



TOWN OF GOLDEN BEACH

One Golden Beach Drive
Golden Beach, FL 33160

**Official Agenda for the October 15, 2019
Regular Town Council Meeting called for 7:00 P.M.**

A. MEETING CALLED TO ORDER

B. ROLL CALL

C. PLEDGE OF ALLEGIANCE

D. PRESENTATIONS / TOWN PROCLAMATIONS

- IGUANA ABATEMENT QUESTION AND ANSWER FORUM
- NORTH MIAMI BEACH WATER UPDATE

E. MOTION TO SET THE AGENDA

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

F. GOOD AND WELFARE

G. MAYOR'S REPORT

H. COUNCIL COMMENTS

I. TOWN MANAGER REPORT

J. TOWN ATTORNEY REPORT

K. ORDINANCES – SECOND READING

None

L. ORDINANCES - FIRST READING

None

M. QUASI JUDICIAL RESOLUTIONS

None

N. CONSENT AGENDA

- 1. Official Minutes of the September 17, 2019 First Budget Hearing and Regular Town Council Meeting**
- 2. A Resolution of the Town Council Recognizing Florida City Government Week, October 21 – 27.**

A RESOLUTION OF THE TOWN COUNCIL OF THE TOWN OF GOLDEN BEACH, FLORIDA, RECOGNIZING FLORIDA CITY GOVERNMENT WEEK, OCTOBER 21 – 27, AND ENCOURAGING ALL CITIZENS TO SUPPORT THE CELEBRATION AND CORRESPONDING ACTIVITIES.

Exhibit: Agenda Report No. 2
Resolution No. 2649.19

Sponsor: Town Administration

Recommendation: Motion to Approve Resolution No. 2649.19

- 3. A Resolution of the Town Council Authorizing the Surplus of a 2019 Polaris 900 XP Ranger from the Town's Fleet.**

A RESOLUTION OF THE TOWN COUNCIL OF THE TOWN OF GOLDEN BEACH, FLORIDA, AUTHORIZING THE SURPLUS OF A 2019 POLARIS 900 XP RANGER FROM THE GOLDEN BEACH POLICE DEPARTMENT; PROVIDING FOR IMPLEMENTATION; PROVIDING FOR AN EFFECTIVE DATE.

Exhibit: Agenda Report No. 3
Resolution No. 2650.19

Sponsor: Town Administration

Recommendation: Motion to Approve Resolution No. 2650.19

O. CIVIC CENTER COMPLEX MASTERPLAN DISCUSSION

P. TOWN RESOLUTIONS

- 4. A Resolution of the Town Council Authorizing Negotiations for the Financing of the Civic Center Complex Masterplan with City National Bank.**

A RESOLUTION OF THE TOWN COUNCIL OF THE TOWN OF GOLDEN BEACH, FLORIDA, AUTHORIZING NEGOTIATIONS FOR THE FINANCING OF THE CIVIC CENTER COMPLEX MASTERPLAN BETWEEN THE TOWN AND CITY NATIONAL BANK; PROVIDING FOR

IMPLEMENTATION OF AGREEMENT; AND PROVIDING FOR AN EFFECTIVE DATE.

Exhibit: Agenda Report No. 4
Resolution No. 2651.19

Sponsor: Town Administration

Recommendation: Motion to Approve Resolution No. 2651.19

5. A Resolution of the Town Council Appointing Members To the Security and Public Safety Advisory Committee.

A RESOLUTION OF THE TOWN COUNCIL OF THE TOWN OF GOLDEN BEACH, FLORIDA; APPOINTING MEMBERS TO THE TOWN OF GOLDEN BEACH SECURITY AND PUBLIC SAFETY ADVISORY COMMITTEE PROVIDING FOR IMPLEMENTATION; AND PROVIDING FOR AN EFFECTIVE DATE.

Exhibit: Agenda Report No. 5
Resolution No. 2652.19

Sponsor: Town Administration

Recommendation: Motion to Approve Resolution No. 2652.19

6. A Resolution of the Town Council Appointing Members To the Building Regulation Advisory Board.

A RESOLUTION OF THE TOWN COUNCIL OF THE TOWN OF GOLDEN BEACH, FLORIDA; APPOINTING A MEMBER TO THE TOWN OF GOLDEN BEACH BUILDING REGULATION ADVISORY BOARD PROVIDING FOR IMPLEMENTATION; AND PROVIDING FOR AN EFFECTIVE DATE.

Exhibit: Agenda Report No. 6
Resolution No. 2653.19

Sponsor: Town Administration

Recommendation: Motion to Approve Resolution No. 2653.19

P. DISCUSSION & DIRECTION TO TOWN MANAGER

Mayor Glenn Singer:
None Requested

Vice Mayor Kenneth Bernstein:

None Requested

Councilmember Judy Lusskin:
None Requested

Councilmember Jaime Mendal:
None Requested

Councilmember Bernard Einstein:
• Docks and Seawalls

Town Manager Alexander Diaz
• Craig A. Smith High Tide Evaluation Report

Q. ADJOURNMENT:

DECORUM:

ANY PERSON MAKING IMPERTINENT OR SLANDEROUS REMARKS OR WHO BECOMES BOISTEROUS WHILE ADDRESSING THE COUNCIL SHALL BE BARRED FROM THE COUNCIL CHAMBERS BY THE PRESIDING OFFICER. NO CLAPPING, APPLAUDING, HECKLING OR VERBAL OUTBURSTS IN SUPPORT OR OPPOSITION TO A SPEAKER OR HIS OR HER REMARKS SHALL BE PERMITTED. NO SIGNS OR PLACE CARDS SHALL BE ALLOWED IN THE COUNCIL CHAMBERS. PERSONS EXITING THE COUNCIL CHAMBERS SHALL DO SO QUIETLY.

THE USE OF CELL PHONES IN THE COUNCIL CHAMBERS IS NOT PERMITTED. RINGERS MUST BE SET TO SILENT MODE TO AVOID DISRUPTION OF PROCEEDINGS.

PURSUANT TO FLORIDA STATUTE 286.0105, THE TOWN HEREBY ADVISES THE PUBLIC THAT: IF A PERSON DECIDES TO APPEAL ANY DECISION MADE BY THIS BOARD WITH RESPECT TO ANY MATTER CONSIDERED AT ITS MEETING OR HEARING, HE WILL NEED A RECORD OF THE PROCEEDINGS, AND FOR THAT PURPOSE, AFFECTED PERSONS MAY NEED TO ENSURE THAT A VERBATIM RECORD OF THE PROCEEDINGS IS MADE, WHICH RECORD SHALL INCLUDE THE TESTIMONY AND EVIDENCE UPON WHICH THE APPEAL IS TO BE BASED. THIS NOTICE DOES NOT CONSTITUTE CONSENT BY THE TOWN FOR THE INTRODUCTION OR ADMISSION OF OTHER INADMISSIBLE OR IRRELEVANT EVIDENCE, NOR DOES IT AUTHORIZE CHALLENGES OR APPEALS NOT OTHERWISE ALLOWED BY LAW.

IF YOU NEED ASSISTANCE TO ATTEND THIS MEETING AND PARTICIPATE, PLEASE CALL THE TOWN MANAGER AT 305-932-0744 EXT 224 AT LEAST 24 HOURS PRIOR TO THE MEETING.

RESIDENTS AND MEMBERS OF THE PUBLIC ARE WELCOMED AND INVITED TO ATTEND.




TOWN OF GOLDEN BEACH

One Golden Beach Drive
Golden Beach, FL 33160

MEMORANDUM

Date: October 15, 2019

To: Honorable Mayor Glenn Singer &
Town Council Members

From: Lissette Perez, 
Town Clerk

Subject: **Town Council Minutes**

Item Numbers:

1

Recommendation:

It is recommended that the Town Council adopt the minutes of the September 17, 2019 First Budget Hearing and Regular Town Council Meeting.



TOWN OF GOLDEN BEACH

**One Golden Beach Drive
Golden Beach, FL 33160**

**Official Minutes for the September 17, 2019
First Budget Hearing & Regular Town Council Meeting called for 7:00 P.M.**

A. MEETING CALLED TO ORDER

Mayor Singer called the meeting to order at 7:08 p.m.

B. ROLL CALL

Councilmember's Present: Mayor Glenn Singer, Councilmember Jaime Mendal, Councilmember Judy Lusskin, (*Vice Mayor Bernstein & Councilmember Einstein arrived during the adoption of the proposed budget*)

Staff Present: Town Manager Alexander Diaz, Town Attorney Steve Helfman, Town Clerk Lissette Perez, Finance Director Maria Camacho, Police Chief Rudy Herbello, Building & Zoning Director Linda Epperson, Resident Services Director Michael Glidden, Public Works Director Kirk McKoy, Facilities & General Maintenance Director Ken Jones, Police Lieutenant Yovany Diaz

C. PLEDGE OF ALLEGIANCE

Chief Herbello led the Pledge of Allegiance

D. ADOPTION OF PROPOSED COMBINED MILLAGE AND PROPOSED OPERATING BUDGET FOR FISCAL YEAR 2019/2020 (TIME CERTAIN ITEM)

- 1. A Resolution of the Town Council Adopting the Proposed Millage Rate for the Fiscal Year Commencing October 1, 2019 through September 30, 2020.**

A RESOLUTION OF THE TOWN COUNCIL OF THE TOWN OF GOLDEN BEACH, FLORIDA ADOPTING THE FINAL MILLAGE RATE OF THE TOWN OF GOLDEN BEACH FOR THE FISCAL YEAR COMMENCING OCTOBER 1, 2019 THROUGH SEPTEMBER 30, 2020 PURSUANT TO FLORIDA STATUTE 200.065 (TRIM BILL); PROVIDING FOR AN EFFECTIVE DATE.

Exhibit: Agenda Report No. 1
Resolution No. 2637.19

Sponsor: Town Administration

Recommendation: Motion to Approve Resolution No. 2637.19

A motion to approve was made by Councilmember Lusskin, seconded by Councilmember Mendal.

On roll call, the following vote ensued:

Mayor Glenn Singer	<u>Aye</u>
Vice Mayor Kenneth Bernstein	<u>Aye</u>
Councilmember Judy Lusskin	<u>Aye</u>
Councilmember Jaime Mendal	<u>Aye</u>
Councilmember Bernard Einstein	<u>Aye</u>

The motion passed.

2. A Resolution of the Town Council Adopting the Tentative Budgets for the Fiscal Year Commencing October 1, 2019 through September 30, 2020.

A RESOLUTION OF THE TOWN COUNCIL OF THE TOWN OF GOLDEN BEACH, FLORIDA, ADOPTING THE FINAL BUDGETS FOR THE FISCAL YEAR COMMENCING OCTOBER 1, 2019 AND ENDING SEPTEMBER 30, 2020 PURSUANT TO FLORIDA STATUTE 200.065 (TRIM BILL); AND PROVIDING FOR AN EFFECTIVE DATE.

Exhibit: Agenda Report No. 2
Resolution No. 2638.19

Sponsor: Town Administration

Recommendation: Motion to Approve Resolution No. 2638.19

A motion to approve was made by Councilmember Lusskin, seconded by Councilmember Mendal.

On roll call, the following vote ensued:

Mayor Glenn Singer	<u>Aye</u>
Vice Mayor Kenneth Bernstein	<u>Aye</u>
Councilmember Judy Lusskin	<u>Aye</u>
Councilmember Jaime Mendal	<u>Aye</u>
Councilmember Bernard Einstein	<u>Aye</u>

The motion passed.

Town Attorney stated that the tentative budget and proposed millage rate have been publicly announced, we will conduct a public hearing on both of these. At the conclusion of that, council will vote on the millage first and budget second.

Mayor Singer read the millage rate into the record. The proposed millage rate for the Town of Golden Beach for the fiscal year commencing October 1, 2019 through September 30, 2020 is fixed at the rate 7.5780 mils. That the voted debt service millage

rate will be .8220 mills, and that the final budget hearing adopting the final millage rate and the budget for the fiscal year will be on September 26, 2019 at 7:00pm.

Town Manager stated that they will be asking to move that meeting up to 6:00 p.m. because we have the budget, civic center masterplan, A1A corridor study, water department, and Iguanas items on the agenda. It is not part of the trim notice, so we are allowed to move it so long as we set it today.

Consensus vote 5 Ayes, 0 Nays

Town Manager gave a presentation on the proposed budget, giving details on the funds by department. Presented Council with a memo breaking down the town's general fund balance.

Town Manager stated that our budget is not a line item budget.

Town Manager introduced all of the directors who were present, stating that they are here to answer any questions the Council may have about their individual department expenditures.

Councilmember Einstein asked what the debt service would be on the additional \$4-million loan.

Town Manager stated once we pay down the 2-million we anticipate it to be anywhere between \$11,000-\$14,000 a month. We have allocated \$282,000, so will see about \$100,000 difference in terms of our savings. So we're looking at about \$180,000 per year. We will bring to council the financing of those projects at the October meeting.

Vice Mayor Bernstein stated the rate we are getting right now is very low.

Town Manager stated the state revolving loan fund right now is quoting at 2%. We have met with 5 different private providers for the \$4-million and we're looking at competitive rates of 2.65%-3%, the market is in our favor right now to secure this funding's for our projects.

Councilmember Einstein asked why can we only get a certain amount from the state.

Town Manager stated the state money is only available for water and stormwater related projects. They do not lend money for just building projects. The state revolving loan fund is money set aside for water related projects.

Councilmember Mendal asked if the trees on Ocean are insured.

Town Manager stated they are not, and we have been trying for the last five years to find a special under writer to cover medjools and still no luck, that is \$2.8 million uninsured asset of the Town.

Town Manager stated that the Town is unique to other communities as we don't really change much. We like to keep the cushions that we have. Every department has

cushions set aside for unforeseen expenses and directors will come to the manager to request certain unforeseen needed items. Don't just emphasize on the numbers. Your budget is also your business plan. In looking at the budget, you need to look at what the goals and initiatives are for the year.

Councilmember Einstein asked in terms of the variance report is there anything that the Town Manager wants to elaborate on.

Town Manager stated that the issue is that in our variance report you will see from year to year that some of our departments have savings of about \$15,000-\$20,000, which adds up to the \$240,000 that you saved last year. Therefore, the question is should we reduce those budgets so that we do not have those inflated numbers in the department? He would argue that you want us to have that flexibility within our department budgets so that we can meet those unforeseen items, or projects that make sense when they arise. Rather than waiting on a council meeting to allocate that money to a project. Could we change the way we fund our departments so that we have a more true-up number? He would argue no because every year in October, we bring to you what are actuals are and if there is any department that goes over and we need to make budget transfers, the council requires that he and the administration justify why any one department went over.

Mayor Singer asked what position does he plan on filling under his department.

Town Manager stated the support services position to help his department.

Councilmember Mendal asked what changed from prior years.

Town Manager stated we have a lot more goal and objectives this year, you are asking him to manage a \$5.2 million dollar capital project, which means he needs to focus his efforts on that project and less on cat and iguana questions.

Councilmember Lusskin asked if the hiring of the additional person in his department would take away the need for an owner's rep for the CIP project.

Town Manager stated that no, that would not.

Councilmember Mendal asked if he will be doing a sustainable study and if yes if he could explain it.

Town Manager stated yes, there would be a study. The Mayor and he have been taking to heart the issues of sustainability and sea level rising. They do not believe that sustainability is unique to just weather and elements. We need to look at if our fiscal houses are in order, what are growth plans are, how we are going to be able to sustain local government, how do we change the way we operate. Our goal over the course of the next twelve months is to bring in experts in the field of weather-related sustainability and experts in the field of sustainability in local government non-weather related, and put together a plan. The Mayor and he had the pleasure of meeting with sustainability programmers from Miami-Dade County, and their staff have identified projects in all of the 324 counties in Miami-Dade County. In Golden Beach, they have identified six non-weather related projects that they would like for us to tackle. We will be working with

those consultants and individuals to see if we can help achieve the county sustainability and resilience program – that is how we are going to initiate it.

Town Manager continued to go over the budget by department. Code compliance will be going to the police department with the exception of seawall, NPDES and water related issues that will still be under the building department.

Town Manager stated we are trying a pilot project with two contracted employees, which means we no longer have all the benefits obligations that are required. We're trying to see if it is beneficial to us and if the IRS guidelines allow it.

Mayor Singer recessed meeting at 8:31 p.m. and opened up the Local Planning Agency Hearing.

Mayor Singer reopened the Regular Town Council Meeting at 8:33 p.m.

E. MOTION TO SET THE AGENDA

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

Mayor Singer stated that at the next meeting they would have mayor's report, council comments and the other aspects of the meeting.

Town Manager requested to move Item I and hear it after item G.

Consensus vote 5 Ayes, 0 Nays.

F. GOOD AND WELFARE

None

G. ORDINANCES – SECOND READING

3. An Ordinance of the Town Council Amending the Town's Code to Revise Rooftop Activities.

AN ORDINANCE OF THE TOWN OF GOLDEN BEACH, FLORIDA, AMENDING THE TOWN'S CODE OF ORDINANCES TO REVISE CHAPTER 66, "ZONING," BY AMENDING SECTION 66-261, "ROOFTOP ACTIVITIES", PROVIDING FOR CODIFICATION; PROVIDING FOR CONFLICTS; AND PROVIDING AN EFFECTIVE DATE.

Exhibit: Agenda Report No. 3
Ordinance No. 588.19

Sponsor: Town Administration

Recommendation: Motion to Approve Ordinance No. 588.19

A motion to approve was made by Councilmember Lusskin, seconded by Councilmember Mendal.

On roll call, the following vote ensued:

Mayor Glenn Singer	<u>Aye</u>
Vice Mayor Kenneth Bernstein	<u>Aye</u>
Councilmember Judy Lusskin	<u>Aye</u>
Councilmember Jaime Mendal	<u>Aye</u>
Councilmember Bernard Einstein	<u>Aye</u>

The motion passed.

4. An Ordinance of the Town Council Amending the Town's Code to Adopt A New Chapter 62 Floods.

AN ORDINANCE BY THE TOWN COUNCIL AMENDING THE TOWN OF GOLDEN BEACH CODE OF ORDINANCES TO REPEAL LAND DEVELOPMENT REGULATIONS CHAPTER 62 FLOODS; TO ADOPT A NEW CHAPTER 62 FLOODS; TO ADOPT FLOOD HAZARD MAPS, TO DESIGNATE A FLOODPLAIN ADMINISTRATOR, TO ADOPT PROCEDURES AND CRITERIA FOR DEVELOPMENT IN FLOOD HAZARD AREAS, AND FOR OTHER PURPOSES; PROVIDING FOR APPLICABILITY; SEVERABILITY; AND AN EFFECTIVE DATE.

Exhibit: Agenda Report No. 4
Ordinance No. 589.19

Sponsor: Town Administration

Recommendation: Motion to Approve Ordinance No. 589.19

A motion to approve was made by Vice Mayor Bernstein, seconded by Councilmember Lusskin.

On roll call, the following vote ensued:

Mayor Glenn Singer	<u>Aye</u>
Vice Mayor Kenneth Bernstein	<u>Aye</u>
Councilmember Judy Lusskin	<u>Aye</u>
Councilmember Jaime Mendal	<u>Aye</u>
Councilmember Bernard Einstein	<u>Aye</u>

The motion passed.

H. ORDINANCES - FIRST READING

5. An Ordinance of the Town Council Amending the Town's Code To Revise Chapter 14, "Environment," By Amending Section 14-86, "Lawn Mowers and Power Tools."

AN ORDINANCE OF THE TOWN OF GOLDEN BEACH, FLORIDA, AMENDING THE TOWN'S CODE OF ORDINANCES TO REVISE CHAPTER 14, "ENVIRONMENT," BY AMENDING SECTION 14-86, "LAWN MOWERS AND POWER TOOLS", PROVIDING FOR CODIFICATION; PROVIDING FOR CONFLICTS; AND PROVIDING AN EFFECTIVE DATE.

Exhibit: Agenda Report No. 5
Ordinance No. 590.19

Sponsor: Town Administration

Recommendation: Motion to Approve Ordinance No. 590.19

A motion to approve was made by Councilmember Luskin, seconded by Councilmember Mendal.

