

**ORDER OF BUSINESS  
BOARD OF COUNTY COMMISSIONERS  
PALM BEACH COUNTY, FLORIDA**

**MARCH 27, 2007**

**TUESDAY  
9:30 A.M.**

**COMMISSION CHAMBERS**

**1. CALL TO ORDER**

- A. Roll Call
- B. Invocation
- C. Pledge of Allegiance

**2. AGENDA APPROVAL**

- A. Additions, Deletions, Substitutions
- B. Adoption

**WORKSHOP SESSION**

- 3. 9:30 A.M. Life Science Cluster Development Strategy (Admin/Economic Development)
- 4. 10:30 A.M. Traditional Town Development and Open Space Options (PZ&B)
- 5. 1:30 P.M. Urban Redevelopment Area (PZ&B)

**6. REGULAR AGENDA**

MARCH 27, 2007

6. REGULAR AGENDA

A. CLERK AND COMPTROLLER

1. **Staff recommends motion to approve:** Warrant List.
2. **Staff recommends motion to approve:** Contracts (regular) and claim settlements list as submitted by various departments to the Clerk & Comptroller's Office. Countywide

B. ADMINISTRATION

1. **Staff recommends motion to approve:** the Criminal Justice Commission's recommendation to appoint Michael L. Rodriguez as Executive Director, Criminal Justice Commission (CJC) effective April 1, 2007. **SUMMARY:** On January 21, 2007, the position was advertised statewide and posted in several national publications. Forty-nine (49) applications were received. The CJC's Selection Committee narrowed the list down to nine (9) applicants. Interviews were held March 12, 2007 and the Committee selected three (3) finalists. The Committee then unanimously selected Mr. Rodriguez as their number one choice. Countywide (DW)

C. COMMUNITY SERVICES

1. **Staff recommends motion to approve:** Travel for Head Start/Early Head Start Policy Council members, Kenny Higgins and Juliet Murdock for the period of April 14, 2007, through April 20, 2007, at an estimated cost of \$4,204, to attend the National Head Start Association 34<sup>th</sup> Annual Training Conference in San Antonio, Texas. **SUMMARY:** Travel approval is requested for two (2) Head Start/Early Head Start Policy Council members to attend the National Head Start Association 34<sup>th</sup> Annual Training Conference in San Antonio, Texas. The grantor agency requires that Head Start parents and community representatives receive training in order to take an active role in the program. An alternate (Sharon Watson Grant and/or Lesley Ann Henry), will be selected in the event any of the above named members cannot attend this conference. The estimated cost of \$4,204 provides for conference registration, airfare, lodging, ground transportation, and meals for two (2) participants. Funding consists of \$3,363 (80%) in Federal funds and \$841 (20%) in County funds. (Head Start) Countywide (TKF)

6. REGULAR AGENDA

D. HOUSING & COMMUNITY DEVELOPMENT

1. **Staff recommends motion to approve:** a Loan Agreement with MerryPlace at Pleasant City Associates, Ltd., a Florida Limited Partnership for \$750,000, from Robert E. Pinchuck Memorial Affordable Housing Trust Fund (HTF). This funding will partially finance the construction of a one hundred twenty eight (128) unit rental garden apartment complex serving low-income households. The project will be known as MerryPlace at Pleasant City Apartments in West Palm Beach, Florida. **SUMMARY:** Palm Beach County Housing and Community Development (HCD), through the Commission of Affordable Housing (CAH), provides State Housing Initiatives Partnership Program (SHIP) financing to local developers to facilitate increased affordable rental opportunities. These projects target very low-income (50% and below the local area median income) and low-income (51% to 80% area median income) households. This Agreement provides \$750,000 towards the construction of a one hundred twenty eight (128) unit garden rental apartment complex for low-income households. The apartment complex will be built on 5.2 acres at 17<sup>th</sup> Street & Spruce Avenue. The SHIP financing from the CAH is a 20 year cash flow dependent loan at three percent (3%) annual interest. The total project cost is \$23,888,254 comprised of \$13,072,723 from MMA Mortgage Investment Corporation, \$1,100,000 from Florida Housing Finance Corporation, \$1,345,693 in public improvements and infrastructure from the City of West Palm Beach and \$7,619,838 from the West Palm Beach Community Redevelopment Agency for additional infrastructure and streetscape improvement within the Pleasant City area contiguous to and including MerryPlace. **County funds are not pledged.** District 7 (TKF)

