



TOWN OF GOLDEN BEACH

One Golden Beach Drive
Golden Beach, FL 33160

**Official Minutes for the May 20, 2008
Regular Town Council Meeting called for 7:30 P.M.**

A. MEETING CALLED TO ORDER

Meeting called to order by Mayor Singer at 7:36PM

B. ROLL CALL

Councilmembers Present: Mayor Singer, Vice Mayor Rojas, Councilmember Lusskin.

Councilmembers Absent: Councilmember Bernstein, Councilmember Einstein.

Staff Present: Town Manager – Alexander Diaz, Town Attorney – Stephen Helfman, Chief of Police – James Skinner, Executive Assistant to the Town Manager/Human Resource Director – Lissette Perez, Facilities & General Maintenance Director – Ken Jones, Town Clerk – Elizabeth Sewell.

C. PLEDGE ALLEGIANCE

The Town Council led the Pledge of Allegiance.

D. PRESENTATIONS / TOWN PROCLAMATIONS

Recognition of Town Employee of the Month for April 2008

Mayor Singer acknowledged Riley Crews, Public Works Director as the Employee of the Month for April 2008.

Recognition of Town Officer of the Month for April 2008

Mayor Singer acknowledged Officer Robin Weiner as the Police Officer of the Month for April 2008.

Mayor Singer acknowledged the presence of Mr. Pedro Salgado the Fire Chief for Sunny Isles and Golden Beach at the Council Meeting.

Presentation by Luis Beilman, South Florida Water Management District regarding the status of the South Florida's water shortage, the regional water supply has been threatened over the last two years by an ongoing drought. Our water supply is replenished by rain and over the past two years period we have only received about 25" of rain less than normal. The Biscayne Aquifer is this region's primary water source, and it protects our well fields from salt-water intrusion. Currently, many of the local wells are at low levels because of the drought. Lake Okeechobee is another indicator of the water supply system, and it is at a very low level. Therefore, the South Florida Water Management District has put in place some water conservation measures in the form of water restrictions. Currently, the South Florida Water Management District is at Phase II of the water restriction project.

E. MOTION TO SET THE AGENDA

ADDITIONS/ DELETIONS/ REMOVAL OF ITEMS FROM CONSENT
AGENDA/ AND CHANGES TO AGENDA

None

F. TOWN BOARD/COMMITTEE REPORTS

Beach Committee – No report for the month of May.

Beautification Committee – No report for the month of May.

Comprehensive Planning Board – No report for the month of May.

Recreation Committee – Cathy Szabo sent a report to be read into the record.

Security/Public Safety Committee – No report for the month of May.

G. GOOD AND WELFARE

June Krogoll - 424 Golden Beach Drive, spoke regarding the new beach pavilion and beach furniture.

Dr. Stanley Feinman – 475 Ocean Boulevard, spoke regarding the plans for the landscaping and uplighting for A-1-A.

H. MAYOR'S REPORT

- **Summer Time**
Mayor Singer reminded everyone to obey the speed limits because there would be more children on the streets due to school being out for summer vacation.
- **Beach Pavilion Renovation Project Update**
The pavilion is on target to be completed by July 1, 2008.
- **Committees**
The committees are advisory boards and the Council makes the final decisions. Although, most of the time the Council accepts the recommendation from the committees. He stated that the Council appreciates the input from the committees.
- **Council Meeting Agenda**
Mayor Singer stated that this was the Council's second meeting for the month of May. The first meeting for the month lasted approximately three (3) hours. It is nothing to be ashamed of when there is a light agenda for one meeting. He stated that is not anything that is pending the agenda that needs to be done, if it was it would be on the agenda.
- **Acknowledgement of Candidate for State Representative District 106**
Mayor Singer acknowledged Mr. Richard Steinberg who is a candidate for State Representative District 106. Mr. Steinberg was a Commissioner for Miami Beach November 2001 and has served on numerous boards in various positions. He is a friend of Golden Beach.

Mr. Steinberg stated that in addition to serving as a Commissioner of Miami Beach, he has also served as the President of the Miami Dade League of Cities.

I. COUNCIL COMMENTS

Vice Mayor Rojas

- **Beach Pavilion and Beach Furniture**
Vice Mayor Rojas agreed with June Krogoll in regards to the color of the furniture.
- **Feral Cats**
Vice Mayor Rojas stated that there is a problem in Town regarding the Feral Cats. She asked if the staff would institute the program it used in the past to assist in controlling the Feral Cats. She suggested asking the Humane Society to fix the cats so that they would not have babies and bring them back to the Town. The Town Manager stated that the Humane

Society does not offer this service any more. They would pick-up the cats but they would not return them.