On roll call, the following vote ensued:

Mayor Glenn Singer	<u>Aye</u>
Vice Mayor Kenneth Bernstein	<u>Aye</u>
Councilmember Judy Luskin	<u>Aye</u>
Councilmember Jaime Mendal	<u>Aye</u>
Councilmember Bernard Einstein	<u>Aye</u>

The motion passed.

Mayor Singer stated that the hours were changed on Sat. & Sunday from 8 to 10 a.m.

Town Manager stated that a councilmember asked that it only apply for power tools and motorized tools.

Councilmember Mendal asked if didn't they agree to change the closing time from 8 p.m. to 6 p.m.

Vice Mayor Bernstein stated that one of the issues he sees is that if there's rain they have to stop and start again, so giving them a little leverage isn't a bad thing.

Councilmember Einstein asked how big of a problem is this?

Town Manager stated that at night it's not, it is in the morning.

Councilmember Einstein stated ok than let's leave the night time alone.

I. QUASI JUDICIAL RESOLUTIONS

- 6. A Resolution of the Town Council Approving A Variance Request for 399 Golden Beach Drive to Permit An Entrance Canopy To Encroach At Varying Front Setbacks.**

A RESOLUTION OF THE TOWN OF GOLDEN BEACH, FLORIDA, AUTHORIZING AND APPROVING VARIANCE REQUEST FOR THE PROPERTY LOCATED AT 399 GOLDEN BEACH DR., GOLDEN BEACH, FLORIDA 33160 TO PERMIT AN ENTRANCE CANOPY TO ENCROACH AT VARYING FRONT SETBACKS, FROM 26.05' AT THE CURVE OF THE NORTH FRONT PROPERTY LINE TO 33.27' FROM THE SOUTH FRONT PROPERTY LINE, INSTEAD OF THE 35 FOOT FRONT SETBACK OUTLINED IN THE CODE.

Exhibit: Agenda Report No. 6
Resolution No. 2639.19

Sponsor: Town Administration

Recommendation: Motion to Approve Resolution No. 2639.19

A motion to approve was made by Councilmember Lusskin, seconded by Vice Mayor Bernstein.

On roll call, the following vote ensued:

Mayor Glenn Singer	<u>Aye</u>
Vice Mayor Kenneth Bernstein	<u>Aye</u>
Councilmember Judy Lusskin	<u>Aye</u>
Councilmember Jaime Mendal	<u>Aye</u>
Councilmember Bernard Einstein	<u>Aye</u>

The motion passed.

Town Manager stated that because the house is on the corner, the radius forces them to ask for a variance. If it wasn't on the corner, they wouldn't need to request the variance. We're recommending favorable approval on this variance. Stated into record that there was an objection at the BRAB from the resident to the south of them but believes we have satisfied most of her concerns.

7. A Resolution of the Town Council Approving A Variance Request for 386 Golden Beach Drive to Permit A Dock.

A RESOLUTION OF THE TOWN OF GOLDEN BEACH, FLORIDA, AUTHORIZING AND APPROVING A VARIANCE REQUEST FOR THE PROPERTY LOCATED AT 386 GOLDEN BEACH DR., GOLDEN BEACH, FLORIDA 33160 TO PERMIT A DOCK TO BE CONSTRUCTED AT A DOCK LENGTH OF 53'8" PROTRUDING OUTSIDE THE D-5 TRIANGLE, TOWN CODE SECTION 46-87 PROXIMITY OF LOT LINE, INSTEAD OF THE PERMITTED APPROVED DOCK LENGTH OF 46'8".

Exhibit: Agenda Report No. 7
Resolution No. 2640.19

Sponsor: Town Administration

Recommendation: Motion to Approve Resolution No. 2640.19

A motion to approve was made by Vice Mayor Bernstein, seconded by Councilmember Lusskin.

On roll call, the following vote ensued:

Mayor Glenn Singer	<u>Aye</u>
Vice Mayor Kenneth Bernstein	<u>Absent</u>
Councilmember Judy Lusskin	<u>Aye</u>
Councilmember Jaime Mendal	<u>Abstain</u>
Councilmember Bernard Einstein	<u>Aye</u>

The motion passed.

Town Manager stated that this particular dock has already been constructed. In most cases we would ask the applicant to tear it down and start anew, but it's a concrete single pour with rebar. BRAB is against it. Do not think that this was done intentionally. Staff feels that you should approve this, don't think this will set a precedence. It would be very difficult to ask for this dock to be torn down and then rebuilt. You can't saw cut it because the structural integrity of the rest of the dock is affected. Normally would not advocate in favor of something like this, but because it is a single pour concrete dock, I am reluctantly recommending approval of this.

Mayor Singer stated that it was a mistake and to take it is not right to ask the contractor and the resident to take it down.

Councilmember Einstein asked if this affects the neighbor.

Kirk Lofgren, Ocean Consulting, 340 Minorca Avenue, Coral Gables, FL stated that they do not encroach on the neighbor's setbacks or anything of the side setbacks, we actually meet it. The reason this happened is if you consider the property line was right on the seawall, then we would've met our zoning triangle requirement. The fact is the property line is inside the seawall, this is why they encroach.

Vice Mayor Bernstein stated that he likes these contractors, they do great work, but doesn't know how this doesn't set a precedence for other contractor errors later on.

Town Manager stated that he shares that concern, but there are two issues here. One the property line, and where the form board was put together. This is a structurally poured dock. The cost of replacing the dock outweighs what the encroachments are.

Mayor Singer stated in the future the Town will do a better job of overseeing

Councilmember Einstein asked if there was a pre-inspection of this and did someone approved it.

Town Manager stated that at form board we should have asked for a site survey and we didn't, although it is not our responsibility, we should. Also stated if this was an irresponsible contractor who tried to hide it and place blame, we would not be in favor.

Troy Wilson, Southeast Marine – stated that it was totally his fault. Stated he knew about the Golden Beach triangles and that's where it's set. The property line on this property sits in the backyard so if the seawall had to be ripped out, we would have to move the seawall back. It was his fault because when the plans came to his office, they unstapled the voided sheets and sent out the work orders out to the guys. They built it wrong and didn't realize it until it was poured. Unfortunately, you can't just go and cut three feet off because than the rest of the concert dock is unsupported. If you rip it all out, he has to take the whole top of the seawall off too, because the steel is sticking out.

Councilmember Mendal asked what the cost of redoing it would be

Troy Wilson, Southeast Marine Construction stated \$40,000-\$50,000.

J. CONSENT AGENDA

8. Official Minutes of the August 20, 2019 Regular Town Council Meeting.

9. A Resolution of the Town Council Rescinding Resolution No. 2611.19.

A RESOLUTION OF THE TOWN COUNCIL OF THE TOWN OF GOLDEN BEACH, FLORIDA, RESCINDING RESOLUTION NO. 2611.19 WHICH APPROVED A ROOFTOP SETBACK VARIANCE FOR THE PROPERTY AT 587 OCEAN BOULEVARD; PROVIDING FOR IMPLEMENTATION AND AN EFFECTIVE DATE.

Exhibit: Agenda Report No. 9
Resolution No. 2629.19

Sponsor: Town Administration

Recommendation: Motion to Approve Resolution No. 2629.19

10. A Resolution of the Town Council Approving An Agreement with the City of Sunny Isles Beach to Share License Plate Readers.

A RESOLUTION OF THE TOWN COUNCIL OF THE TOWN OF GOLDEN BEACH, FLORIDA, APPROVING AN AGREEMENT WITH THE CITY OF SUNNY ISLES BEACH TO SHARE LICENSE PLATE READERS LOCATED IN THE 19400 BLOCK OF COLLINS AVENUE; AUTHORIZING THE TOWN MANAGER TO EXECUTE THE AGREEMENT; PROVIDING FOR IMPLEMENTATION; AND PROVIDING FOR AN EFFECTIVE DATE.

Exhibit: Agenda Report No. 10
Resolution No. 2641.19

Sponsor: Town Administration

Recommendation: Motion to Approve Resolution No. 2641.19

Consensus vote 5 Ayes, 0 Nays. Items J8-J10 pass.

K. TOWN RESOLUTIONS

11. A Resolution of the Town Council Approving Amendment #2 to the 2018-2019 Fiscal Year Operating Budget for the Purposes of Awarding Employee Bonuses.

A RESOLUTION OF THE TOWN COUNCIL OF THE TOWN OF GOLDEN BEACH, FLORIDA, APPROVING AMENDMENT #2 TO THE 2018-2019 FISCAL YEAR OPERATING BUDGET FOR THE PURPOSES OF AWARDED EMPLOYEE BONUSES AND AMENDING THE ORIGINALLY ADOPTED BUDGET; PROVIDING FOR IMPLEMENTATION; AND PROVIDING FOR AN EFFECTIVE DATE.

Exhibit: Agenda Report No. 11
Resolution No. 2642.19

Sponsor: Town Administration

Recommendation: Motion to Approve Resolution No. 2642.19

A motion to approve was made by Councilmember Lusskin, seconded by Councilmember Einstein.

On roll call, the following vote ensued:

Mayor Glenn Singer	<u>Aye</u>
Vice Mayor Kenneth Bernstein	<u>Aye</u>
Councilmember Judy Lusskin	<u>Aye</u>
Councilmember Jaime Mendal	<u>Aye</u>
Councilmember Bernard Einstein	<u>Aye</u>

The motion passed.

Councilmember Einstein asked what the total was for the budget amendment

Town Manager stated \$84,450.00, and that we are still missing evaluations from the council for the manager, if you have not yet submitted them please do so.

Mayor Singer stated that the bonuses are well deserved.

Councilmember Einstein stated that as a prudence point as we give these bonuses instead of merit, they do have a different aspect because the merit would be pensionable, and these are not.

Councilmember Lusskin stated in regard to the Town Manager after thirteen years his loyalty still shines through, especially in light of the fact that this year when he took his vacation, his entire vacation was obsessed with Hurricane Dorian, it's very admirable of him especially since we didn't have a hurricane.

Town Manager thanked Councilmember Lusskin and stated the Town is his top priority.

12. A Resolution of the Town Council Reauthorizing the Town's Schedule of Building Permit and Processing Fees.

A RESOLUTION OF THE TOWN COUNCIL OF THE TOWN OF GOLDEN BEACH, FLORIDA, REAUTHORIZING THE TOWN'S SCHEDULE OF BUILDING PERMIT AND PROCESSING FEES; PROVIDING FOR IMPLEMENTATION; AND PROVIDING FOR AN EFFECTIVE DATE.

Exhibit: Agenda Report No. 12
Resolution No. 2643.19

Sponsor: Town Administration

Recommendation: Motion to Approve Resolution No. 2643.19

A motion to approve was made by Councilmember Lusskin, seconded by Councilmember Mendal.

On roll call, the following vote ensued:

Mayor Glenn Singer	<u>Aye</u>
Vice Mayor Kenneth Bernstein	<u>Aye</u>
Councilmember Judy Lusskin	<u>Aye</u>
Councilmember Jaime Mendal	<u>Aye</u>
Councilmember Bernard Einstein	<u>Aye</u>

The motion passed.

Town Manager spoke on the item. Asking to increase by doubling the cost per linear foot for sidewalk curb and gutter replacement. As you know we currently charge \$55.00 for new construction, \$50.00 for additions, and \$25.00 for remodeling. Asking for all three of those fees to be doubled. Currently today that fee covers less than 20% of the actual cost of repair for linear footage in front of the house. We'll get 40% by doubling it, Town still eats the other 60% of cost when it comes to repair curb, gutter and sidewalk in front of the home. This fee does not cover the area in front of your home; this is a city-wide fee for all the common elements.

Vice Mayor Bernstein inquired stating that he thought they were only going to double the fee for new work.

Town Manger stated he though we had two categories, we actually have three: new construction, additions, and remodeling. The remodeling only applies if you're going to gut and completely change something out. Minor renovations we don't charge anything, but we do for major renovations. Also, stated each of the applicants is on a case by case basis. Mrs. Epperson and he make the decisions on whether they are going to charge the fee or not.

Councilmember Einstein asked how this fee is in other cities

Town Manager stated this is a fee that we created. It is a fee he brought to them six years ago, and the council voted in favor of it.

L. DISCUSSION & DIRECTION TO TOWN MANAGER

Mayor Glenn Singer:
None Requested

Vice Mayor Kenneth Bernstein:
None Requested

Councilmember Judy Lusskin:
None Requested

Councilmember Jaime Mendal:
None Requested

Councilmember Bernard Einstein:
None Requested

Town Manager Alexander Diaz
None Requested

M. ADJOURNMENT:

Town Manager reminded everyone that next Thursday at 6:00 p.m. is your final budget hearing and we need everyone there.

A motion to adjourn the Council Meeting was made by Mayor Singer seconded by Councilmember Lusskin.

Consensus vote 5 Ayes 0 Nays. Motion passes.

The meeting adjourned at 9:05 p.m.

Respectfully submitted,

Lissette Perez
Lissette Perez
Town Clerk



TOWN OF GOLDEN BEACH

One Golden Beach Drive
Golden Beach, FL 33160

MEMORANDUM

Date: October 15, 2019

To: Honorable Mayor Glenn Singer &
Town Council Members

From: Alexander Diaz, 
Town Manager

Subject: Resolution No. 2649.19- Recognizing City Government Week
October 21- 27, 2019

Item Number:

2

Recommendation:

It is recommended that the Town Council adopt the attached Resolution No. 2649.19 as presented.

Background:

City Government Week provides a unique opportunity for city government officials and employees share to their understanding of public services and benefits. This week offers an important opportunity to spread the word to all the citizens of Florida that they can shape and influence this branch of government which is closest to the people.

We will have an informational table at the Town's 5K Run, and will also be providing information at the Halloween Party to educate the Town's Residents on all of our services.

Fiscal Impact:

None

TOWN OF GOLDEN BEACH, FLORIDA

RESOLUTION NO. 2649.19

A RESOLUTION OF THE TOWN COUNCIL OF THE TOWN OF GOLDEN BEACH, FLORIDA, RECOGNIZING CITY GOVERNMENT WEEK OCTOBER 21-27, AND ENCOURAGING ALL CITIZENS TO SUPPORT THE CELEBRATION AND CORRESPONDING ACTIVITIES.

WHEREAS, city government is the government closest to most citizens, and the one with the most direct daily impact upon its residents; and

WHEREAS, city government is administered for/by its citizens, and is dependent upon public commitment to and understanding of its many responsibilities; and

WHEREAS, city government officials and employees share the responsibility to pass along their understanding of public services and their benefits; and

WHEREAS, this week offers an important opportunity to spread the word to all the citizens of Florida that they can shape and influence this branch of government which is closest to the people; and

WHEREAS, the Florida League of Cities and its member cities have joined together to teach students and other citizens about municipal government through a variety of different projects and information; and

WHEREAS, Florida City Government Week offers an important opportunity to convey to all the citizens of Florida that they can shape and influence government through their civic involvement.

NOW, THEREFORE, BE IT RESOLVED BY THE TOWN COUNCIL OF THE TOWN OF GOLDEN BEACH, FLORIDA, AS FOLLOWS:

Section 1. That the Town of Golden Beach does encourage all citizens, city

government officials and employees to do everything possible to ensure that this week is recognized and celebrated accordingly.

Section 2. That the Town of Golden Beach does encourage educational partnerships between city government and schools.

Section 3. That the Town of Golden Beach does support and encourage all city governments to actively promote and sponsor "Florida City Government Week."

Sponsored by **Town Administration.**

The Motion to adopt the foregoing resolution was offered by _____,
seconded by _____, and on roll call the following vote ensued:

Mayor Glenn Singer	_____
Vice Mayor Kenneth Bernstein	_____
Councilmember Judy Lusskin	_____
Councilmember Jaime Mendal	_____
Councilmember Bernard Einstein	_____

PASSED AND ADOPTED by the Town Council of the Town of Golden Beach,
Florida, this 15th day of October, 2019.

MAYOR GLENN SINGER

ATTEST:

LISSETTE PEREZ
TOWN CLERK

APPROVED AS TO FORM
AND LEGAL SUFFICIENCY:

STEPHEN J. HELFMAN
TOWN ATTORNEY



TOWN OF GOLDEN BEACH

One Golden Beach Drive
Golden Beach, FL 33160

MEMORANDUM

Date: October 15, 2019

To: Honorable Glenn Singer &
Town Council Members

From: Alexander Diaz, 
Town Manager

Subject: Resolution No. 2650.19- Authorizing Surplus of Polaris
Ranger 900 XP

Item Number:

3

Recommendation:

It is recommended that the Town Council adopt the attached Resolution No. 2650.19 as presented.

Background:

According to Article VIII, Section 2-306 through 2-308 of the Code of Ordinances the town is allowed to dispose of or sell surplus property upon recommendation of the Town Manager. Therefore, I am recommending that the 2019 Polaris 900 XP Ranger Serial# 3NSRTE870KG438592 be surplus. The Polaris was used by the Police Department between 2018 to 2019. The Unit is not cost effective as the motor, transmission and electrical components need to be replaced. The parts and repairs are more than the value of the Equipment. At the present time the unit is not operational.

Fiscal Impact:

None.

TOWN OF GOLDEN BEACH, FLORIDA

RESOLUTION NO. 2650.19

A RESOLUTION OF THE TOWN COUNCIL OF THE TOWN OF GOLDEN BEACH, FLORIDA, AUTHORIZING THE SURPLUS OF A 2019 POLARIS 900 XP RANGER FROM THE GOLDEN BEACH POLICE DEPARTMENT ; PROVIDING FOR IMPLEMENTATION; PROVIDING FOR AN EFFECTIVE DATE.

WHEREAS, under Florida State Statutes, the Town's Ordinances under Sec. 2-306 and 2-308, provide for the Town to sell surplus property, and;

WHEREAS, Police Chief, Rudy Herbello evaluated the 2019 Polaris 900 XP Ranger Serial# 3NSRTE870KG438592, red in color.

WHEREAS, the above referenced department head determined the Side by Side is no longer cost effective for the Town to repair as it will need a new drive train and is surplus to the needs of the Town;

WHEREAS, the above referenced department head reported this determination to Town Manager Alexander Diaz; and

WHEREAS, Town Manager Alexander Diaz has reviewed their determination regarding the 2019 Polaris 900 XP Ranger and concurs in their assessments and;

WHEREAS, the Town Council concurs in their assessments, finds that the 2019 Polaris 900 XP Ranger is in the best interest of the Town; and

NOW, THEREFORE, BE IT RESOLVED BY THE TOWN COUNCIL OF THE TOWN OF GOLDEN BEACH, FLORIDA, AS FOLLOWS:

Section 1. Recitals Adopted. That each of the above-stated recitals is hereby adopted and confirmed.

Section 2. Authorization of the surplus. The Polaris Ranger is hereby

declared surplus to the Town's needs, in accordance with Section 2-308 of the Town's Code if Ordinances, is hereby authorized and approved.

Section 3. Implementation. That the Mayor and Town Manager are authorized to take any and all action which is necessary to implement this Resolution.

Section 4. Effective Date. That this Resolution shall be effective immediately upon adoption.

Sponsored by the **Administration.**

The Motion to adopt the foregoing Resolution was offered by _____, seconded by _____ and on roll call the following vote ensued:

Mayor Glenn Singer	_____
Vice Mayor Kenneth Bernstein	_____
Councilmember Judy Lusskin	_____
Councilmember Jaime Mendal	_____
Councilmember Bernard Einstein	_____

PASSED AND ADOPTED by the Town Council of the Town of Golden Beach, Florida, this 15th day of October, 2019.

MAYOR GLENN SINGER

ATTEST:

LISSETTE PEREZ
TOWN CLERK

APPROVED AS TO FORM
AND LEGAL SUFFICIENCY:

STEPHEN J. HELFMAN
TOWN ATTORNEY



Concept Rendering

DC 01 Project Design Criteria

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The Town of Golden Beach intends to utilize best design and building construction practices to accomplish the goals of this project, expects the Design-Builder to proactively address risks and challenges in the process and participates in improvement activities to achieve project success. The Town also expects to work with the Design-Builder to devise and implement appropriate processes for this project that will maximize efficiency, overall quality, budget and schedules. The project team shall deliver a “turn-key” Design + Build proposal for the site investigations and design including but not limited to survey of existing infrastructure, existing structures, site preparation/excavations (findings based geotechnical reports), renovations, permitting & construction of a new building.