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**BOARD OF COUNTY COMMISSIONERS**

**BOARD MEETING  
PALM BEACH COUNTY, FLORIDA**

**ADDITIONS, DELETIONS, & SUBSTITUTIONS**

**MARCH 27, 2007**

**ITEM**

6D-1

**REVISED TITLE & SUMMARY: Staff recommends motion to approve:**

**A)** a Loan Agreement with MerryPlace at Pleasant City Associates, Ltd., a Florida Limited Partnership for \$750,000, from Robert E. Pinchuck Memorial Affordable Housing Trust Fund (HTF). This funding will partially finance the construction of a one hundred twenty eight (128) unit rental garden apartment complex serving low-income households. The project will be known as MerryPlace at Pleasant City Apartments in West Palm Beach, Florida; and

**B)** a Budget Transfer of \$750,000 from Reserve for Housing to Multi-family Rental Development.

**SUMMARY:** Palm Beach County Housing and Community Development (HCD), through the Commission of Affordable Housing (CAH), provides State Housing Initiatives Partnership Program (SHIP) financing to local developers to facilitate increased affordable rental opportunities. These projects target very low-income (50% and below the local area median income) and low-income (51% to 80% area median income) households. This Agreement provides \$750,000 towards the construction of a one hundred twenty eight (128) unit garden rental apartment complex for low-income households. The apartment complex will be built on 5.2 acres at 17<sup>th</sup> Street & Spruce Avenue. The SHIP financing from the CAH is a 20 year cash flow dependent loan at three percent (3%) annual interest. The total project cost is \$23,888,254 comprised of \$13,072,723 from MMA Mortgage Investment Corporation, ~~\$1,100,000~~ \$1,850,000 from Florida Housing Finance Corporation, \$1,345,693 in public improvements and infrastructure from the City of West Palm Beach and \$7,619,838 from the West Palm Beach Community Redevelopment Agency for additional infrastructure and streetscape improvement within the Pleasant City area contiguous to and including MerryPlace. ~~County funds are not pledged.~~ **These are State SHIP funds that require no local match.** District 7 (TKF) (Housing & Community Development)

**ADD-ON: Staff recommends motion to update:** the Traffic Performance Standards (TPS) Appeals Board membership as established in the Countywide Traffic Performance Standards Ordinance 90-40. **SUMMARY:** The County Engineer recommends the following appointments and reappointments to the Traffic Performance Standards Appeals Board. The last membership update occurred in 1999. We need to bring the list of available members up-to-date, since the term of appointment is for a two (2) year period. If more than one (1) nominee is listed in a particular category, they will serve based on their availability and lack of conflict, in accordance with Resolution 91-813. Countywide (LB)

Nominees

**Director of the Metropolitan Planning Organization**

Randy Whitfield, P.E., Director

**Professional Traffic Engineer employed by a Municipality**

Douglas Hess, P.E., City Traffic Engineer, City of Boca Raton

Brian Collins, Director of Traffic, City of West Palm Beach

Chang-Jen (Cj) Lan, Ph.D. Pe., Transportation Project Coordinator, Town of Jupiter

**Professional Traffic Engineer employed by another Florida county**

George W. Robertson, P.E., Planning & Design Engineer, Broward County

Ossama Alaschkr, P.E., Director Systems Planning Section, Broward County MPO

Lisa A. Wichser, P.E., Traffic Engineer, Martin County

**Professional Traffic Engineer Employed by the Florida Department of Transportation, District IV**

Mark Plass, P.E., District Traffic Operations Engineer

Gus Schmidt, P.E., District Planning & Environmental Engineer

**Professional Traffic Engineer who generally represents developers**

Walter H. Keller, Jr., P.E., Walter H. Keller, Inc.

Joseph Pollock, Jr., P.E. Retired

Robert F. Rennebaum, .P.E., Simmons & White, Inc.

Andrea Troutman, P.E., Pinder Troutman Consulting, Inc.

Alan Tinter, P.E., Tinter Associates, Inc

John Zegeer, Kittleson & Associates

**NOTE:** Items that were revised, added, deleted, or backup submitted and were not listed on the preliminary addition/deletion sheet distributed to the Board the prior day are noted with an asterisk(\*)