Councilmember Lusskin

- **Beach Pavilion Renovation Project Update**

Councilmember Lusskin visited the Beach Pavilion site and was very pleased with the project.

- **Council Meeting Agenda**

Councilmember Lusskin agreed with Mayor Singer because this was the second Council meeting for the month of May. She stated that in her opinion this Council and Administration is the best that the Town has had. They are more agreeable and when they disagree is without being disagreeable. The Council works together well and she is very proud of the Council and being a part of it.

J. TOWN MANAGER REPORT

- **June Town Council Meeting**

The Regular Town Council Meeting will be held on June 24, 2008 at 7:30 PM.

- **Capital Improvement Program Update**

In the past three (3) Council Meetings, the Council has authorized over half a million dollars worth of new work for the Town. This includes the Sea Wall Cap Replacement Project, the Capital Improvement Program Office Conversion Project in the Public Works facility, and additional work for the Beach Pavilion, hired finance management company consultant, bond counsel and underwriters. By the Council's actions, administration has been able to move forward the Capital Improvement Program.

- **Sub Station Pressure Clean**

The Town Manager apologized to the residents for the inconvenience at sub station due the pressure cleaning of the driveways entrance and exit at the sub station.

- **Commendation of Police Officers**

The Town's Police Department assisted the City of Sunny Isles this past weekend in a double stabbing homicide crime scene.

- **The Town Trees**

It is apparent that the Town is having a problem with its trees. Over the past couple of weeks, the Town has lost three (3) major palm trees. He is asking that residents to inspect their Medjoll Date Palm and Coconut Palm trees to make sure they are healthy and stable.

- **Beach Pavilion and Beach Furniture**

The Town Manager stated that he was unable to get the hexagon picnic tables in white he could only get them in a natural wood color so that they would blend into the color scheme. He stated that the Council had accepted ninety-nine percent of both committees' recommendations. The committees recommended that the doorways at the bathrooms at the beach pavilion be arched instead of being square and the Council directed staff to change the square entrances to arches. The committees wanted high-end temperature readers, high-end wood furniture that the Town could not afford, and the Council found a compromise. The committee wanted kayak stands and there is a kayak stand.

K. TOWN ATTORNEY REPORT

- **Elections**

The Town Attorney stated that the Miami Dade Elections Department is concern with the amount of time between a general election and a run-off election. The Elections Department has been sending letters to all the communities asking them to adjust their Charters or Code of Ordinances to provide an adequate time between the general and run-off Elections. However, the Elections Department did not realize that the only time the Town has a run-off election is when two or more candidates are tied in the number of votes, and the chances of calling for a run-off election are remote and speculative. Therefore, he is going to prepare an appropriate response back to the Department of Elections informing them of this information. In the event that there may be a need for a run-off election, an emergency ordinance altering the run-off period from ten to at least twenty-one days will be presented to the Town's Council immediately following the election where a tie vote resulted.

L. ORDINANCES – SECOND READING

None

M. ORDINANCES - FIRST READING

None

N. QUASI JUDICIAL RESOLUTIONS

None

O. CONSENT AGENDA

1. Minutes of April 29, 2008 Regular Town Council Meeting

A Motion to approve the Minutes of the April 29, 2008 Regular Town Council Meeting by Councilmember Lusskin, seconded by Vice Mayor Rojas. All voted in favor the motion carried.