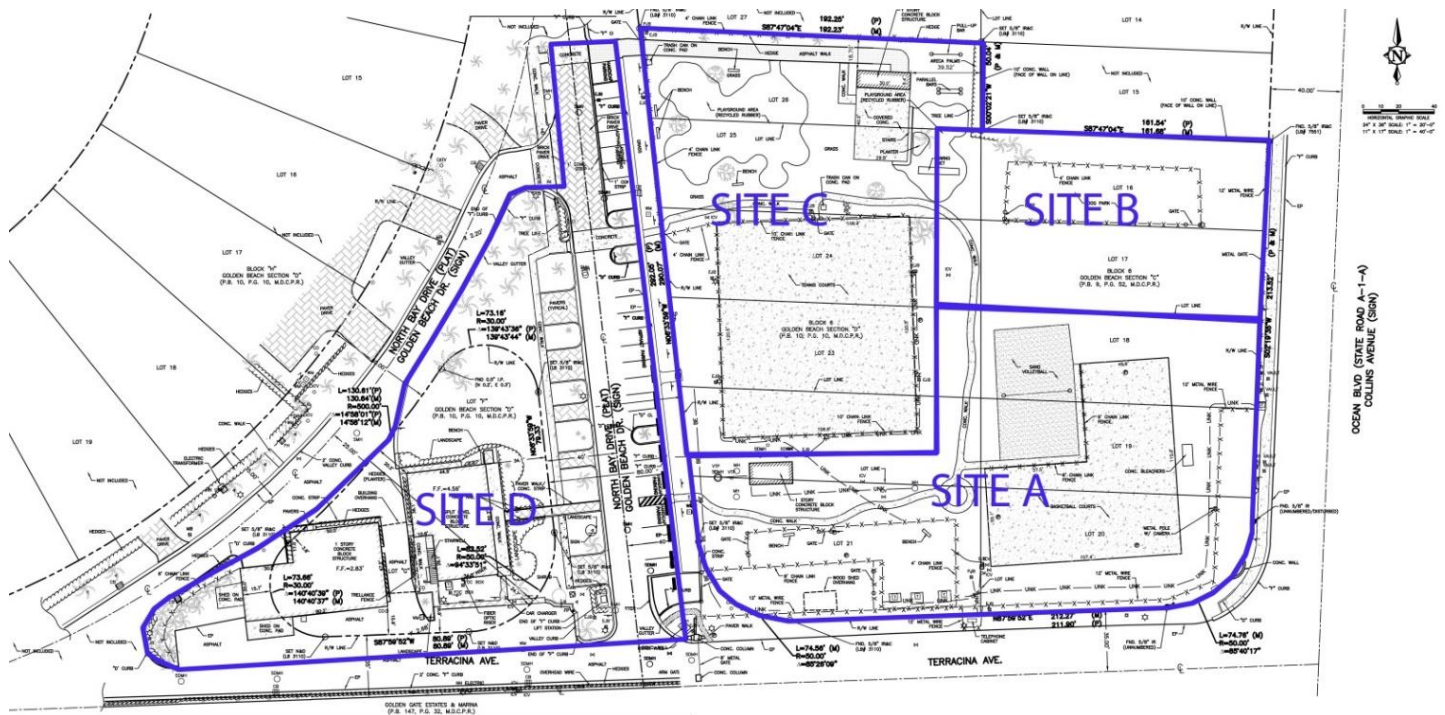
The Town’s design and construction goals for the new Civic Center include:

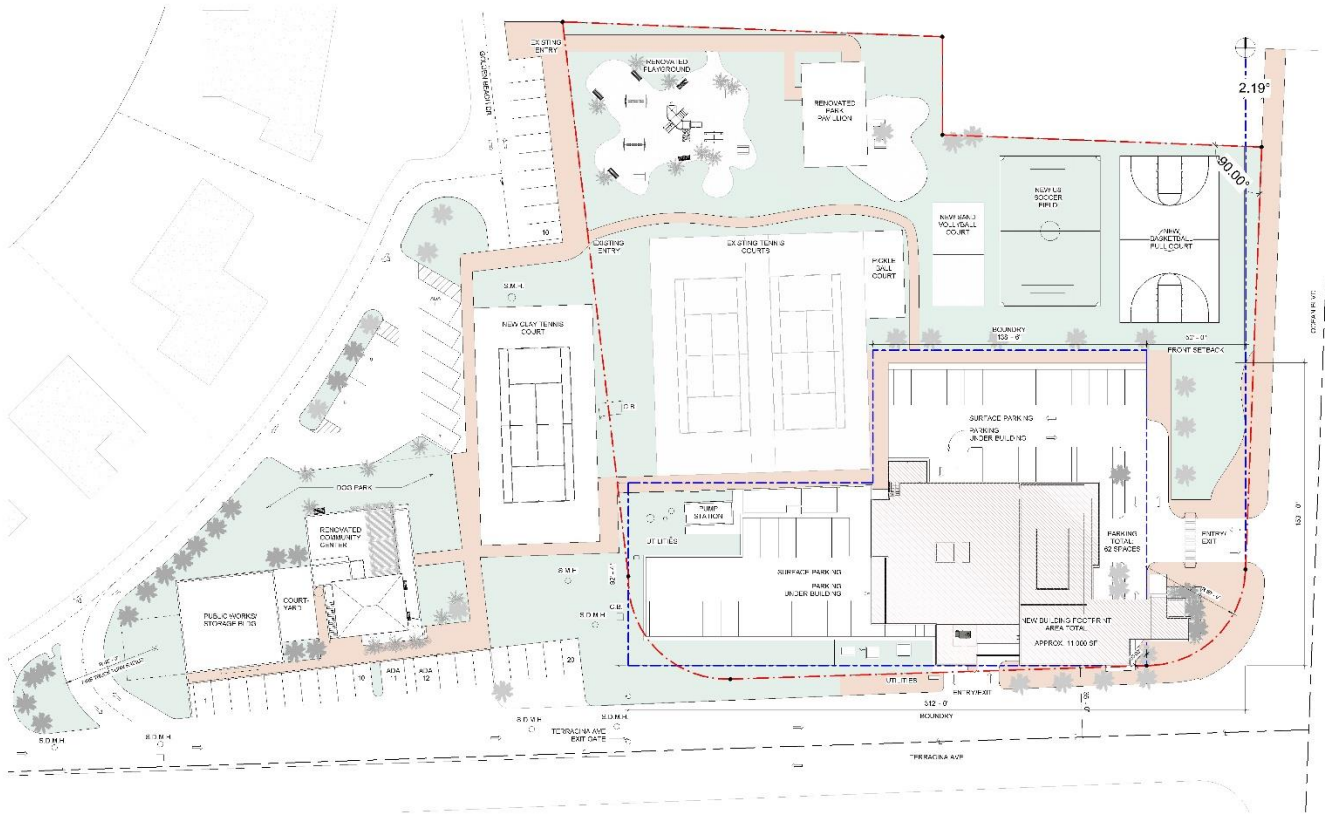
1. Utilize a prototype design to provide the Town with a new facility that incorporates the necessary program elements adequate to prepare, operate, house and maintain a high-quality workforce.
2. Complete the project in a timely fashion without undue delays and within the Town’s funding resources available for the project.
3. Incorporate high performance, energy efficient HVAC, plumbing, electrical, exhaust, mechanical, security and fire alarm systems and controls that will allow all staff to work in a safe, comfortable, operational facility.
4. Design a facility that takes into consideration energy efficiency / conservation, energy management, energy use monitoring and life cycle cost savings while incorporating environmentally responsible building practices in compliance with the FBC, NFPA, OSHA, and ADA requirements.
5. Design and construct a facility that responds to the City’s maintenance resources and long-term maintenance funding by minimizing operating and maintenance cost, maximizing energy efficiency and utilizing efficient ground maintenance.



DC 02 Site Areas & Program Requirements

The property to be redeveloped by the design-build Architect/Engineer (A/E) consists of multiple sites as shown below.

EXISTING SITE SURVEY

PROPOSED CONCEPTUAL SITE PLAN

Site A: This shall be the proposed site of the new Civic Center building and additional grade level parking. The building shall be positioned in a location that would maintain existing utility locations. Determining new points of access off the roads shall be carefully coordinated with existing utility conditions and FDOT recommendations (note fire truck turn radius). The existing vehicular security entry gate on Terracina Avenue shall remain as a private resident entrance/exit. Modifications to gate as proposed by design team. The new parking within this site shall have a perimeter fencing that will secure sites B, C & D from public access. There shall be (2) pedestrian gates providing resident access from the vehicular entry gate on Terracina. The other gate should be from the grade parking under the building to the park areas. These gates shall be controlled by a security fab system for resident use only. The parking intended for the town hall shall have weekday hours of operation (weekend parking only for scheduled resident events) and shall be controlled by security gates. The new grade parking layout shall be designed to maximize the number of parking spaces while accounting for superstructure. Ground level requirements must include enough area for Police large evidence i.e. bikes, equipment storage. In addition, there must be a dedicated area for a diesel storage tank for generator use during an emergency. Refer to section DC 99 Additional Criteria & Schematic Floor Plans.

Modern architecture is the preferred aesthetic of the town. However, various interpretations will be considered. The building shall be elevated, and contain all departments servicing the town, a multi-use space, storage, and a

bunker/EOC. The building shall have (3) levels (P Parking, Level 2, & Level 3). Lot coverage for the building is not to exceed approximately 6,000 square feet. The main interior egress access stair #1, stair #2 (can be open air), and the elevator lobby (compliant with ambulatory requirements) shall provide vertical accessibility to the (2) levels above.

The new points of entry from the street are recommended from both Ocean Blvd. and Terracina Avenue. These new access points are intended to provide security to the town by diverting all outside traffic off Golden Beach Drive. Currently, all public access enters through The Strand. Parking and access road modifications shall comply with FDOT; local parking dimension and roadway clearance requirements. See conceptual site plan.

Site B: The relocated paved Basketball courts shall be constructed to the FIBA standard, allowing 1% slope for drainage. The sun should ideally be in a lateral position with respect to the main axis of the court. North/South orientation of the main axis is recommended. New courts (1) basketball full court, 1 Clay Tennis Court, 1 Sand Volleyball court, 1 U8 Soccer field shall be within site B. The existing Tennis Court & Pickle ball Court shall remain at existing locations.

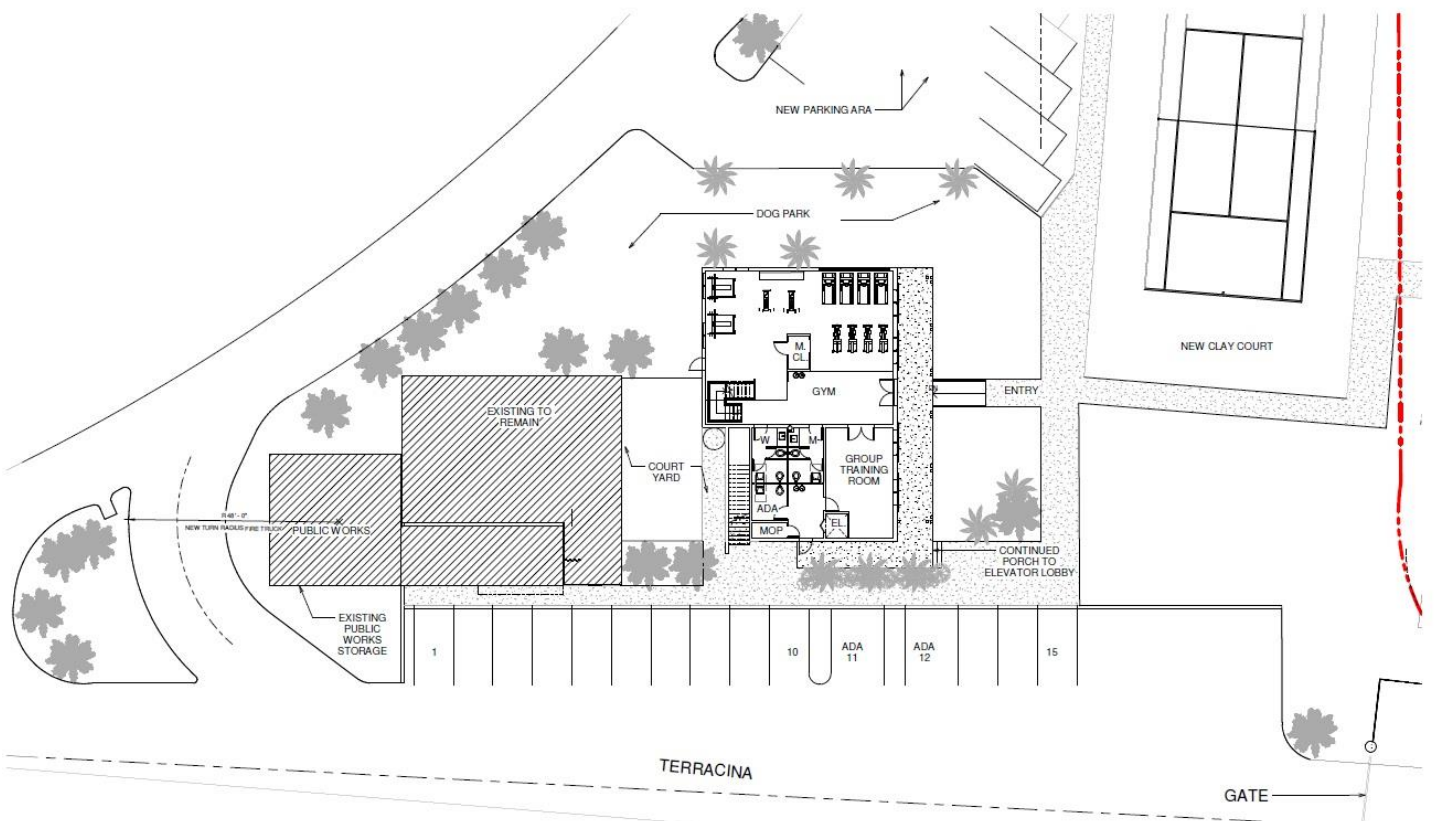
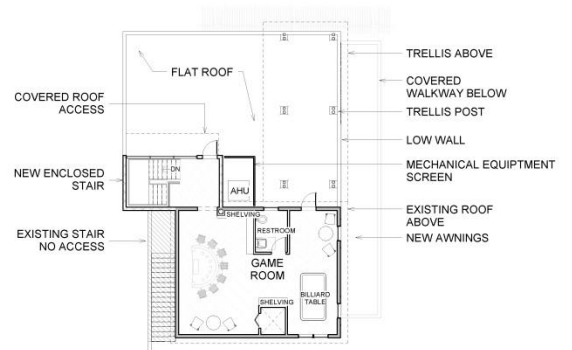
Since the courts are proposed new construction, it is a good opportunity for the staging and storage of construction equipment. It is important to maintain a high level of security during the construction project. It can help create peace of mind for our residents and visitors. Ensure that all individuals on site feel safe and know who they can contact if there is an issue. Keeping the lines of communication open and planning for changes will help create a safe, secure environment during the construction project.

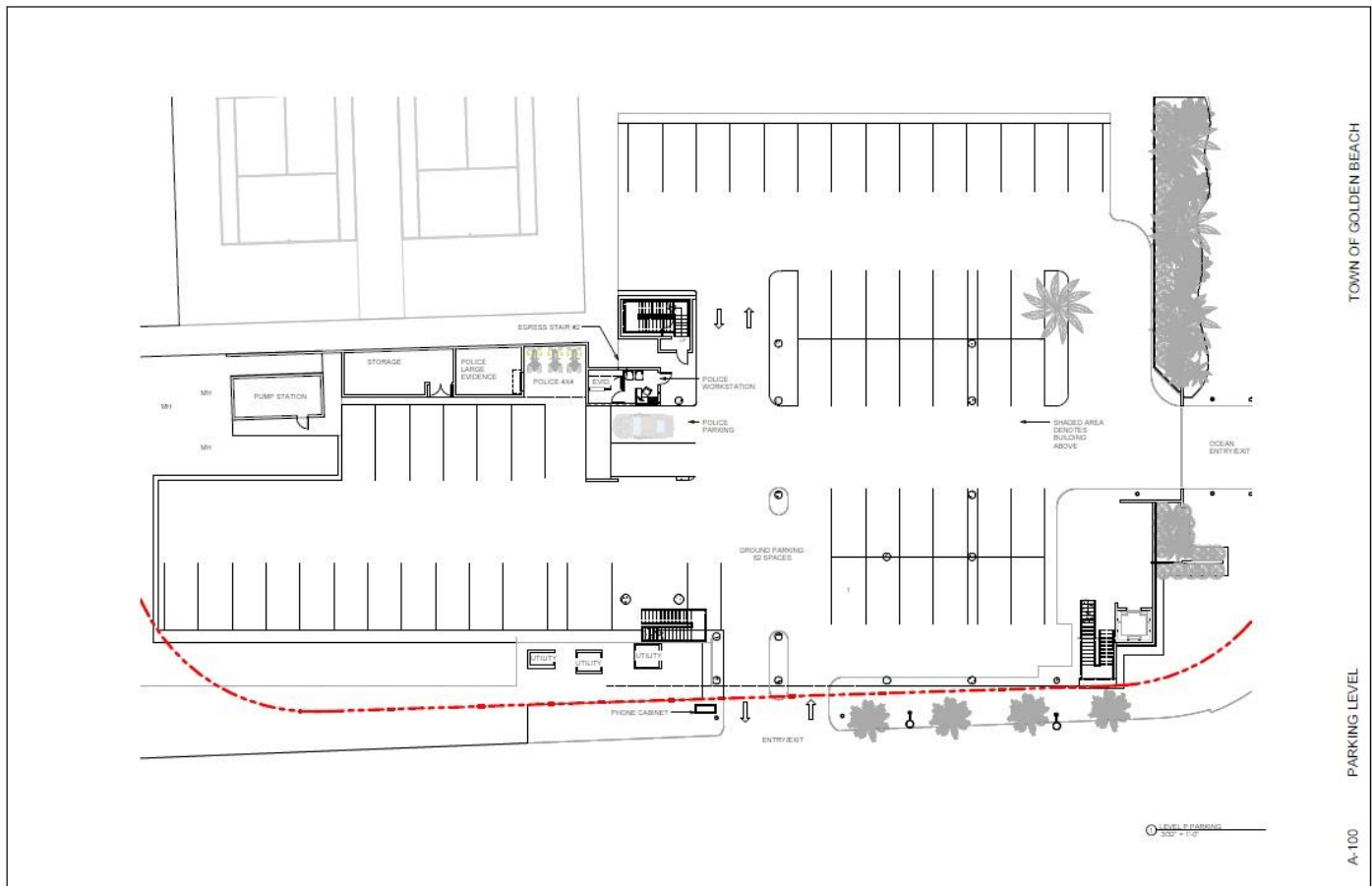
Site C: The locations of the tennis courts and playground shall remain as existing. The site and perimeter shall be protected during construction with no work in this area. Any planned disruption in use shall be coordinated with the construction schedule.

Site D: The existing building at 1 Golden Beach Drive shall be repurposed to accommodate a private gym, gaming room (with gaming equipment T.V.s/projector), and usable rooftop area with shading for the residents. There must be the addition of (1) ADA restroom, a new stair and chair lift within the renovated facility. The exterior of the building shall be restored and facades facing adjacent properties to be improved to create a more attractive appearance i.e. the use of a vertical garden along these facades. The existing site parking shall be redesigned/ restriped to maximize parking on the site. The new location of the dog park shall be to the west of the existing building. With the partial demolition of the existing garage storage, the area provides ample space for the new dog park.

The town will continue to operate in this building during construction of the new building. As such, the construction schedule shall include the timeframe proposed for the staff to transfer into the new building. Once the certificate of occupancy for the new building is issued, the renovation of the resident amenity center shall commence within (30) calendar days.

