all our things in and have meetings with the children. We minister to the community on Thursdays and feed anybody who wants to come out to the Saide McCray Park. And so, we gave this idea to Councilman Thomas and he said he would see about what he could do. So, I know he brought, before all of you, the community center, the concerned Mothers' Community Center, on the south side of Riviera Beach. So what we need, from each of you Councilmen, to please, before you discard it, think about what this building will represent and stand for for our youth and adults, mothers, fathers, young and old. It's not just for the kids. And it will benefit the City of Riviera Beach also. And we want you to just help us make this happen. That's all we want. Just help us make this happen.

Thank you.

CHAIR PARDO: Thank you. Scott McDermott.

COUNCILPERSON GUYTON: Ms. Susan. I don't know if you've been told but I've contributed \$100,000 out of my budget to assist Mr. Thomas in this endeavor.

[Inaudible comments]

COUNCILPERSON GUYTON: Okay.

MS. S. ALLEN: He told me. Thank you very much.

CHAIR PARDO: Good evening, sir.

MR. S. MCDERMOTT: Good evening and Happy New Year to everyone. I'm Scott McDermott. I'm with Inlet Grove High School. I'm one of the Assistant Principals. This is Dr. Keith Brown. He's also an Assistant Principal. We're with Inlet Grove, uh, which is the charter high school that's located in Riviera Beach. We're at 600 West 28th Street. For those that don't know what we are, we're a 700 student charter high school. All the kids are enrolled in one of our career academies. There are eight, uh, TV production, pre-law, nursing, pre-architecture, pre-engineering. All that stuff can be found on our website which is www.inletgrovehs.com. Um, so, just so you know, I've been there ten years since we were on our old campus and I'm happy to tell you guys that there is now another A high school in Riviera Beach. We are officially an A school through Palm Beach County School District.

[Applause]

MR. S. MCDERMOTT: Thank you for that. Thank you but I don't want you taking up my time.

[Laughter]

MR. S. MCDERMOTT: But what I'm here to tell you about tonight is we're having a community event on February the 20th, which is a Saturday. It's a craft show and it's also a car show. So the craft show is gonna be a real good community event. There's gonna be food, music, face painting for the kids, bounce houses, things like that. Just a real fund day of, um, you know, community involvement. And then there's also going to be a, like, an exotic and classic car show and motorcycle show. Low-rider, truck show, high-rise car show. So if you know anyone that lives near that has one of those cars, please go to our website. Again, inletgrovehs.com and you can register for that event. And I encourage all you guys to come out on February 20th, again, which is Saturday. And check it out because I've talked to Officer Madden, he's gonna be involved bringing some, uh, police vehicles and things like that out there to try to help get the community involved with the police. Um, and it should be a, a really good, um, day of fun for everyone.

And Dr. Brown has some things to say about our night school program.

COUNCILPERSON MILLER-ANDERSON: What was the time again?

MR. S. MCDERMOTT: The craft show begins at 9:00 a.m. and pretty much everything else ends at about 2:00. Thank you. I forgot that.

COUNCILPERSON MILLER-ANDERSON: Thank you.

CHAIR PARDO: Okay. Good evening, sir.

DR. K. BROWN: Thank you. On behalf of our Principal, Dr. Emma Banks I'd like to say thank you and greetings to everyone here. I know I'm running short on time but just wanna let you know that we're not only a, an A school in terms of K-12 education, we're also an outstanding school as far as community opportunity development. And with our adult education, we offer not only GED opportunities and ESOL but we're also offering cosmetology, forklift certifications. We're moving toward community development as far as refurbishing houses, having some of our adult students work on those things during the evening and receive certification so that they can further or start their careers in, um, in certain areas.

So, just wanted to let you guys know if you, uh, you know of any people who would like to change careers, second career or, or just simply start out, come to Inlet Grove Adult Education and we'll point you in the right direction.

Alright. Thank you.

CHAIR PARDO: Thank you very much, sir.

[Beep]

ADJOURNMENT

CHAIR PARDO: Well, there is no more business so we are adjourned. Thank you.

[Gavel]

There being no further business, the meeting was duly adjourned at 7:23 p.m.

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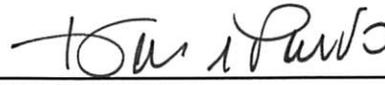
Public Comment Speakers and Others

FANE LOZMAN	MR. F. LOZMAN
MICHAEL SLOSSER.....	MR. M. SLOSSER
DAVID GOODMAN.....	MR. D. GOODMAN
COMMISSIONER PEYTON MCARTHUR.....	MR. MCARTHUR
FANE LOZMAN	MR. F. LOZMAN
MARIE JEAN-PIERRE	MS. M. JEAN-PIERRE
GUENTHER MUIR	MR. G. MUIR
PAT FEDINA	MS. P. FEDINA
ERIC WILLIAMS.....	MR. E. WILLIAMS
ASSISTANT CITY DIRECTOR BRENT JOHNSON	MR. B. JOHNSON
SUZANNE ALLEN	MS. S. ALLEN
SCOTT MCDERMOTT	MR. S. MCDERMOTT
DR. KEITH BROWN.....	DR. K. BROWN

APPROVED:

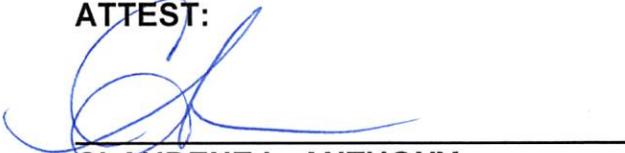


THOMAS A. MASTERS
MAYOR



DAWN S. PARDO
CHAIRPERSON

ATTEST:



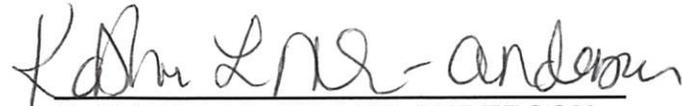
CLAUDENE L. ANTHONY
CERTIFIED MUNICIPAL CLERK
CITY CLERK



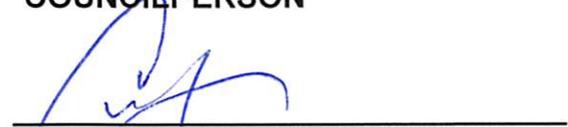
TERENCE D. DAVIS
CHAIR PRO TEM



BRUCE A. GUYTON
COUNCILPERSON



KASHAMBA L. MILLER-ANDERSON
COUNCILPERSON



CEDRICK A. THOMAS
COUNCILPERSON

MOTIONED BY: C. THOMAS

SECONDED BY: T. DAVIS

B. GUYTON AYE

K. MILLER-ANDERSON AYE

C. THOMAS AYE

D. PARDO AYE

T. DAVIS AYE

DATE APPROVED: FEBRUARY 3, 2016