P. TOWN RESOLUTIONS

None

Q. DISCUSSION ITEMS

• Capital Improvement Program Financing

Mayor Singer stated that the Town has three (3) financing options for the Capital Improvement Program. One option is the standard bank loan. Another option was the issuance of a \$14.5 Million Dollar non-qualified fix rate bond, and the other option was to issue two bonds; a \$5 Million Dollar qualified fix bond and six months later \$9.5 Million Dollar qualified fix bond. With the standard bank loan, the Town will be paying higher interest rates, and one advantage would be lower cost of the issuance of the loan. The problem with the standard bank is that it is amortized over twenty years, which means that the Town's debt will be paid over twenty years. The advantage of having bonds issued the debt is amortized over thirty years, that would save the Town over \$200,000.00 per year. With the bank loan there is a possibility of a tax law change that would cause interest rates to increase. The advantages of the standard bank loan is that it does not require a credit rating, there are no offering documents required and banks does not usually require reserves or surety bond. The second option was to issue a \$14.5 Million Dollar non-qualified fix rate debt bond. The reason it is called a non-qualified debt is that a qualified debt cannot exceed \$10 Million Dollars. This bond will be amortized over thirty years, the debt service is about \$950,000.00 per year. The cost of issuance is \$155,000.00. The breakdown of the cost is; underwriting fees of about \$70,000.00; bond counsel fees \$37,000.00; underwriting counsel fees \$30,000.00; rating fees \$12,000.00; registration fees \$1,000 and printing cost \$2,500.00. The third option is to have two bonds issuance, one for \$5 Million Dollar qualified bond and six month later \$9.5 Million Dollar qualified bond. The first bond will be amortized over thirty years and the second bond will be amortized over twenty-nine years. The estimated issuance cost for the third option would be \$200,000.00, which includes the underwriting fees of \$70,000.00; counsel fees and the underwriting counsel fees are doubled, and there is rating agency fees, which are approximately \$20,000.00 per year. With the third option, the

Town would have to pay 22 basis points to lock in the rate at the time of issuing the first bond because there is a possibility of the interest rates increasing. The debt would be approximately \$20,000.00 less per year with the two bond offerings as opposed to the one bond offering. The bonds are an efficient mechanism to handle these types of long-term transactions. With the bonds, there is continuous disclosure and financial statements. The Town hired investment advisors, Public Financial Management Group, have recommended that the Town do a general obligation bond of \$14.5 Million Dollars to finance the Capital Improvement Program. With this option, there is the ability to sell a large portion of the debt to the Town's residents, there is an ability to redeem the bonds and reissue if necessary and the greatest advantage is the annual debt service is significantly less than the bank loan.

- **A1A Design**

Ramon Castella from C3TS explained that the plans for A1A design will be going to Florida Department of Transportation within the next few weeks. The A-1-A streetscaping and uplighting portion of the Capital Improvement Program is being turned over to FDOT. It will be funded by the Town, but become a part of a much larger FDOT sidewalk and American Disability Act project. Florida Department of Transportation is building a 6' sidewalk on the west side of A-1-A. He described the scope of the work of the CIP project for A-1-A, which will include the landscaping of the median on A-1-A. Installation of electrical conduits under the sidewalk, and the cable for the telephones will be installed in front of the residences on the west side of A-1-A under the sidewalk. Currently, there are a few groups of Coconut Palms and a large mass of Sable Palms. The mass of Sable Palms would remain. Where there are Sable Palms mixed in with Coconut Palms, they would be regrouped. The basic pattern would be Medjool Palms at both entrances, and on the approach to the Strand. Everywhere there is Medjool Palms they would be under planted with diagonal bands interspersed with two species of Euphorbia milli (Rosey and Dwarf Crown to Thorns). At the other medians where there are Coconut Palms, the under planting would remain where they are, and the remainder of everything would be Sable Palms throughout that would be completely filled in. The fixture for the uplighting is small but powerful. There would be two fixtures at each tree for the Medjool and Coconut Palms.

Councilmember Lusskin asked about the bus bench project that was going to be required by Florida Department of Transportation.

The Town Manager explained that the bus benches were not required by FDOT. The Town receives a portion of the CITT Tax, and twenty percent of what the Town receives is required to be used for Mass Transit. Staff has been working with the CITT Administration, and The Town has two

options; one option is for the Town to donate its twenty percent (20%) share to another regional transit system, or the Town can install some type of bus bench or shelter at its bus stops. Currently, there are approximately five (5) bus stops on the west side of A-1-A. He stated that it is strongly recommended by Miami-Dade County that the Town install some type of amenity because quite a few of the Town's day help that uses the mass transit system to travel to the Town.

- **Comprehensive Master Plan**

The Town Manager stated that the Town is required to update the Town's Master Plan every seven years. In June of 2007, the Town engaged Michael Miller Planning to update the Town's Master Plan. The document is on the dais for the Council's review. First, there will be meeting of the Comprehensive Planning Board to review and make recommendations to the document. The it will be brought to the Council in a series of meetings, and proposed final adoption in November 2008.

R. ADJOURNMENT:

A Motion was made to adjourn the Council Meeting by Councilmember Lusskin, seconded by Vice Mayor Rojas. Consensus votes 3 Ayes 0 Nays.

The meeting was adjourned at 9:00 PM

Respectfully submitted,

Elizabeth Sewell

Elizabeth Sewell
Town Clerk