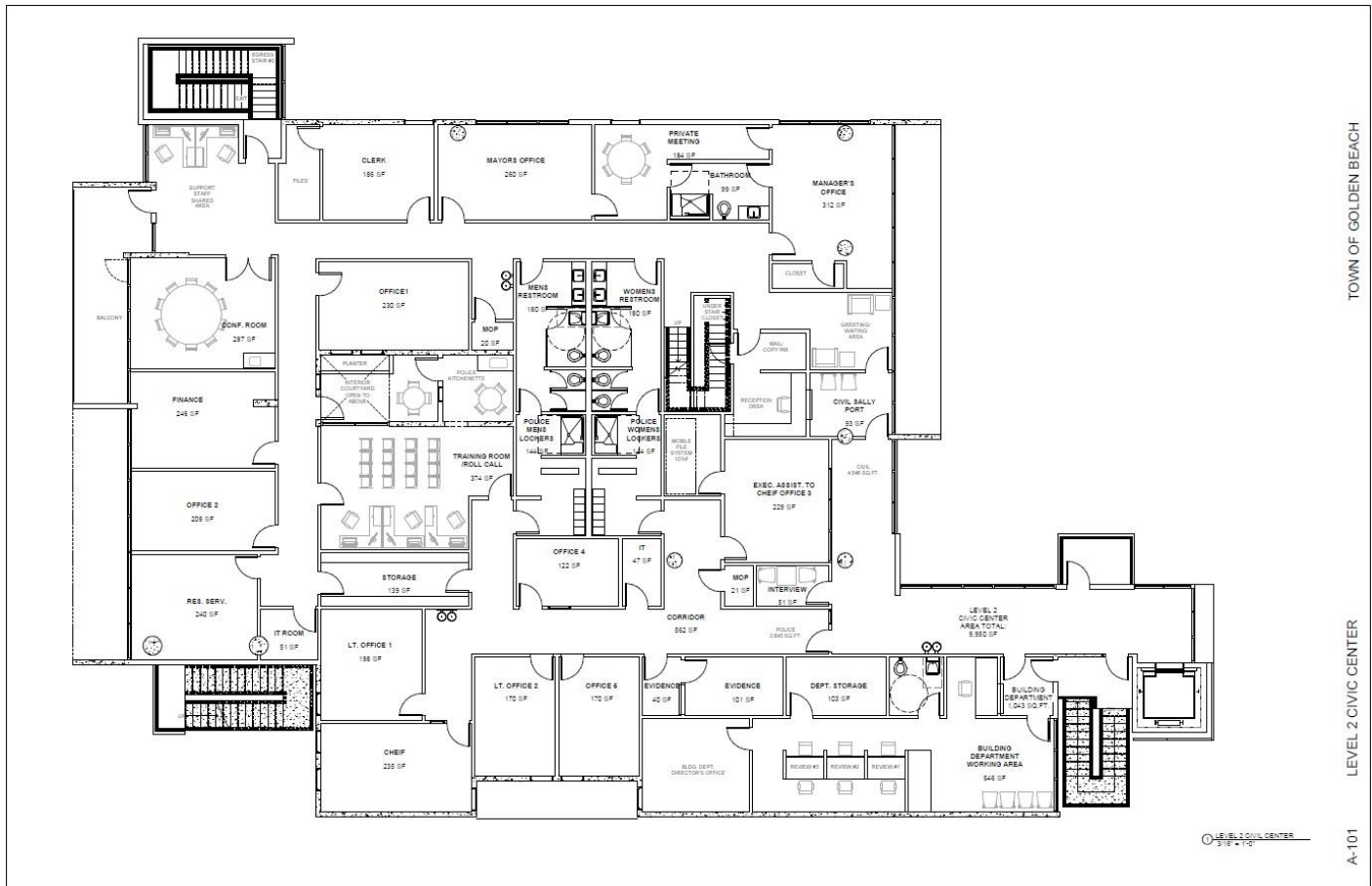
Site D: Repurposing Conceptual Plan



Parking Level Conceptual Site Plan - Program Requirements

Parking layouts and building superstructure design shall be determined by A/E final design. Curbs shall be designed as required and/or needed. Design the proper placement barriers to protect the building superstructure and existing utilities. The conceptual plans represent the town's program requirements by level. The existing fencing and landscape shall be preserved as much as possible and to be incorporated into the new site design. There shall be access gates at both street entrances to the grade parking area under the building. A building solar study shall be provided to optimize energy & light harvesting opportunities.

As stated in the Site A description above, there must be accommodations for egress exits and all requirements regarding life safety as required by FBC. The site lighting and security system shall be carefully coordinated with the system consultants. All stairs and access doors must video surveillance as well as all corridors, entrance gates and storage areas. There must also be a protected garage storage (large evidence) area & workstation for police and separated air-controlled storage government use. Storage of special police equipment shall be considered (i.e. marine equipment/rescue boat/4X4 vehicles) and accounted for when proposing areas and methods to store police inventory.

Level 2 Conceptual floor plan - Program Requirements

Level 2 shall be elevated to a minimum of +20' NGVD. Building department shall have an area of approximately 1,000 S.F. and shall include: Department Director office, (1) ADA restroom, a minimum of (3) reviewer desks and ample counter space for floor plan review & storage. Most of the traffic is entering through the building department. It is preferred that this is the first department accessible to the public. Entry to both the Building Department and the Police Department shall be secured by a vestibule. The Police Department entry will be clearance only access controlled. The opportunity to create a space where police interviews can occur without entry into the department is encouraged.

The police department shall also be located on Level 2. This department shall be the second department accessible to the public. The police department shall have an area of approximately 2,600 S.F. and shall include: Chief's office, Assistant to the Chief office with file mobility system closet, (2) Lieutenant office (2) staff offices, Police (male & female) personal storage locker rooms with showers (shall be located near or connected to the main restrooms), Roll-Call area (shall also be utilized as the training area) with (3) workstations, interview room, small kitchenette, I.T. closet & storage area. The evidence room shall be designed with the security requirements as needed. In addition, camera surveillance shall be in all corridors, evidence rooms, and storage areas. No cameras in offices or resting/locker room areas.

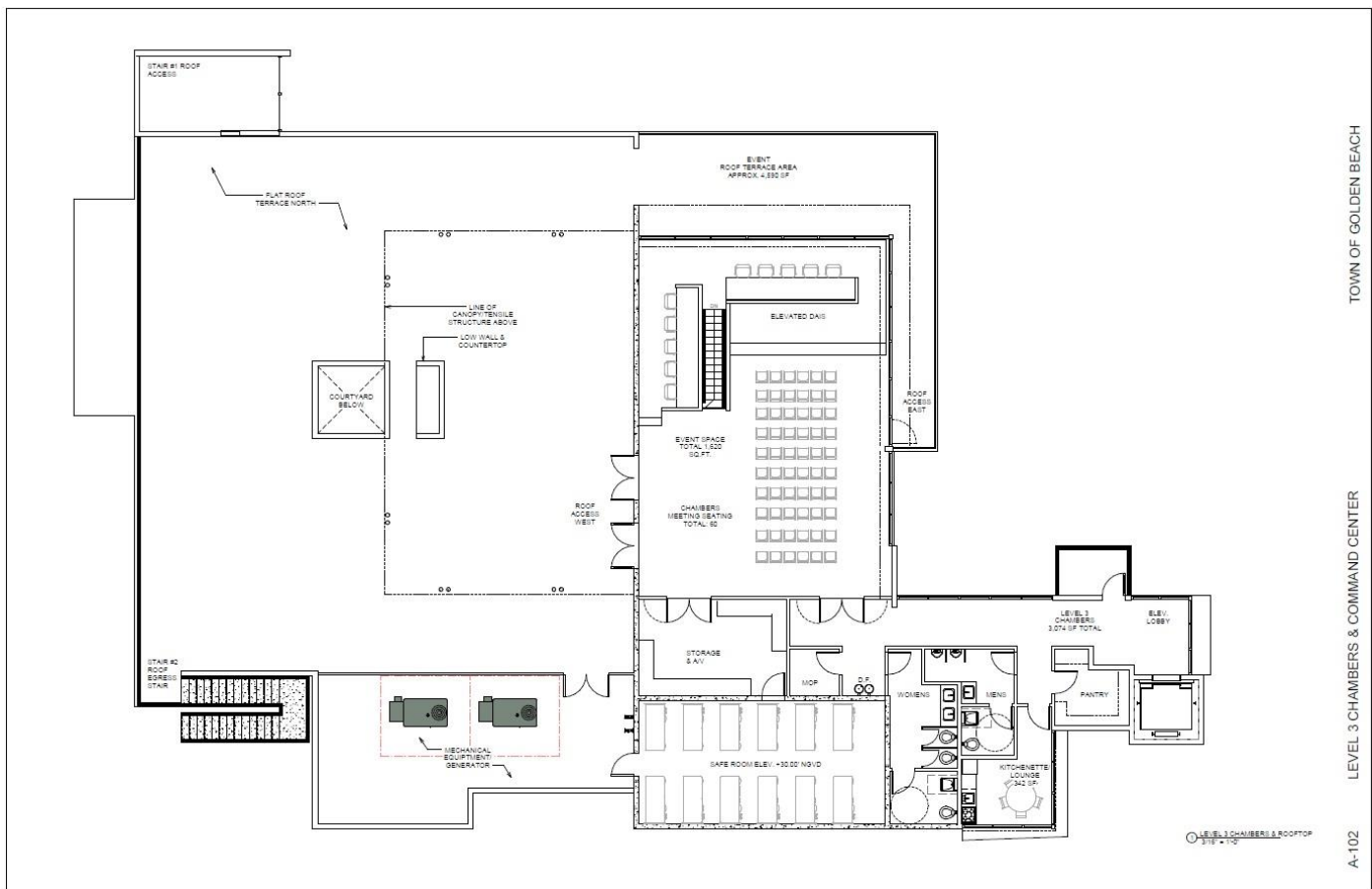
The Government offices shall have an area of approximately 4,600 S.F. and shall include: A secured entrance lobby and reception desk. Visitors will be given access to the executive offices through the security door by a receptionist. The

Mayor's Office, Manager's Office with private full bath, Clerk's Office with file storage room, Finance Directors office, Residence Services office, minimum (2) support staff offices & (2) shared workstations, Conference room, IT room, male & female restrooms, mop closet, mail & copy station. The men's and women's restrooms shall be designed as per ADA & occupancy requirements.

The Manager's & Mayor's offices shall be connected by a private conference room and full restroom. The floor plan of the offices should be positioned to best suit the daily functions of the town staff i.e. the Manager and the Town Clerks office shall be in proximity. See Level 2 conceptual plan above.

Based on occupancy load calculations, A/E team shall determine the required number of egress stairs and size requirements. The schematic floor plans in the design criteria reflect the space allocation, and programmatic needs of the town. The program requirements for each level are based on the space allocation study, requirements and comments of the staff. Below is a ledger of minimum areas for office spaces.

DEPARTMENT	OFFICE NAME	AREA/MIN. S.F.
Government	Manager's Office	320
	Mayor's Office	260
	Private Meeting Room	190
	Town Clerk	260
	Finance Director	240
	Resident Services	240
	Office 1	220
	Office 2	210
	Conference Room	240
Police	Chief	240
	Lt. Office 1	200
	Lt. Office 2	170
	Exec. Assist. To Chief	260
	Office 4	170
	Office 5	120
	Interview Room	50
	Roll Call/Training	375
Building	Department Director	180

Level 3 Conceptual floor plan - Program Requirements

Level 3 shall be elevated to a minimum of +35' NGVD. This level shall be the location of the Chambers and the Bunker. The level shall also serve as the Multi-use space for the residents. The Chambers dais area shall be elevated; an L-shaped Dais with 10 seats (provide separate entry to Dais for council members from level below), A/V room (location of security monitors), Bunker (reinforced concrete enclosure), Male & female restrooms, Kitchen/Lounge with Pantry. Provide access to roof terrace designed for occupancy & outdoor events. The outdoor event space shall be partially covered with a shading system that is designed to provide adequate sun protection (shade based on solar studies) and wind flow. As an additional indoor function space for the town, it is preferred that the venue area is orientated towards the best ocean views.

The concrete bunker shall have a super-structure that is independent from the main buildings structural grid. Each cell within exterior walls of the bunker shall be filled with steel reinforced concrete. The entrance door to the bunker shall be placed at the best location to allow safety during an emergency event. All mechanical & electrical systems servicing the bunker must be located beside the space and function independent of the main building. Bunker equipment such as the backup generator and emergency systems shall be designed independently from the main structure. Emergency power distribution minimum design shall include: main security systems & door access control devices, emergency lighting throughout, emergency power & HVAC supply in specific zones as determined by the building design.

Provide access to roof from either proposed egress stair. Engineers to determine roof area to be utilized for mechanical equipment and carefully designed to best accommodate usable area. The roof equipment shall be protected by a screen system capable to withstand large missile impact requirements.

DC 03 Additional Criteria

The design must have the ability to support flexible passive or programmed use in gathering spaces, the shaping and orientation of the building program to encourage such use, and the expansion of the building program to take advantage of multi-use spaces. Assembly areas designed for flexible use, both during and after business hours must have direct and clear wayfinding from building entrances.

The design team must demonstrate in design drawings how, when designed for public use, Chambers/assembly rooms, and other gathering spaces allow for several different uses, such as a standing room, reception, a seated dinner, an awards ceremony, or similar use. Exterior roof area to be utilized for venue space, shall be designed and coordinated with the engineering team to allow acceptable placement of roof shading system i.e. tensile structure, roof equipment, fans/or exhaust locations. The surface shall have a non-slip epoxy finish. If the design allows, provide a counter area for event services.

DC A Substructure

The A/E team must comply with the guidelines set forth by the FEMA insurance program. Structural requirements for hazardous coastal flood zones (V or VE) with predicted storm surge of greater than 3 feet above BFE (base flood elevation). Pile: Pile foundations are recommended for V Zones and Coastal A Zones. These open foundations are constructed with square or round, concrete, or steel piles, driven or jetted into the ground, or set into augered holes. Critical aspects of a pile foundation include the pile size, installation method and embedment depth, bracing, and the connections to the elevated structure. Pile foundations with inadequate embedment will lead to building collapse. Inadequately sized piles are vulnerable to breakage by waves and debris.

Fill: Using fill as a means of providing structural support to buildings in V Zones is prohibited because it is susceptible to erosion. Also, fill must not be used as a means of elevating buildings in any other coastal area subject to erosion, waves, or fast-moving water. However, minor quantities of fill are permitted for landscaping, site grading (not related to structural support of the building), drainage around and under buildings, and for the support of parking slabs, patios and walkways (2009 IRC Section R322.3.2). These guidelines are consistent with NFIP Technical Bulletin 5, Free-of-Obstruction Requirements for Buildings Located in Coastal High Hazard Areas (08/08), which states: Fill must not prevent the free passage of floodwaters and waves beneath elevated buildings. Fill must not divert floodwaters or deflect waves such that increased damage is sustained by adjacent or nearby buildings.

Resources:

FEMA 549, Hurricane Katrina in the Gulf Coast (July 2006). (<http://www.fema.gov/library/viewRecord.doid=1857>)

FEMA, NFIP Technical Bulletin 5, Free-of-Obstruction Requirements for Buildings Located in Coastal High Hazard

American Society of Civil Engineers (ASCE/SEI) Standard 7-10: Minimum Design Loads for Buildings and Other Structures, ASCE 7-10, (<http://www.asce.org>)

American Society of Civil Engineers (ASCE). Flood Resistant Design and Construction, ASCE/SEI 24-05.

DC B1 Superstructure Criteria

The main structure above grade shall be constructed of reinforced concrete and/or precast concrete. Each method must be coordinated with the construction schedule as the times each can carry loads vary greatly. The use of posttensioning is preferred to achieve the largest spans possible. This will allow the best flexibility for the elevated building to accommodate grade parking under the building.

The fire-resistance ratings of structural members and assemblies shall comply with FBC section 704 and the requirements for the type of construction as specified in Table 601 of the FBC. The fire-resistance ratings shall be not less than the ratings required for the fire-resistance-rated assemblies supported by the structural members.

DC B2 Exterior Enclosure & Impact-Resistance Criteria

The building must have impact-resistant glazing systems. This assembly shall be fabricated with two (or more) panes of glass and an interlayer of polyvinyl butyral (or equivalent) film laminated into a glazing assembly. After impact testing, the laminated glazing systems must resist the cyclic pressure tests of ASTM E1886. Shutter, Screen and panel systems shall be considered as the building will be less than 60' in elevation

Glazing in buildings located in wind-borne debris regions shall be protected with an impact protective system or be impact-resistant glazing according to the requirements specified in ASTM E1886 and ASTM E1996 or other approved test methods and performance criteria. The levels of impact resistance shall be a function of Missile Levels and Wind Zones specified in ASTM E 1886 and ASTM E 1996. As per costal construction requirements, (1) be equipped with shutters or impact-resistant glazing and designed as enclosed structures or (2) be designed as partially enclosed structures (as if the windows and doors are broken out), requires that all Risk Category II structures in the wind-borne debris region be designed to be enclosed structures with impact-resistant glazing or equipped with a shutter system. However, most shutter systems are porous and do not significantly reduce wind pressures on the glazing itself. The structure shall be designed to resist higher wind pressures from internal pressurization.

DC B3 Exterior Doors Criteria

At least 60% of public entrances must be accessible in new construction, in addition to entrances directly serving tenancies, parking facilities, pedestrian tunnels and elevated walkways. "Public entrances" include all entrances except those that are restricted or that are used exclusively as service entrances. Two-way communication systems, where provided, must be equipped with visual and audible signals and compliant operable parts (panic hardware). Entrance landings must accommodate door maneuvering clearances as well as landings provided for ramps. All manual doors and gates must comply with [§404.2].

All exterior doors to be fabricated of metal/steel and fire-rated as required by the FBC. Exterior fire-rated doors are available with a rating of 1½ hour or 3/4 hour. The fire rating for doors is intended to equal three-fourths of the fire rating of the surrounding wall. For example, a door with a 1½-hour rating is intended to be used in a wall with 2-hour rating, and a door with a 3/4-hour rating is intended to be used in a wall with a 1-hour rating. However, a door with a higher fire rating may be used.

Resource: Steel Door Institute (SDI). 2001. Basic Fire Door Requirements. Technical Data Series SDI 118-01. <http://www.steeldoor.org/res/118.pdf>.

DC B3 Roofing Criteria

A concrete slab flat roof shall be made up of a structural layer of double-T slab, corrugated steel sheet, reinforced concrete slab or hollow core slab. To be finished with a smooth screed onto which a waterproof layer membrane is laid. The roof should incorporate insulation and a vapor control layer to protect from interstitial condensation. When using slab type insulation, stagger the joints staggered and ensured that they do not form a grid pattern. Roof vents made of metal or plastic. The roof vents shall be installed at 6– 8m intervals along the ridge and at 10– 12 m intervals in valleys, as best installation practices. All exterior installations to comply with FBC, local construction methods for high wind zones, as required.

DC C0 Interiors Criteria

Interior walls in common areas where backing for tiles are required shall have a level 3 Drywall finish. All joints and interior angles shall have tape embedded in joint compound and shall be immediately wiped with a joint knife or trowel, leaving a thin coating of joint compound over all joints and interior angles. One additional coat of joint compound shall be applied over all joints and interior angles. Fastener heads and accessories shall be covered with two separate coats of joint compound. All joint compounds shall be smooth and free of tool marks and ridges.

Areas such as executive offices that may have wall coverings may consider level 5 Drywall finish. The framing and cladding of these walls are crucial to obtaining the desired finish. All ceilings (dropped ACT or GWB) to have a sound transmission class of a rating of 60 or more. The fire-resistance rating of building elements, components or assemblies shall be determined in accordance with the test procedures set forth in ASTM E119 or UL 263 or in accordance with Section 703.3. The fire-resistance rating of penetrations and fire-resistant joint systems shall be determined in accordance Sections 714 and 715, respectively.

Key factors used in determining the sophistication of finish required include the location of the work to be done. The type of paint or wall covering to be used and method of application shall be carefully considered. Keeping in mind where lighting conditions, gloss paints and thin wall coverings require a high level of finish; heavily textured surfaces or surfaces that will be decorated with heavy gauge wall coverings require less sophistication.

DC C1 Interior Doors Criteria

All interior doors to be Solid-Core wood with openers/closers as required by ADA requirements. Fire rating and security access applications as required by program and/or location. Interior doors shall have a 3-hindge metal frame door system of commercial grade with a solid core Birch veneered panel. All door hardware shall be Schlage commercial or approved equal. Proposed hardware and passage controls shall be carefully coordinated with the door schedule.

DC C2 Interior Finishes

All interior finishes having a commercial rating and complying with all building code & fire rating requirements for interior finishes and furniture. To minimize floor maintenance and acoustics, the use of high-traffic low-pile carpet tiles with areas of epoxy and/or stained concrete flooring shall be used as determined by use. All flooring & baseboards shall be Armstrong commercial grade product or approved equal.

DC C3 Information fixtures criteria

Announcement boards with lockable doors display memos or notices through clear doors keeping the originals controlled. These notice centers have hinged, locking door doors, safeguarding the graphics & important information. Outdoor Bulletin Panels shall be manufactured from water resistant material. The use of LCD screens may be used in interior lobby areas (i.e. building department TV information monitor) as designed by A/E team. Signs must make the site wayfinding clear to the first-time user by identifying multiple site entrances, parking, and the main building entrance. Generally, graphics and style of site signage should be consistent with signage used outside of the building. Signage must be consistent in font, style, and color as well as with any directional symbology used in site and building signage

DC C4 Storage fixture Criteria

All interior casework and countertops shall be constructed to architectural woodwork standards (division 12), and fire-resistant as per FBC. Interior wall mounted storage shall have wall backing as required and coordinated with wall schedules. All casework in counter space/kitchen areas shall be prefabricated upper/base cabinets with a composite stone countertop material.

DC C5 Window Treatment Criteria

Facades with glazing on Southern & Eastern orientations shall consider implementing Solar-adaptive rolling shades/treatments. In efforts to create efficiency in the building, the shades (in high exposure cases) shall be motorized & automated to lower as needed throughout the day (utilizing light harvesting technology). Other glazing can have standard/manual shading as determined by the building design and finish schedule. All shading shall have a drapery pocket if possible.

DC C6 Fixed Seating Criteria

Site benches shall be located throughout the site as determined by the A/E team. The style and material shall be manufactured to be modern & withstand harsh sun and wind exposure.

DC D0 People-Moving Equipment Criteria

Elevator specified must comply with all local building codes. The system shall operate with suspension traction media (STM) for mid-rise buildings. A/E team shall specify a machine room-less design for more usable building and design space. The design of the cabin shall be within cost however, the use of surfaces such as mirrors and/paneling on the interior shall be considered.

DC D1 Fire Suppression Criteria

NFPA 3 – Standard for Commissioning of Fire Protection and Life Safety Systems scope. This standard shall provide the required procedures, methods, and documentation for the commissioning of active and passive fire protection and life safety systems and their interconnections with other building systems.

NFPA 10 - (1) The fire extinguisher is in accordance with the requirements of Chapter 6 and is in working order. (2) The fire extinguisher is of the correct type for a fire that can occur. (3) The fire is discovered while still small enough for the fire extinguisher to be effective. (4) The fire is discovered by a person ready, willing, and able to use the fire

extinguisher. Fixed systems are covered by the following NFPA standards: (1) NFPA 11, Standard for Low-, Medium-, and High-Expansion Foam (2) NFPA 12, Standard on Carbon Dioxide Extinguishing Systems (3) NFPA 12A, Standard on Halon 1301 Fire Extinguishing Systems (4) NFPA 13, Standard for the Installation of Sprinkler Systems (5) NFPA 14, Standard for the Installation of Standpipe and Hose Systems (6) NFPA 15, Standard for Water Spray Fixed Systems for Fire Protection (7) NFPA 16, Standard for the Installation of Foam-Water Sprinkler and Foam-Water Spray Systems (8) NFPA 17, Standard for Dry Chemical Extinguishing Systems (9) NFPA 17A, Standard for Wet Chemical Extinguishing Systems (10) NFPA 96, Standard for Ventilation Control and Fire Protection of Commercial Cooking Operations (11) NFPA 750, Standard on Water Mist Fire Protection Systems (12) NFPA 2001, Standard on Clean Agent Fire Extinguishing Systems 1.1.1 The requirements given herein are minimum. 1.1.2 The requirements shall not apply to permanently installed systems for fire extinguishment, even where portions of such systems are portable (such as hose and nozzles attached to a fixed supply of extinguishing agent).

NFPA – 12, this standard provides a range of sprinkler system approaches, design development alternatives, and component options that are all acceptable. Building owners and their designated representatives are advised to carefully evaluate proposed selections for appropriateness and preference. 1.1.1 This standard shall provide the minimum requirements for the design and installation of automatic fire sprinkler systems and exposure protection sprinkler systems covered within this standard. 1.1.2 This standard shall not provide requirements for the design or installation of water mist fire protection systems, which are not considered fire sprinkler systems and are addressed by NFPA 750. 1.1.3. This standard is written with the assumption that the sprinkler system shall be designed to protect against a single fire originating within the building. A.1.1.3 This standard also provides guidance for the installation of systems for exterior protection and specific hazards. Where these systems are installed, they are also designed for protection of a fire from a single ignition source.

DC D2 Plumbing Criteria

All plumbing systems shall comply with Chapter 3 of the Florida Building Code. Plumbing fixtures, drains, appurtenances and appliances used to receive, or discharge liquid waste or sewage shall be directly connected to the sanitary drainage system of the building or premises, in accordance with the requirements of the code. This section shall not be construed to prevent indirect waste systems required by Chapter 8. Every plumbing fixture, device or appliance requiring or using water for its proper operation shall be directly or indirectly connected to the water supply system in accordance with the provisions of the FBC. Plumbing fixtures and faucets shall be commercial grade quality. All sink faucets to be on sensors while toilets use manual flush.

DC D3 HVAC Criteria

With considerations for the various uses and programs intended for the main structure, it is estimated that the building will require a 60 Ton Unit. The systems considered shall be Daikin-McQuay, Johnson Controls, and Trane. System shall be designed with integrated automation to maximize energy efficiency and temperature control.

Provide an electronic copy of the specification sheets for the equipment and DDC controls being provided for the specific project. The drawings shall be drawn in AutoCAD and shall include separate sections for the following: index page, a riser diagram, flow diagrams, panel detail, wiring schematics, termination of controllers, full points list including any global or virtual points, any valve schedules and damper schedules.

Provide Network Controllers as required for a project. Coordinate quantity and locations of new network controller with Owner and System Integrator. Acceptable network controllers are manufactured by Siemens, Honeywell Jace, Johnson Controls, Delta Controls, and Automated Logic Corporation.

DC D4 Electrical Criteria

The A/E design must comply with FBC Chapter 27 which governs the electrical components, equipment and systems used in buildings and structures. Electrical components, equipment and systems shall be designed and constructed in accordance with the provisions of NFPA 70. The building will require emergency power systems and standby power systems (generator) that shall comply with Sections 2702.1.1 through 2702.1.7.

All lighting controls shall be controlled by Lutron or approved equal energy-saving systems, LED lighting design and shading systems to maximize energy efficiency.

DC D5 Communications Criteria

Provide a complete microprocessor-controlled intercom and clock system. Intercom system shall be listed by an OSHA approved Nationally Recognized Testing Laboratory (NRTL). The intercommunications system shall be a standard product produced by a manufacturer of known reputation and experience in the industry. Protect all incoming intercom lines with individual circuits surge protectors installed as per manufacturer recommendations. System must comply with 1. Florida Building Code (FBC). 2. National Electric Code (NEC). 3. Federal Communications Commission (FCC) - Part 68. 4. Underwriters Laboratory (UL) or other OSHA approved Nationally Recognized Testing Laboratory (NRTL).

Telecommunication systems shall be designed to integrate all departments.

Provide public Wi-Fi access for entire site.

In areas programed as multi-use spaces, provide adequate sound systems/recessed speakers and A/V access for assembly type events.

DC D6 Electronic Safety and Security Criteria

Design shall provide automated local security alerts, security detection, video and audio surveillance, and integration with other low voltage systems such as fire, security, and access control. Pre-record emergency instructions in a calm, clear, and concise voice. Trigger these messages from security sensors, telephone codes, cell phones, or from a button push. Broadcasting of messages to zones within a building or across the site to ensure the message is heard by the right people. Model numbers listed in this specification indicate the type of equipment to be furnished. Listed accepted manufacturers shall submit equivalent products as specified in this section. Accepted Producers/Products: 1. Dukane/Care Hawk - Model CH1000. 2. Rauland, Telecenter U. 3. Simplex, 5120 Series Communications Network Controller (for up to 360-point capacity). 4. Simplex, 5130 Series Controller (for more than 360-point capacity). Provide a minimum of 5-year warranty (non-prorated) of the installed system against defects in material and construction, and 2-year warranty on labor. Warranty period shall begin on date of Substantial Completion.

Security camera system shall to be hardwired and connected to main surveillance recording system (CCTV). All public areas to be video monitored and doors controlled by fab or keyless entry system.

DC E1 Equipment Criteria

Equipment for kitchen lounge area shall be specified as low flow, mid-grade products. The lounge will require a double sink, double-door refrigerator/freezer, dishwasher, and electric oven/range with a self-circulating hood. All equipment shall comply with FBC, NFPA.

DC E2 Furnishing Criteria

Interior furnishing shall be of modern design and provided by National office Furniture or approved equal. Commercially available products shall be covered by the U.S. Environmental Protection Agency Comprehensive Procurement Guidelines (recycled content) program.

DC G1 Site Criteria

The A/E team must offer local officials an opportunity to review and comment on the design concepts for compatibility with local plans, zoning, and design guidelines. Local review must be done in coordination with the project design schedule. If local officials choose not to review the design concept, the project manager must document this in the project file. By law, the A/E must incorporate the National Environmental Policy Act (NEPA) record of decision (ROD) requirements in the design documents. Local regulations & best practices must be followed without exception in the design of systems that have a direct impact on off-site terrain or infrastructure. These systems include, but are not limited to, fire protection services, storm water runoff, erosion control, sanitary sewers and storm drains, water, gas, electrical power, communications, emergency vehicle access, and roads. Earthwork including the manipulation of soils & existing utilities or infrastructure to facilitate construction of the proposed design building shall be included. Foundation preparation and special foundations (i.e. bunker with independent structural grid) for unique soil conditions.

Signs must make the site wayfinding clear to the first-time user by identifying multiple site entrances, parking, and the main building entrance. Generally, graphics and style of site signage should be consistent with signage used inside the building. Signs integrated with architectural elements can also be very effective. Signage must be consistent in font, style, and color as well as with any directional symbology used in site and building signage. Signage placement can be an important detail element of the building design whether prominently displayed and tooled into the exterior building wall materials or as a freestanding component near the entrance to the facility. Exterior signs identifying permanent rooms and spaces must comply with ABAAS (Architectural Barriers Act Accessibility Standard).

The design team must work with client agency and local officials to understand mode share split of employee and visitor commutes i.e. identify how people arrive at the site and what percentage of people by each mode of transportation. This understanding will assist the design team in effectively orienting building approaches toward the highest-use pedestrian entry points to the site. The entire site must be included within the CCTV video surveillance system.



TOWN OF GOLDEN BEACH

One Golden Beach Drive
Golden Beach, FL 33160

MEMORANDUM

Date: October 15, 2019

To: Honorable Mayor Glenn Singer and
Town Council Members

From: Alexander Diaz,
Town Manager

Item Number:

4

**Subject: Resolution No. 2651.19- Authorizing Negotiations for the
Financing of the Civic Center Complex Masterplan between
the Town and City National Bank**

Recommendation:

It is recommended that the Town Council adopt the attached Resolution No. 2651.19 as presented.

Background:

At the September Council meeting, we provided a memorandum (enclosed) on the steps the administration has taken to secure funding for the Civic Center Complex. There were three financial institutions invited to submit their best and final terms and rates.

Northern Trust, City National Bank and Iberia Bank submitted revised proposals (enclosed). After comparing the submittals (spreadsheet attached) we are recommending that you authorize the Mayor and I to negotiate final terms and rates with City National Bank.

City National is offering one \$4-million loan at an indicative rate of 2.67% fixed for 20 years. The first 24 months will require interest only payments after that period semi-annual payments of principal and interest is called for. The loan will be secured with a covenant to budget of non- ad valorem revenues. City National does require that we keep \$1-Million in deposits with their institution.

Based on reference checks (Village of Indian Creek, City of West Miami and the Village of Pinecrest) City National has a strong history in serving as the depository for many South Florida municipalities and funds many municipal projects; all had positive feedback.

Fiscal Impact:

Financing of \$4-Million Dollars for the Civic Center Complex Master Plan Project.

TOWN OF GOLDEN BEACH, FLORIDA

RESOLUTION NO. 2651.19

A RESOLUTION OF THE TOWN COUNCIL OF THE TOWN OF GOLDEN BEACH, FLORIDA, AUTHORIZING NEGOTIATIONS FOR THE FINANCING OF THE CIVIC CENTER COMPLEX MASTERPLAN BETWEEN THE TOWN AND CITY NATIONAL BANK; PROVIDING FOR IMPLEMENTATION OF AGREEMENT; AND PROVIDING FOR AN EFFECTIVE DATE.

WHEREAS, the Town of Golden Beach ("TOWN") initially met with six financial institutions, and received proposals from five of those financial institutions to secure funding for the Civic Center Complex Masterplan; and

WHEREAS, from those five firms, the list was narrowed down to the three most competitive firms with the most beneficial terms and competitive interest rate; and

WHEREAS, Northern Trust, City National Bank and Iberia Bank submitted the best and final proposals, attached as Exhibit "A"; and

WHEREAS, the TOWN finds that it is in the best interest of the TOWN to enter into negotiations with City National Bank as they provided the most responsive proposal; and

WHEREAS, the TOWN has performed extensive reference checks, and City National Bank has a strong history in serving as the depository for many South Florida municipalities and funds many municipal projects; and

NOW, THEREFORE, BE IT RESOLVED BY THE TOWN COUNCIL OF THE TOWN OF GOLDEN BEACH, FLORIDA, AS FOLLOWS:

Section 1. Recitals Adopted. That each of the above stated recitals are hereby adopted, confirmed and incorporated herein.

Section 2. Agreement Approved. That the Agreement, in substantially the form attached hereto, between the TOWN and CITY NATIONAL BANK is hereby approved, and the Mayor is hereby authorized to execute the Agreement, on behalf of the Town, once approved as to form and legal sufficiency by the Town Attorney.

Section 3. Implementation. That the Mayor and Town Manager are hereby authorized to take any and all action necessary to implement this Resolution and the Agreement in accordance with the terms, conditions and purposes of this Resolution and the Agreement.

Section 4. Effective Date. That this Resolution shall be effective immediately upon adoption.

Sponsored by **Town Administration.**

The Motion to adopt the foregoing Resolution was offered by _____
seconded by _____ and on roll call the following vote ensued:

Mayor Glenn Singer	_____
Vice Mayor Kenneth Bernstein	_____
Councilmember Judy Lusskin	_____
Councilmember Jaime Mendal	_____
Councilmember Bernard Einstein	_____

PASSED AND ADOPTED by the Town Council of the Town of Golden Beach,
Florida, this 15th day of October, 2019.

MAYOR GLENN SINGER

ATTEST:

LISSETTE PEREZ
TOWN CLERK

APPROVED AS TO FORM
AND LEGAL SUFFICIENCY:

STEPHEN J. HELFMAN
TOWN ATTORNEY




TOWN OF GOLDEN BEACH

One Golden Beach Drive
Golden Beach, FL 33160

MEMORANDUM

Date: September 2, 2019

To: Honorable Mayor Glenn Singer &
Town Council Members

From: Alexander Diaz, 
Town Manager

Subject: **Civic Center Complex Financing**

In an effort to secure the best possible financing options for our Civic Center Complex, this summer Mayor Singer, the Finance Director and I met with several banks to discuss our options.

We reached out and met with six banks:

- Northern Trust
- Synovus
- Ocean Bank
- City National Bank
- Iberia Bank
- Safra Bank

Typically when governments need to secure financing for a project like ours, they will draft a Request for Proposal with an exact structure on how they would like the financing to be structured. We chose not to follow that model; we feel that allowing the banks to provide us with their best and final financing instrument gives the Town a variety of options to evaluate.

We did provide some funding parameters:

- The Town needs a total of \$4-million for this project
- The Town is open to one or two loans/lines of credit
- The Town needed at a minimum 20 years with no prepayment penalties

- The Town will pay down an initial \$2-million with forfeited assets
- The remaining \$2-million will be guaranteed with a covenant to budget (this is pledging our non-ad valorem revenues to secure the loan)

The six financial institutions were asked to provide us indicative rates and financing instruments for evaluation by mid-August. Out of the six banks, only five responded and submitted proposals. We reviewed and evaluated the proposals and narrowed the list down to the three we determined provided the most unique terms and most competitive rates (Northern Trust, City National Bank, and Iberia Bank).

A second meeting was held with each one of the selected respondents to better understand their terms and rates.

Each of the three institutions were asked to provide us their best and final options and rates by noon on October 8, 2019.

At the October 15, 2019 Regular Town Council Meeting we will be making a formal recommendation to select the institution that provided the Town with the most unique option and most competitive rates. At that time we will share the responses of the original 5 respondents and the final submittal of the three we narrowed the list down to.

Should you have specific questions or input, please see me individually.

LOAN ANALYSIS WORKSHEET

LOAN ANALYSIS			
INTEREST RATE	3.26%	MONTHLY PAYMENT	\$86,192.62
YEARS OF LOAN	2	TOTAL PAYMENT	\$2,068,622.93
LOAN AMOUNT	\$2,000,000.00	TOTAL INTEREST	\$68,622.93
PAYMENTS DUE	End of Period		

	YEARS							
RATE	3	5	10	12	15	20	25	30
2.00%	\$57,285.16	\$35,055.52	\$18,402.69	\$15,633.67	\$12,870.17	\$10,117.67	\$8,477.09	\$7,392.39
2.25%	\$57,503.70	\$35,274.69	\$18,627.47	\$15,861.10	\$13,101.70	\$10,356.17	\$8,722.61	\$7,644.92
2.50%	\$57,722.75	\$35,494.72	\$18,853.98	\$16,090.59	\$13,335.78	\$10,598.06	\$8,972.33	\$7,902.42
2.75%	\$57,942.33	\$35,715.62	\$19,082.21	\$16,322.13	\$13,572.43	\$10,843.33	\$9,226.22	\$8,164.82
3.00%	\$58,162.42	\$35,937.38	\$19,312.15	\$16,555.73	\$13,811.63	\$11,091.95	\$9,484.23	\$8,432.08
3.25%	\$58,383.03	\$36,160.00	\$19,543.81	\$16,791.38	\$14,053.38	\$11,343.92	\$9,746.32	\$8,704.13
3.50%	\$58,604.16	\$36,383.49	\$19,777.17	\$17,029.07	\$14,297.65	\$11,599.19	\$10,012.47	\$8,980.89
3.75%	\$58,825.81	\$36,607.84	\$20,012.25	\$17,268.80	\$14,544.45	\$11,857.77	\$10,282.62	\$9,262.31
4.00%	\$59,047.97	\$36,833.04	\$20,249.03	\$17,510.57	\$14,793.76	\$12,119.61	\$10,556.74	\$9,548.31
4.25%	\$59,270.65	\$37,059.11	\$20,487.51	\$17,754.36	\$15,045.57	\$12,384.69	\$10,834.76	\$9,838.80
4.50%	\$59,493.85	\$37,286.04	\$20,727.68	\$18,000.16	\$15,299.87	\$12,652.99	\$11,116.65	\$10,133.71
4.75%	\$59,717.56	\$37,513.82	\$20,969.55	\$18,247.98	\$15,556.64	\$12,924.47	\$11,402.35	\$10,432.95
5.00%	\$59,941.79	\$37,742.47	\$21,213.10	\$18,497.81	\$15,815.87	\$13,199.11	\$11,691.80	\$10,736.43
5.25%	\$60,166.54	\$37,971.97	\$21,458.34	\$18,749.63	\$16,077.55	\$13,476.88	\$11,984.95	\$11,044.07
5.50%	\$60,391.80	\$38,202.32	\$21,705.26	\$19,003.44	\$16,341.67	\$13,757.75	\$12,281.75	\$11,355.78
5.75%	\$60,617.58	\$38,433.54	\$21,953.84	\$19,259.24	\$16,608.20	\$14,041.67	\$12,582.13	\$11,671.46
6.00%	\$60,843.87	\$38,665.60	\$22,204.10	\$19,517.00	\$16,877.14	\$14,328.62	\$12,886.03	\$11,991.01
6.25%	\$61,070.68	\$38,898.52	\$22,456.02	\$19,776.74	\$17,148.46	\$14,618.56	\$13,193.39	\$12,314.34
6.50%	\$61,298.01	\$39,132.30	\$22,709.60	\$20,038.42	\$17,422.15	\$14,911.46	\$13,504.14	\$12,641.36
6.75%	\$61,525.84	\$39,366.92	\$22,964.82	\$20,302.05	\$17,698.19	\$15,207.28	\$13,818.23	\$12,971.96
7.00%	\$61,754.19	\$39,602.40	\$23,221.70	\$20,567.62	\$17,976.57	\$15,505.98	\$14,135.58	\$13,306.05
7.25%	\$61,983.06	\$39,838.72	\$23,480.21	\$20,835.12	\$18,257.26	\$15,807.52	\$14,456.14	\$13,643.53
7.50%	\$62,212.44	\$40,075.90	\$23,740.35	\$21,104.53	\$18,540.25	\$16,111.86	\$14,779.82	\$13,984.29
7.75%	\$62,442.33	\$40,313.92	\$24,002.13	\$21,375.84	\$18,825.52	\$16,418.97	\$15,106.58	\$14,328.24
8.00%	\$62,672.73	\$40,552.79	\$24,265.52	\$21,649.05	\$19,113.04	\$16,728.80	\$15,436.32	\$14,675.29
8.25%	\$62,903.65	\$40,792.50	\$24,530.53	\$21,924.15	\$19,402.81	\$17,041.31	\$15,769.00	\$15,025.33
8.50%	\$63,135.07	\$41,033.06	\$24,797.14	\$22,201.11	\$19,694.79	\$17,356.46	\$16,104.54	\$15,378.27
8.75%	\$63,367.01	\$41,274.47	\$25,065.35	\$22,479.94	\$19,988.97	\$17,674.21	\$16,442.87	\$15,734.01
9.00%	\$63,599.47	\$41,516.71	\$25,335.15	\$22,760.61	\$20,285.33	\$17,994.52	\$16,783.93	\$16,092.45
9.25%	\$63,832.43	\$41,759.80	\$25,606.54	\$23,043.13	\$20,583.85	\$18,317.34	\$17,127.64	\$16,453.51
9.50%	\$64,065.90	\$42,003.72	\$25,879.51	\$23,327.46	\$20,884.49	\$18,642.62	\$17,473.93	\$16,817.08
9.75%	\$64,299.88	\$42,248.49	\$26,154.05	\$23,613.62	\$21,187.25	\$18,970.34	\$17,822.75	\$17,183.09
10.00%	\$64,534.37	\$42,494.09	\$26,430.15	\$23,901.57	\$21,492.10	\$19,300.43	\$18,174.01	\$17,551.43
10.25%	\$64,769.38	\$42,740.53	\$26,707.80	\$24,191.30	\$21,799.02	\$19,632.87	\$18,527.67	\$17,922.03
10.50%	\$65,004.89	\$42,987.80	\$26,987.00	\$24,482.81	\$22,107.98	\$19,967.60	\$18,883.63	\$18,294.79
10.75%	\$65,240.91	\$43,235.91	\$27,267.74	\$24,776.09	\$22,418.96	\$20,304.58	\$19,241.85	\$18,669.63
11.00%	\$65,477.43	\$43,484.85	\$27,550.00	\$25,071.11	\$22,731.94	\$20,643.77	\$19,602.26	\$19,046.47
11.25%	\$65,714.47	\$43,734.62	\$27,833.79	\$25,367.86	\$23,046.89	\$20,985.12	\$19,964.79	\$19,425.23
11.50%	\$65,952.01	\$43,985.21	\$28,119.09	\$25,666.33	\$23,363.80	\$21,328.59	\$20,329.38	\$19,805.83
11.75%	\$66,190.06	\$44,236.64	\$28,405.89	\$25,966.51	\$23,682.63	\$21,674.14	\$20,695.96	\$20,188.19
12.00%	\$66,428.62	\$44,488.90	\$28,694.19	\$26,268.38	\$24,003.36	\$22,021.72	\$21,064.48	\$20,572.25
12.25%	\$66,667.68	\$44,741.97	\$28,983.97	\$26,571.93	\$24,325.97	\$22,371.29	\$21,434.88	\$20,957.93

RATE	3	5	10	12	15	20	25	30
12.50%	\$66,907.25	\$44,995.88	\$29,275.23	\$26,877.15	\$24,650.44	\$22,722.81	\$21,807.08	\$21,345.16
12.75%	\$67,147.33	\$45,250.60	\$29,567.96	\$27,184.01	\$24,976.74	\$23,076.23	\$22,181.05	\$21,733.86
13.00%	\$67,387.90	\$45,506.15	\$29,862.15	\$27,492.50	\$25,304.84	\$23,431.51	\$22,556.71	\$22,123.99
13.25%	\$67,628.99	\$45,762.51	\$30,157.78	\$27,802.62	\$25,634.73	\$23,788.62	\$22,934.01	\$22,515.47
13.50%	\$67,870.57	\$46,019.69	\$30,454.86	\$28,114.34	\$25,966.37	\$24,147.49	\$23,312.90	\$22,908.24
13.75%	\$68,112.67	\$46,277.69	\$30,753.36	\$28,427.65	\$26,299.75	\$24,508.11	\$23,693.32	\$23,302.25
14.00%	\$68,355.26	\$46,536.50	\$31,053.29	\$28,742.54	\$26,634.83	\$24,870.42	\$24,075.22	\$23,697.44
14.25%	\$68,598.36	\$46,796.13	\$31,354.62	\$29,058.99	\$26,971.59	\$25,234.38	\$24,458.55	\$24,093.74
14.50%	\$68,841.95	\$47,056.56	\$31,657.36	\$29,376.98	\$27,310.02	\$25,599.96	\$24,843.26	\$24,491.12
14.75%	\$69,086.06	\$47,317.81	\$31,961.48	\$29,696.50	\$27,650.08	\$25,967.11	\$25,229.29	\$24,889.51
15.00%	\$69,330.66	\$47,579.86	\$32,266.99	\$30,017.54	\$27,991.74	\$26,335.79	\$25,616.61	\$25,288.88
15.25%	\$69,575.76	\$47,842.72	\$32,573.87	\$30,340.07	\$28,334.99	\$26,705.97	\$26,005.16	\$25,689.17
15.50%	\$69,821.36	\$48,106.38	\$32,882.11	\$30,664.09	\$28,679.81	\$27,077.61	\$26,394.90	\$26,090.34
15.75%	\$70,067.46	\$48,370.85	\$33,191.70	\$30,989.57	\$29,026.16	\$27,450.67	\$26,785.79	\$26,492.34
16.00%	\$70,314.07	\$48,636.11	\$33,502.62	\$31,316.51	\$29,374.01	\$27,825.12	\$27,177.78	\$26,895.14

CIVIC CENTER COMPLEX
FINANCIAL OPTIONS

Bank Name	Amount	Rate	Terms	Repayment	Fees	Conditions & Covenants	Collateral
Northern Trust	2 million	2.97%	3 year	Semi-annual	No fee	Depository Relationship	Assigment of drug enforcement agency funds
* Line of credit		overnight libor rate + 1.15% tax exempt					Pledge of non-Ad Valorem revenues supported by budget
	2 million	3.04% Fixed	20 year	Semi-annual			Pledge of non-Ad Valorem revenues supported by budget
		rate fixed for 10 yrs, rate changes to current market at 10th yr anniversary					
City National Bank	4 million	2.67% Fixed	20 year	Semi-annual	No Fee	Depository Relationship minimum \$1,000,000	Covenant to budget, appropriate from all non-Ad valorem
		adjusted daily prior to final decision		interest only 24 months during construction		Automatic Debit Payments	revenue
		After- Annual principal paym., semi-annual interest paym.					
Iberia Bank	4 million	2.90% Fixed	20 year	Monthly	No Fee	Depository Relationship	First lien pledge on ALL of the Town's revenue line items
				interest only 24 months during construction			excluding ad-valorem taxes
		After- monthly principal and interest based on 18 yr amortization schedule					

* All are subject to formal review of the Town's
financials and credit approval & pledge of non
Ad Valrem Revenues

LIBOR rate	1.89	1 year
LIBOR rate 10/8/19	1.94	one month
PRIME RATE	5%	

October 8, 2019

Maria Camacho
Town of Golden Beach
1 Golden Beach Drive
Golden Beach, FL 33160

Sent via email: mcamacho@goldenbeach.us with cc: AlexDiaz@goldenbeach.us

Ref: Town Hall Financing

Dear Ms. Camacho:

City National Bank of Florida ("Bank") is pleased to provide you with the following Term Sheet which outlines the basic terms and conditions currently being contemplated for the proposed extension of credit to the Town of Golden Beach.

Borrower:	Town of Golden Beach, Florida (the "City")
Lender:	City National Bank of Florida (the "Bank")
Type of Financing:	Fixed Rate Bank Qualified Loan (the "Loan")
Loan Amount:	\$4,000,000.00
Purpose:	The proceeds of the "Note" will be for construction of a Town Hall.
Collateral/Security:	Covenant to Budget and Appropriate from all legally available non-Ad valorem revenue.
Repayment Terms:	Interest-only paid semi-annually for 24 months for construction, followed by the remainder of 10-year term based on a 20-year amortization with annual Principal Payment Dates and semi-annual Interest Payment Dates.
Closing:	Expected November 2019
Interest Rate:	Bank Qualified Tax Exempt rate of <u>2.67%</u> .
Rate Indexing:	The rate is indicative and can change daily. A new rate will be fixed two (2) business days prior to its funding by using the following formula: [CNB Bank Adjusted Rate + 1.65%] x 0.79
Bank Qualification:	Borrower reasonably anticipates that the Loan will be Bank Qualified.
Pre-Payment:	The Town can pre-pay the loan at any time with no pre-payment penalty
Loan Fee:	None.

Authorized Signors: Borrower's governing board shall provide Lender with its resolution or ordinance authorizing this Agreement and shall designate the Individual(s) to execute all necessary documents used therein.

Legal Opinion: Borrower's counsel shall furnish Lender with an opinion covering the Note, the documents used herein, that the portion of payments designated as and constituting interest paid by Borrower and received by Lender is excluded from gross income for federal income tax purposes under Section 103 of the Internal Revenue Code of 1986 and is exempt from State personal income taxes and that such interest is not a specific preference item for purposes of the federal individual or corporate alternative minimum taxes. This opinion shall be in a form and substance satisfactory to Lender.

Documentation: Documentation will be furnished by Borrower's counsel and will be in a form and substance satisfactory to the parties. Borrower will also provide board resolutions, incumbency certificates and other documentation required by Lender.

Treatment: The Lender intends to treat the Note as a privately placed loan versus a publicly traded security and will therefore be issued as a single obligation equal to the amount of the borrowing. The Note will not be assigned a CUSIP, registered with the DTC, feature certain transfer restrictions between bank affiliates or institutional buyers and cannot be marketed via an offering document.

Disclosure: Lender is not a registered municipal advisor as defined under the Dodd-Frank Wall Street Reform and Consumer Protection Act and does not provide financial or tax advice.

Proposal Expiration: October 31, 2019 unless extended by Bank

Financial Covenants: The Loan Documents will include monitored financial covenants that are customary for lending transactions of this type and appropriate in the judgment of Bank, including at a minimum:

Minimum Debt Service Coverage Ratio $\geq 1.25x$, tested annually.

All accounting terms used, unless otherwise defined differently herein, shall be construed in accordance with Generally Accepted Accounting Principles ("GAAP").

Credit Due Diligence: Additional information may be requested during the underwriting process. This term sheet is a summary regarding the financing transaction on the general terms and conditions outlined herein. This term sheet is not intended to and does not create any binding legal obligation on the part of either party. Credit, legal and investment approval have not yet been obtained for the amount or other aspects of the proposed financing, and after obtaining the same, any commitment will be subject to the negotiation, execution and delivery of final legal documentation acceptable to all parties and their counsel. Lender may change the terms or cease future consideration of the financing at any time without liability to Borrower. In

any event, the terms and conditions of this term sheet, shall be superseded by and shall no longer be effective upon the execution and delivery of final legal documentation with respect to this proposed transaction. This term sheet does not purport to summarize all of the terms and conditions upon which the Note are to be based, which terms and conditions would be contained fully in final documentation, and indicates only the principal term and conditions under which the transaction will be considered.

Conditions Precedent to Closing:

In addition to the usual and customary conditions for lending transactions of this type, any obligation of the Bank to provide financing is subject to satisfaction of the following conditions at or prior to the Closing Date or prior to disbursement of funds as indicated on a basis satisfactory to the Bank:

1. Completion of due diligence and analysis up to the date of closing.
2. Bank receipt and satisfactory review by Banks outside legal counsel of the organizational documents of Borrower.
3. Bond counsel opinion on qualifying for tax-exempt financing.
4. Borrower's Counsel Opinion substantially in the form approved by Bank and its Counsel.
5. Subject to such other terms and conditions requested by Bank and/or its counsel.
6. Borrower to open and maintain a depository account with minimum balances of USD\$1,000,000 with Bank at close.
7. Borrower to establish and maintain its main banking services including depository and treasury management relationship with Bank.

Events of Default:

The Loan Documents will contain Events of Default that are usual and customary for lending transactions of this type, subject to limitations and exceptions to be agreed upon, including, but not limited to, defaults based upon non-payment of any principal, interest, fees or other charges when due under terms of the Loan Documents, misrepresentations, breach of covenants, insolvency or bankruptcy of any Borrower or Guarantor, non-compliance with law, entry of certain judgments, change of control and cross defaults with respect to other debt for borrowed money.

Bank Counsel Fees:

To review the documents and prepare the note should not exceed \$6,000.00.

Costs:

The Borrower will be responsible for all legal fees of Bank actually incurred in connection with the preparation, negotiation and execution of the Loan Documents, all reasonable out-of-pocket expenses, including, without limitation, all business, financial, and collateral due diligence expenses and, to the extent provided herein, examination fees and attorney's fees that can be rolled into the loan amount at closing.

It is a pleasure to offer this financing proposal to the Town. We hope that our genuine excitement regarding the opportunity shines through in our response. As always, please don't hesitate to reach out with any questions.

Very truly yours,



Lance Aylsworth
Senior Vice President
City National Bank of Florida
lance.aylsworth@citynational.com

**Agreed to and Accepted by:
The Town of Golden Beach**

X _____

Authorized Signor Name: _____

Title of Authorized Signor

Date of Term Sheet Execution

IBERIABANK
PRIVATE CLIENT

October 2, 2019

Mr. Alexander Diaz
Town Manager
Town of Golden Beach, Florida
Re: Revolving Line of Credit Response
Golden Beach, Florida 33160

RE: \$4,000,000.00 Term Loan

Dear Mr. Diaz,

On behalf of IBERIABANK, (the "Bank") we would like to thank you for the opportunity to consider financing the loan transaction referenced below. The Bank has an interest in continuing discussions for a loan with a structure and terms as follows:

Borrower: Town of Golden Beach, Florida

Loan Amount: \$4,000,000.00 – Term Loan.

Purpose: The Town of Golden beach is requesting a proposal for a Bank Qualified Tax Exempt fixed rate loan in the amount of \$4MM. The Town of Golden Beach is relocating a new town hall building and developing a civic center master plan, including relocating paved basketball courts, tennis courts & playground, as well as to renovate the current town hall into a private gym, game room, and usable rooftop area with shading for the residents.

Collateral: The loan shall be secured by a first lien pledge on all of the Town's revenue line items, Excluding Ad-Valorem Taxes, (collectively, the "Pledged Revenues"). In addition, the Borrower will covenant to budget and appropriate legally available funds of the Borrower to the extent the Pledged Revenues are not sufficient to pay any debt service payments when due.

Guarantor: None

Maturity: 20 Years from Closing

**Compensating
Balances:** Borrower shall maintain all primary operating depository accounts with lender throughout the term of the loan.

Repayment Terms: 24 months interest only, followed by 216 monthly principal and interest payments based on an 18 year amortization schedule.

Pre-payment Penalty: None

Interest Rate: Bank Qualified Tax Exempt Ten (10) year Fixed Rate of 3.08%. Thereafter, the interest rate will be re-priced every five (5) years at the then five (5) Year Treasury + 1.39% fixed.

Commitment Fee: None

Loan Conditions: The loan agreement will contain such usual types of covenants and event of default provisions as is usual and customary for this type of loan transaction, including without limitation the following: (i) a prohibition against Borrower issuing any additional debt secured by any of the Pledged Revenues without the Bank's prior written consent, (ii) a default rate equal to the lesser of 18% per annum based on a year of 360 days and the maximum rate allowed under Florida law, (iv) a late charge equal to 5% of each payment past due for 10 or more days, (v) acceleration of all outstanding amounts due upon default, (vi) Borrower maintaining a depository relationship with the Bank, and (vii) an opinion letter from the Borrower's counsel confirming that Borrower is duly authorized to enter into the Loan, the Borrower has the capacity to pledge all revenue line items (**Excluding ad valorem taxes**) and that all of such revenues are unencumbered, and such other matters as customary for such a transaction as determined by the Bank and its counsel in their reasonable discretion.

**No Advisory or
Fiduciary Role:**

The Town acknowledges and agrees that: (i) information contained in this document regarding the Loan is for discussion purposes only in anticipation of engaging in arm's length commercial transactions with the Town in which the Bank would be acting solely as a principal to make a loan to the Town, and not as a municipal advisor, financial advisor or fiduciary to the Town or any other person or entity regardless of whether the Bank or an affiliate has or is currently acting as such on a separate transaction; (ii) the Bank has not assumed any advisory or fiduciary responsibility to the Town with respect to the transaction contemplated hereby and the discussions, undertakings and procedures leading thereto (irrespective of whether the Bank or its affiliates have provided other services or are currently providing other services to the Town on other matters); (iii) the only obligations the Bank has to the Town with respect to the transaction contemplated hereby expressly are set forth in this term sheet and the financing documents; and (iv) the Town has consulted its own legal, accounting, tax, financial and other advisors, as applicable, to the extent it has deemed appropriate.

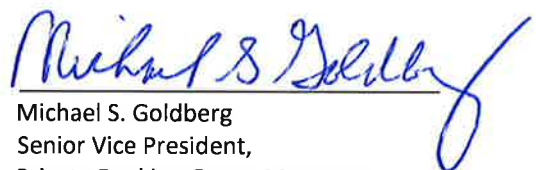
Note: This letter does not constitute an offer by Bank to make a loan. No such offer exists, and no such offer shall exist unless and until communicated by Bank. This is a non-binding term sheet describing basic terms and conditions under which Iberiabank would consider entering into a credit relationship with Borrower and is subject to further due diligence and credit approval. This letter shall in no event constitute a "credit agreement" as defined in Section 687.0304, Florida Statutes. This letter is being submitted to you on a confidential basis, and the terms of the proposed arrangement set forth above are not to be divulged by you to any other lender or third parties.

Thank you for the opportunity to consider financing this transaction. We look forward to pursuing this opportunity with you.

Sincerely,



Eli Sasson-Bril
Assistant Vice President,
Private Banking Relationship Manager



Michael S. Goldberg
Senior Vice President,
Private Banking Group Manager



**NORTHERN
TRUST**

Proposed Terms and Conditions

The following summary is for discussion purposes only and is not a commitment to lend or otherwise extend credit, nor should you rely on it as such. Any commitment would be subject to additional due diligence, credit approval, and the negotiation and execution of credit documentation satisfactory to The Northern Trust Company in its sole discretion. The terms outlined below do not purport to summarize all of the conditions, covenants, representations, warranties and other requirements that would be included in such credit documentation, and terms may be changed or supplemented. This is for your confidential use only, and without the prior written consent of The Northern Trust Company the contents or existence of this term sheet may not be disclosed to a third party other than the Proposed Borrower's financial advisors and attorneys:

Facility #1:

Borrower:	Town of Golden Beach, Florida
Purpose:	To provide funds for the construction of new Civic Center and related improvements.
Type:	Line of Credit
Amount:	\$2,000,000 (Two million dollars and no cents)
Interest Rate:	Overnight Libor + 1.15% Tax Exempt (currently 2.97%). Notwithstanding the forgoing, the interest rate shall not be less than 1.15% at any time.
Fee:	None
Term:	3 years
Repayment:	Semi-annual interest only payments, principal due at loan maturity
Collateral:	This loan shall be secured by: <ol style="list-style-type: none">1) Assignment of Drug Enforcement Agency funds2) Pledge of non-Ad Valorem revenues supported by covenant to budget/appropriate sufficient Non-Advalorem revenues for loan repayment
Prepayment:	Loan proceeds can be borrowed and repaid without penalty at any time during the term of the Line of Credit.

Facility #2:

Borrower:	Town of Golden Beach, Florida
Purpose:	To provide funds for the construction of new Civic Center and related improvements.
Type:	Term Loan
Amount:	\$2,000,000 (Two million dollars and no cents)
Interest Rate:	Tax-Exempt 10 year fixed rate of 3.04% (Assumes loan is Bank Qualified), thereafter new 10 year fixed rate shall be provided based on then prevailing market interest rates. The above fixed rate is indicative based on market conditions as of October 7, 2019 and can vary based on normal market fluctuations.
Fee:	None
Term:	20 years
Put Feature:	Northern Trust shall have the right in its sole discretion to call the loan due in full on the 10 year anniversary from the closing date of the loan.
Repayment:	Semi-annual principal and interest payments based on a 20 year amortization schedule.
Collateral:	This loan shall be secured by: 1) Pledge of non-Ad Valorem revenues supported by covenant to budget/appropriate sufficient Non-Advalorem revenues for loan repayment
Prepayment:	A prepayment penalty may apply for any unscheduled principal reductions made during the initial 5 year term of the Loan. After year 5, there shall be no prepayment penalty applicable for any unscheduled principal reductions.

The following terms and conditions shall apply to Facility #1 and Facility #2:

- 1) Interest Rates: If for any reason, the interest on Loan becomes includable in the gross income of Northern Trust for federal income tax purposes, the interest rate on Loan shall increase as of the effective date of such event to a rate of interest that shall result in the same yield to Northern as the taxable equivalent yield on the Loan.

2) Expenses: Proposed Borrower to pay all fees, costs, and disbursements reasonably incurred by Northern Trust including but not limited to the costs of outside legal counsel.

3) Loan Documents, Covenants: The loan documents will contain such usual types of representations including but not limited to general warranties, covenants, events of default, default interest rate provisions and other conditions as are required by Northern Trust.

The Northern Trust loans shall be cross-defaulted.

4) Reporting Requirements:

Borrower shall provide audited statements annually no later than 180 days from the fiscal year end. Fiscal year end statements shall be prepared by independent certified public accountants selected by the Borrower and satisfactory to Northern.

Although the proposed loans are not subject to normal construction monitoring, the Borrower shall provide Northern Trust with a quarterly construction status report for informational purposes.

2) Financial Covenants: Minimum Annual Debt Service Coverage. Borrower shall meet a minimum Annual Debt Service Coverage Ratio of 1.00x. Debt Service shall be measured as Borrower's total operating revenues less Borrower's total operating expenses exclusive of interest on debt, divided by annual Debt Service Obligations, including Northern Trust and non-Northern Trust debt obligations.



TOWN OF GOLDEN BEACH

One Golden Beach Drive
Golden Beach, FL 33160

MEMORANDUM

Date: October 15, 2019

To: Honorable Mayor Glenn Singer &
Town Council Members

From: Lissette Perez,
Interim Town Clerk

Subject: Resolution No. 2652.19; Appointing Members to the Town of
Golden Beach – Security and Public Safety Advisory
Committee

Item Number:

5

Recommendation:

It is recommended that the Town Council adopt the attached Resolution No. 2652.19 as presented.

Background:

On December 13, 2005 the Town Council of the Town of Golden Beach adopted Ordinance No. 498.05, codifying the establishment of the Security and Public Safety Advisory Committee. The Committee is comprised of up to five members appointed by the Town Council. The members will serve a one-year term beginning on October 15, 2019 and allowing for reappointment.

Fiscal Impact:

None

TOWN OF GOLDEN BEACH, FLORIDA

RESOLUTION NO. 2652.19

A RESOLUTION OF THE TOWN COUNCIL OF THE TOWN OF GOLDEN BEACH, FLORIDA; APPOINTING MEMBERS TO THE TOWN OF GOLDEN BEACH SECURITY AND PUBLIC SAFETY ADVISORY COMMITTEE PROVIDING FOR IMPLEMENTATION; AND PROVIDING FOR AN EFFECTIVE DATE.

WHEREAS, on December 13, 2005, the Town Council of the Town of Golden Beach adopted Ordinance No. 498.05, codifying the establishment of the Security and Public Safety Advisory Committee (the "Committee"); and

WHEREAS, the Town Council wishes to make the following appointments to the committee: Charles German, Chris Gilson, Elizabeth Shapkin, Jessie Mendal and Lydia Eskenazi.

WHEREAS, they will serve as members of the Committee for one-year terms; and

NOW, THEREFORE, BE IT RESOLVED BY THE TOWN COUNCIL OF THE TOWN OF GOLDEN BEACH, FLORIDA, AS FOLLOWS:

Section 1. Recitals Adopted. That the foregoing recitals are true and correct and incorporated herein by this reference.

Section 2. Appointment and Term. That the Town Council hereby appoints Charles, Gernan, Chris Gilson, Elizabeth Shapkin, Jessie Mendal and Lydia Eskenazi to serve as members of the Committee for an initial term of one year beginning on October 15, 2019.

Section 3. Implementation. That the Mayor and Town Manager are authorized to take any and all action which is necessary to implement this Resolution.

Section 4. Effective Date. That this Resolution shall be effective immediately upon adoption.

Sponsored by **Town Administration.**

The Motion to adopt the foregoing Resolution was offered by _____,
seconded by _____ and on roll call the following vote ensued:

Mayor Glenn Singer	_____
Vice Mayor Kenneth Bernstein	_____
Councilmember Judy Lusskin	_____
Councilmember Jaime Mendal	_____
Councilmember Bernard Einstein	_____

PASSED AND ADOPTED by the Town Council of the Town of Golden Beach,
Florida, this 15th day of October, 2019.

MAYOR GLENN SINGER

ATTEST:

LISSETTE PEREZ
TOWN CLERK

APPROVED AS TO FORM
AND LEGAL SUFFICIENCY:

STEPHEN J. HELFMAN
TOWN ATTORNEY



TOWN OF GOLDEN BEACH

One Golden Beach Drive
Golden Beach, FL 33160

MEMORANDUM

Date: October 15, 2019

To: Honorable Mayor Glenn Singer &
Town Council Members

From: Lissette Perez, 
Town Clerk

Subject: Resolution No. 2653.19 – Appointing Members to the Town of
Golden Beach – Building Regulation Advisory Board

Item Number:

6

Recommendation:

It is recommended that the Town Council adopt the attached Resolution No. 2653.19 as presented.

Background:

On December 13, 2005 the Town Council of the Town of Golden Beach adopted Ordinance No. 499.05, amending Division 3, "Building Regulation Advisory Board", of Article III, "Boards, Committees, Commissions", of the Town Code of Ordinances, by modifying the composition, organization and duties of the Town's Building Regulation Advisory Board. The Board is comprised of five members and two alternate members appointed by the Town Council. The members serve a one-year term beginning on October 15, 2019 and allowing for reappointment.

Fiscal Impact:

None

TOWN OF GOLDEN BEACH, FLORIDA

RESOLUTION NO. 2653.19

A RESOLUTION OF THE TOWN COUNCIL OF THE TOWN OF GOLDEN BEACH, FLORIDA; APPOINTING MEMBERS TO THE TOWN OF GOLDEN BEACH BUILDING REGULATION ADVISORY BOARD PROVIDING FOR IMPLEMENTATION; AND PROVIDING FOR AN EFFECTIVE DATE.

WHEREAS, on December 13, 2005, the Town Council of the Town of Golden Beach adopted Ordinance No. 499.05, amending Division 3, "Building Regulation Advisory Board", of Article III, "Boards, Committees, Commissions", of the Town Code of Ordinances, by modifying the composition, organization and duties of the Town's Building Regulation Advisory Board (the "Board"); and

WHEREAS, the Town Council wishes to make the following appointments to the committee: Jerome Hollo, Isaac Murciano, Judy Mimoun, Zvi Shiff, and Alan Macken to serve as members of the Board and Eric Cohen, Stephanie Halphen and Beth Geduld to serve as alternate members of the Board; and

WHEREAS, they will serve as members of the Board for one-year terms.

NOW, THEREFORE, BE IT RESOLVED BY THE TOWN COUNCIL OF THE TOWN OF GOLDEN BEACH, FLORIDA, AS FOLLOWS:

Section 1. Recitals Adopted. That the foregoing recitals are true and correct and incorporated herein by this reference.

Section 2. Appointment and Term. That the Town Council hereby appoints Jerome Hollo, Isaac Murciano, Judy Mimoun, Zvi Shiff, and Alan Macken to serve as members of the Board and Eric Cohen, Stephanie Halphen, and Beth Geduld to serve

as alternate members of the Board for a term of one year beginning on the effective date of this resolution.

Section 3. Implementation. That the Mayor and Town Manager are authorized to take any and all action which is necessary to implement this Resolution.

Section 4. Effective Date. That this Resolution shall be effective immediately upon adoption.

Sponsored by **Town Administration.**

The Motion to adopt the foregoing Resolution was offered by _____,
seconded by _____ and on roll call the following vote ensued:

Mayor Glenn Singer	_____
Vice Mayor Kenneth Bernstein	_____
Councilmember Judy Lusskin	_____
Councilmember Jaime Mendal	_____
Councilmember Bernard Einstein	_____

PASSED AND ADOPTED by the Town Council of the Town of Golden Beach,
Florida, this 15th day of October, 2019.

MAYOR GLENN SINGER

ATTEST:

LISSETTE PEREZ
TOWN CLERK

APPROVED AS TO FORM
AND LEGAL SUFFICIENCY:

STEPHEN J. HELFMAN
TOWN ATTORNEY

TOWN OF GOLDEN BEACH



OCTOBER 2019 HIGH TIDE EVALUATION REPORT

OCTOBER 8, 2019

PREPARED BY



CRAIG A. SMITH & ASSOCIATES
21045 Commercial Trail
Boca Raton, Florida 33486
561.314.4445

SECTION 1 – SUMMARY OF WORK

On behalf of the Town of Golden Beach, Craig A. Smith & Associates (CAS) has prepared an October High Tide Evaluation Report. CAS responded to the Town's request to observe the impacts to the existing stormwater system from the October or "King" tides. A field visit was performed by CAS staff on Tuesday, October 1, 2019 to observe the tidal impacts to the system (i.e. stormwater inlets, manholes, pump stations and outfalls) and to make recommendations to offset the impacts from the high tides. A second inspection was performed on Thursday, April 3, 2019 regarding Pump Station No. 1 (Tweddle Park) issues.

Refer to Exhibit D for Town-wide evaluation map.

SECTION 2 – HIGH TIDE IMPACTS

The Town of Golden Beach being a low-lying community located on a barrier island between the Intracoastal Waterway and the Atlantic Ocean is vulnerable to tidal activities. The King tides, occurring during the new moon cycles in the spring and fall seasons, are the highest predicted high tides of the year and can cycle some three feet above normal levels. Warmer ocean temperatures and seasonal wind and weather patterns can drive water levels even higher. Gusty easterly trade winds over South Florida will generate waves that act to further the flood threat in low-lying coastal areas.

Recorded winds on September 30 and October 1 were out of the northeast at 15 to 20 miles per hour with gusts as high as 25 miles per hour. On Monday, September 30th, according to Dr. Nancy Gassman, assistant Public Works Director for the City of Fort Lauderdale, "The elevations that we're seeing today are in the range of 10-12 inches above what was predicted and so when that happens we do end up seeing a greater level of tidal flooding throughout various low lying areas..."

On September 25, 2019 the United Nations Intergovernmental Panel on Climate Change released a report on the climate change effect on oceans that indicated global sea levels rose nearly six inches in the last century and are rising at accelerated rates. Future sea level rising will increase the frequency of extreme sea-level events such as high tides and storms.

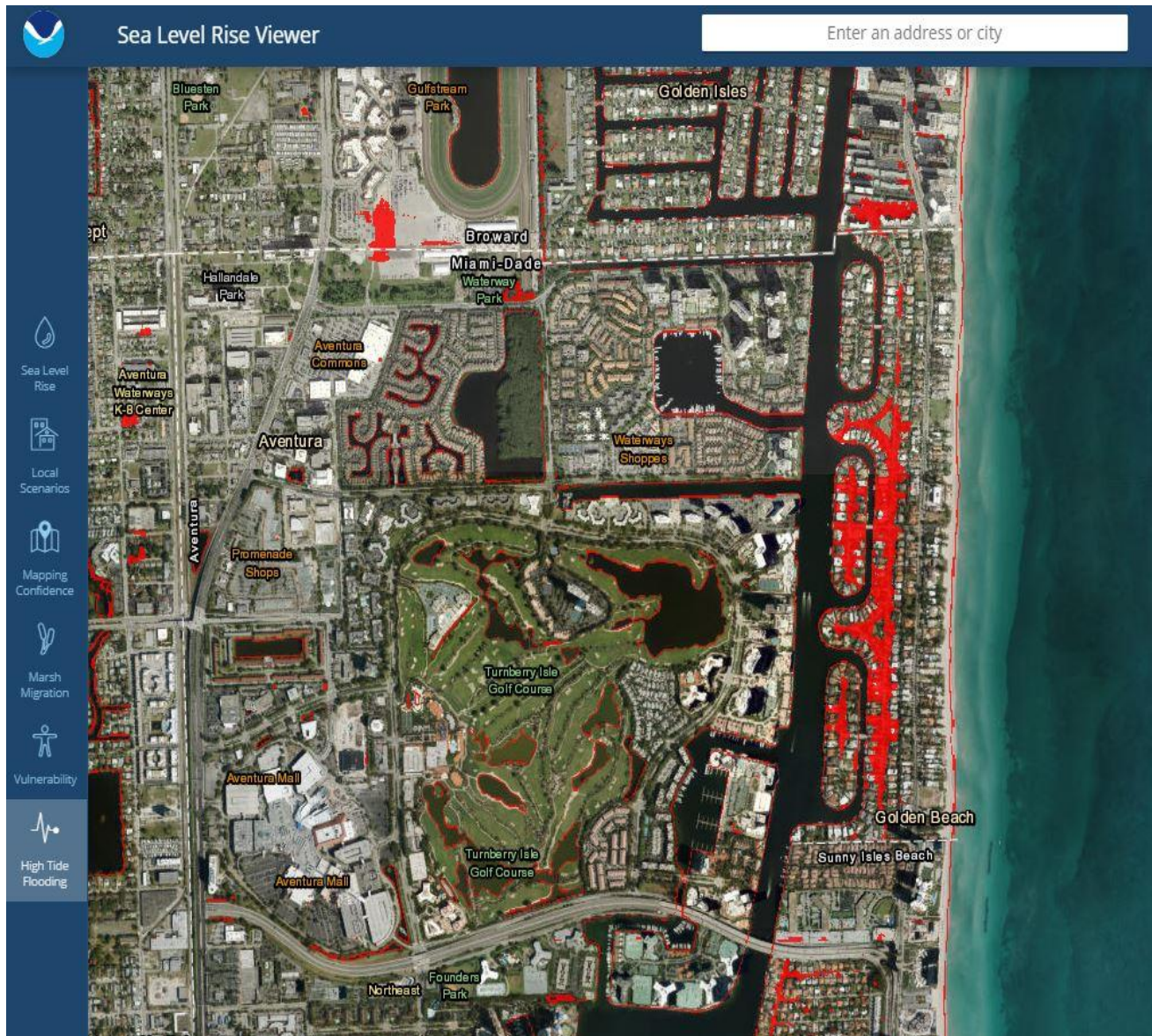


Exhibit A - National Oceanic and Atmospheric Administration Areas Vulnerable to High Tide Flooding.

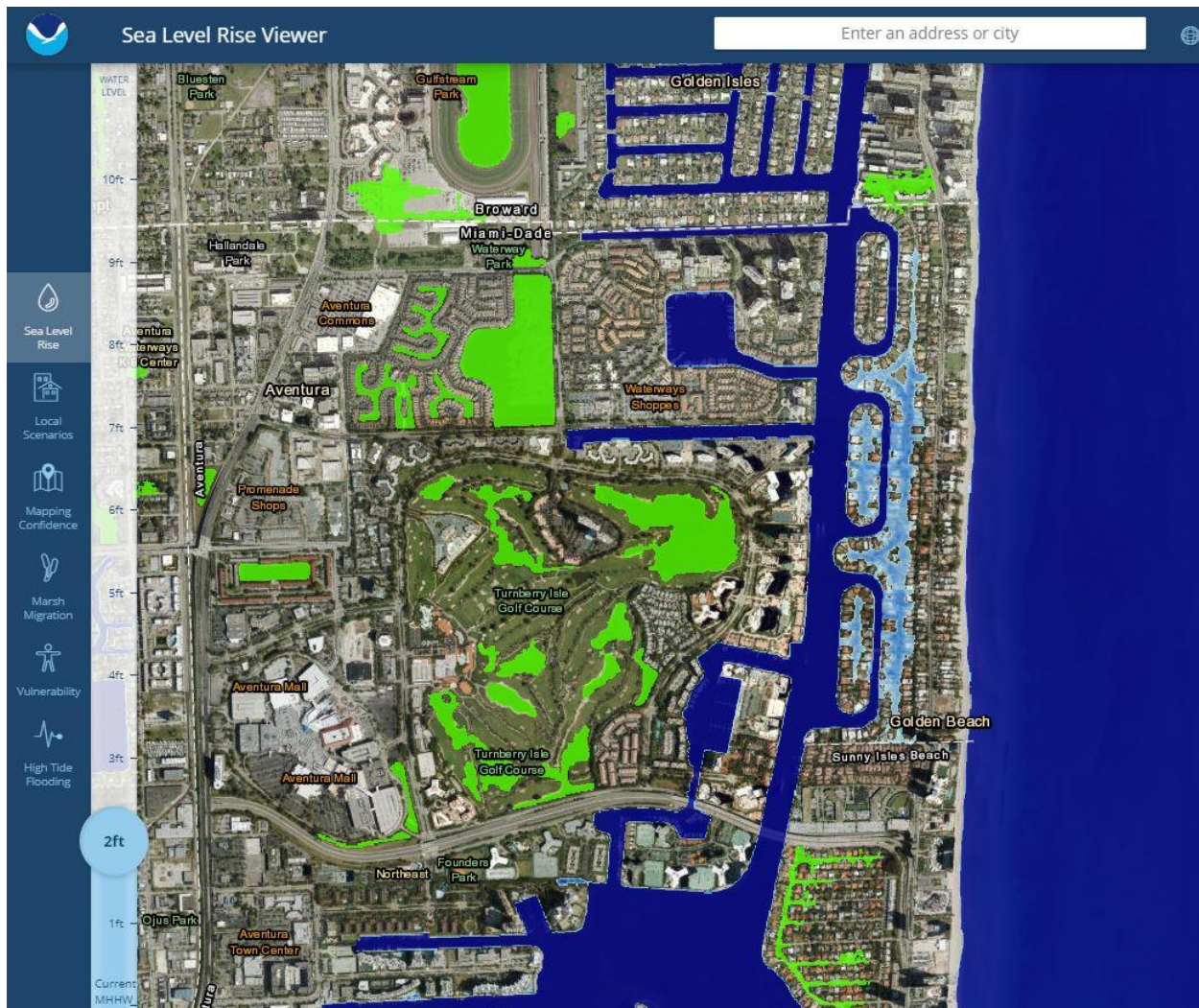


Exhibit B - NOAA Areas Prone to 2-Foot Sea Level Rises (Relative to Historical Mean Higher High Water Datum).

SECTION 3 –SITE OBSERVATIONS

During the observation of the stormwater system, CAS took several physical measurements at various existing inlets within the Town to determine the rate of rising water levels. Over a three-hour period, water levels rose between 21-inches and 24-inches. The last readings occurred two and a half hours before the estimated peak high-water level for that day.

Exhibit C indicates the Tidal Predictions and Preliminary Data at the South Port Tidal Station for September 30, 2019 to October 2, 2019. The South Port station is the closest NOAA station; located approximately 8 miles north of the Town. Over the three-day period the preliminary data indicated that the high tide event peaked at elevation 4.18 (NGVD) at 3:00 PM on October 1, 2019. The peak high tide was approximately 1.2 feet higher than the predicted high tide stage. This is maybe related to warmer ocean temperatures and gusty trade winds.

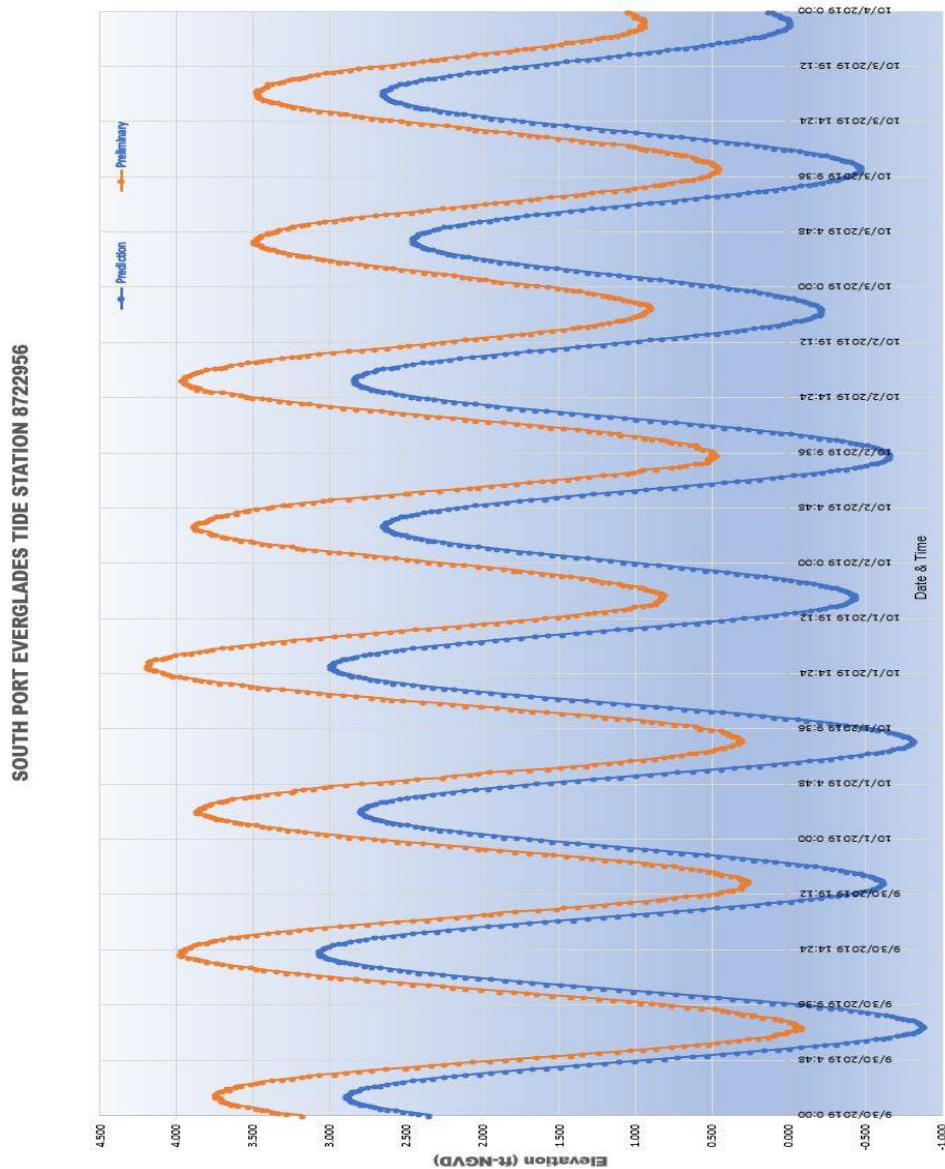


Exhibit C – NOAA Tidal Predictions for Sept. 30, 2019 - Oct. 2, 2019

During the course of investigating the existing stormwater network, CAS reviewed the following issues:

PUMP STATION No. 1 (Tweddle Park):

- CAS and Town staff investigated an exfiltration issue at the Tweddle Park pump station. When the pumps at the station were initiated, a surge of water was forced out of the manhole covers at the well discharge pipe on the north side of the pump station. A second inspection was performed on Thursday, October 3, 2019 to determine the exact cause of the issue also observed the possibility of leakage from the north face of the existing pump station weir chamber (Refer to Exhibit E – Observation Report). Through a series of tests on the entire outfall pipe it was determined that the surge issue was caused by a blockage in the existing 30-inch outfall pipe located on the west side of the road between the residential addresses 146 and 150 Golden Beach Drive. Refer to Exhibit D and photograph 1 in Exhibit F.
- King high tides also inhibit drainage well performance where discharge can only occur during higher elevations due to the mounding effect caused by density differential between fresh and saltwater.

STORMWATER SYSTEM/ INLETS

Due to the Town's existing geographical and geological condition (i.e. low-lying area with high groundwater tables) the stormwater systems (inlets, manholes, pipes and outfalls) were designed and constructed as a water-tight system. This was in an effort to allow surface water from entering the system and deter groundwater intrusion. An additional design safeguard was to install flap gate devices at all force main and gravity outfalls to eliminate water from the Intracoastal from entering into the "sealed" system. This allowed the stormwater pipe network and pump stations to function as intended.

- During the evaluation of the stormwater system it was evident that as the tide rose the ocean water (Intracoastal water) would seek a path of least resistance. Intracoastal water was observed entering the east side of structure number 30A (Exhibit D), across from town hall. This was caused by a failure in the integrity of the sealing of the top slab to the walls of the structure.
- Intracoastal water was also observed discharging from a group of Florida Power and Light handhole covers located in the sidewalk at the southwest corner of Golden Beach Drive and Verona Avenue. (Exhibit F, Photo 2)
- At 330 South Parkway Intracoastal water was observed seeping out at the lots lowest point; where the concrete drive connected with the front green area. This property is one of the oldest developed lots in the area, constructed in 1946, and has existing lot grades ranging from 2.8 to 3.4 NGVD. (Exhibit F, Photo 3)

OUTFALL PIPES

- During the field investigation, CAS observed the rising water levels at the two existing outfall structures on Center Island. These open grate structures are at the lowest elevations on the island at 1.91 feet NGVD (north) and 2.14 NGVD (south). Within two hours the water elevation had risen between 6-inches and 10 inches above the outfall grate elevations. CAS is currently processing a State Revolving Fund (SRF) loan application with the Florida Department of Environmental Protection (FDEP) to provide flood relief to Center Island, during a storm event occurring during a normal high tide event.

The project, which includes the installation of a stormwater pump station and new force main configuration, is currently designed and permitted with an anticipated construction start date in February of 2020.

- CAS investigated the northernmost stormwater gravity system that includes an existing 30-inch outfall pipe located at 670 Golden Beach Drive. Water level in the pipe and structure system appeared to rise at the same rate as the tide, indicating that tidal water infiltration was occurring either at the outfall to the Intracoastal or within one of the pipes or structures within the network. It would appear that the existing 30-inch flap gate that is attached to the seawall was not sealing properly.
- During the evaluation of the stormwater system CAS discovered that an existing backflow prevention device within structure number 80, located at the southwest corner of Navona Avenue and Golden Beach Drive, was not functioning properly. The backflow prevention device is designed, like a flap gate, to prevent unwanted backflow from a water body that can cause surcharging and flooding.

SECTION 4 – RECOMMENDATIONS

Based on the inspection findings during the October 2019 high tide event CAS recommends that the following stormwater related items be addressed:

PUMP STATION No. 1 (Tweddle Park):

- CAS recommends that the 30-inch gravity outfall pipe be televised and cleaned of any debris. This recommendation was also made in the January 2018 Stormwater Pump Stations Evaluation Report. Due to the configuration of this stormwater force main frequent maintenance cleaning may be required. CAS is currently coordinating with Shenandoah Construction to clean and televise the outfall pipe. Further action may be recommended after the results of the televised report is analyzed.

- CAS also recommends that a further investigation of a possible leak at the pump station weir chamber. If it is determined to be leaking, the weir chamber needs to be repaired and sealed on both the interior and exterior side of the chamber wall.
- For future considerations, CAS recommends the replacement of this existing stormwater pump station and drainage well system with a pump station system similar to those installed in the North and South Parks.

STORMWATER SYSTEM/ INLETS

- CAS recommends that Structure 30A, located near Tweddle Park, be properly sealed to prevent groundwater intrusion. To sufficiently repair this structure, it will require that the existing concrete flume be removed, and replaced, in order to seal both the inside and outside of the structure. The estimated cost for this work is \$3,000.
- During construction of the Town's Capital Improvement Project new Florida Power and Light and Bell South Utility handholes and pull boxes were installed under the current west sidewalk when all utilities were placed underground. There is little that can be done to eliminate Intracoastal water infiltration and create a water-tight seal on the utility boxes and vaults.

OUTFALL PIPES

- The Town is committed to installing a stormwater pump station system on Center Island to provide flood relief during a storm event occurring during a high tide event. This project is anticipated to begin construction in February of 2020.
- CAS recommends the removal of the existing 30-inch flap gate at the 670 Golden Beach Drive outfall pipe and replace it with an in-line Tideflex Checkmate Ultraflex Check Valve. This backflow prevention device is a more reliable device, is less obtrusive and

requires less head to open than a standard flap gate. The estimated cost for this work is \$24,500.

- CAS also recommends the removal of the existing 24-inch backflow prevention device in structure number 80 located at the southwest corner of Navona Avenue and Golden Beach Drive and replace it with an in-line Tideflex Checkmate Ultraflex Check Valve. The estimated cost for this work is \$20,300.

While these recommendations will ensure the functionality of a water-tight stormwater system, impacts from tidal seepage through low lying areas, or unsealed utility boxes, will not be prevented. These conditions are anticipated to get worsen as sea level rise become more apparent.

SECTION 5 – CONCLUSIONS

As previously mentioned, the Town is generally located in a very low-lying community. Over the past 20 years it has invested heavily in reducing overall Town surface flooding. While there have been tremendous improvements for storm events, the Town continues to battle tidal flooding. Measures have been taken to reduce tidal flooding during normal conditions by installing various backflow devices. However during extreme conditions, such as the king tides, these devices may be circumvented by seepage from low-lying land.

When the tidal water/Intracoastal water reaches an elevation higher than existing ground levels, that water eventually seeps through the soil and migrates into the yards and streets as demonstrated in Exhibit F, photos 2 and 3. In areas where this occurs, the water will remain until the tide recedes.



0 10 20 40
HORIZONTAL GRAPHIC SCALE
SCALE: 1" = 20'-0"

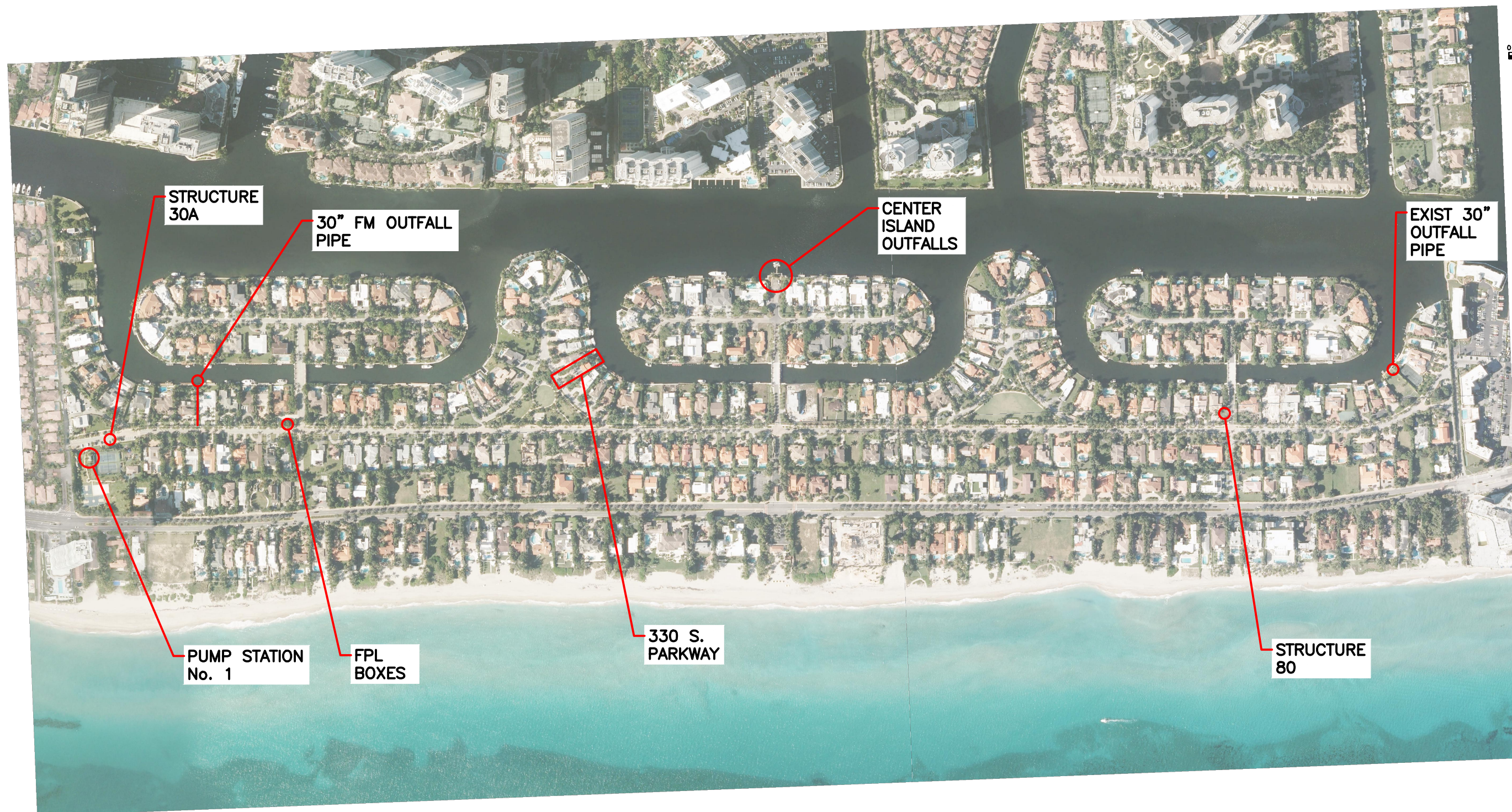


EXHIBIT D

HIGH TIDE
EVALUATION MAP



EXHIBIT E



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MEMO

TO: Stephen C. Smith, P.E., Senior Vice President

FROM: Tony Gomes, Senior Field Representative

Cc: Orlando A. Rubio, P.E.

DATE: October 4, 2019

**RE: FIELD INVESTIGATION AT PUMP STATION, PS-1
GOLDEN BEACH DRAINAGE SYSTEM
CAS PROJECT NO. 16-0944**

As requested, on 10/03/19, with the help of Golden Beach personnel (Kenny + 1) we researched the backflow issue of pump station no. 1. We found that the water being pumped out to the canal is not coming out of the 30" outfall pipe.

At this time of the year we have a 'king high tide' condition that fills the drainage system via ground seepage including the two deep wells at the pump station.

The 30" outfall pipe needs to be investigated (tv inspected) from structure no. 46A to the discharge end at the sea wall for any blockage and/or damage.

Please see attached field notes.

CRAIG A. SMITH & ASSOCIATES

ENGINEERS • SURVEYORS • UTILITY LOCATORS • CONSTRUCTION MANAGERS

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Palm Beach: (561) 314-4445
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PROJECT Old Bch. (General Services)

PROJECT NO. 16-0944 SHEET NO. of

CALCULATED BY Tony Gomes DATE 10/3/19

CHECKED BY DATE

DESCRIPTION Find Blockage (PS-1) in system

Field NOTES

1 pm - 3:30 pm

Tony CAS
Renny Old Bch. (+1)

1:00 pm

co-ord. with Old Bch. Personnel

2:00 pm

Took measurements of water levels inside the Pumpstation well chamber's and the near by man holes and C. Basins.

2:10 pm

Removed the 2 m.H. Lids on #46 A Flap Gate Structure City Turned on the pump (#1).

2:15 pm

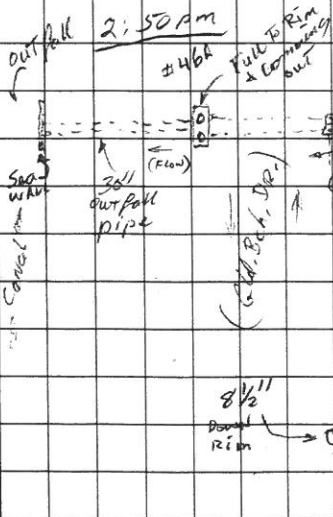
Water Took 37 Sec's, To Build up and spill over the we're wall and another 38-40 Sec's, To come out of the 2-m.H. Lids AT #46 A (Flooding the yard, sidewalk & street), NO water coming out of the outfall pipe from #46A.

2:35 pm

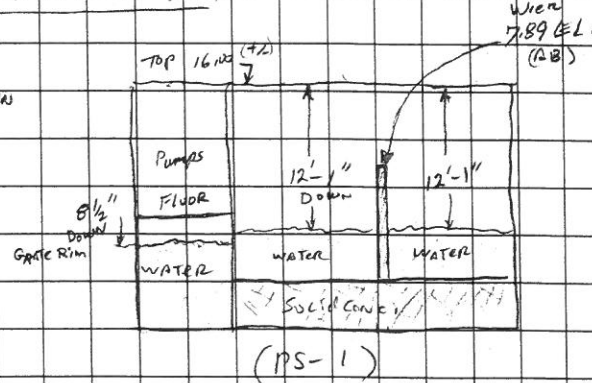
2:46 pm NOTE:

Replaced the Lids on #46A and the 2-m.H. Lids "24 & 24 A" AT THE P.S. "popped-up", Flooding the Tennis courts, Stopped the pumps. [3-10 min. pumping's - 30 min. Total Time]

2:50 pm



(ELEVATION before Pumping)



NO WATER GOING OUT THE outfall Pipe.

We (CAS) Recommend Shenandoa T.V. Truck investigate the 30" outfall pipe from the #46A STRUCTURE TO THE Sea wall outfall END FOR Blockage &/OR any damages.

V.G. HAS STANDING WATER

V.G. HAS STANDING WATER

(TERRACINA AVE)

(King High Tide Fills the Drainage System.)

EXHIBIT F

OCTOBER 2019 HIGH TIDE EVALUATION PHOTOGRAPHS



**Photo 1 : (10-1-19) Manhole covers for stormwater force
main at Pump Station No. 1.**

EXHIBIT F

OCTOBER 2019 HIGH TIDE EVALUATION PHOTOGRAPHS



Photo 2: (10-1-19) Tidal Seepage at FPL Electric Box.



Photo 3: (10-1-19) Tidal seepage at 330 South Parkway.