

<p style="text-align: center;">GREATER BOCA RATON BEACH & PARK DISTRICT MINUTES OF A REGULAR MEETING OF THE BOARD OF COMMISSIONERS SWIM & RACQUET CENTER, 21618 ST. ANDREWS BOULEVARD, BOCA RATON January 6, 2020</p>

The MEETING was called to order by CHAIRMAN Susan Vogelgesang, at 5:15 p.m.

COMMISSIONERS PRESENT:

Craig F. Ehrnst
Steven M. Engel
Robert K. Rollins, Jr.
Susan Vogelgesang
Erin A. Wright

CHANGES TO AGENDA:

PUBLIC REQUESTS:

Mr. Angelo Sands wished everyone a Happy New Year and conveyed his five-minute allotment of time to Mr. Rick Head.

Mr. Rick Heard recommended that the District: respectfully decline the propose amended and restated ILA and reaffirm its intent to proceed under the existing ILA; prepare the revised project plan with costs and timing for submission to the City; seek staged approval of the plan under the existing ILA; request that the City provide detailed reasons and corrective actions for any denial of the plan; request City staff assistance to expedite the permitting process; reclaim control over the narrative of the project and the work of the District; commit to hiring an outside project manager; and mobilize and begin work, with the objective of breaking ground in September of 2020.

Mr. Greg Galanis believes that the amended ILA is a one-sided agreement that favors the City; he supports the District drafting a resolution advising the City that the District is rejecting the amended ILA and request that the District and the City continue to honor the existing ILA, and submit a second formal request for approval of the design from the City that would not require funding from the City.

Mr. Harold Chaffee believes that the District has a responsibility to finish the golf course and honor the original ILA; he would like the Board to be a united front and take the time to analyze the situation to make a valued decision.

Mr. Barry Tetrault thanked Rick Heard and Greg Galanis for all the work that they have put into the golf course. He believes that the District should build the course on its own without funding from the City; he suggested that the Board request approval of the design at the next Joint meeting.

Mr. Robert DuKate stated that the District does not have the funds to build the course and suggested amending the ILA to state that the land must be used for golf recreation; he would like the District to make a formal request to the City to abandon Jeffrey Street.

APPROVAL OF MINUTES OF PREVIOUS BOARD MEETINGS:

<p><u>MOTION</u> was made by Commissioner Engel and seconded by Commissioner Ehrnst to approve the minutes of the Regular Meeting held on December 16, 2019, at 5:15 p.m.</p>
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MOTION UNANIMOUSLY APPROVED

REGULAR BUSINESS:

1. Election of Officers

Chairman

Commissioner Rollins nominated Commissioner Vogelgesang for the position of Chairman; seconded by Commissioner Engel. Nominations were closed by Commissioner Rollins.

Roll Call Vote:

Commissioner Ehrnst	Yes
Commissioner Engel	Yes
Commissioner Rollins	Yes
Commissioner Vogelgesang	Yes
Commissioner Wright	No

By acclamation, Commissioner Vogelgesang accepted the position as Chairman.

Vice-Chairman

Commissioner Ehrnst nominated Commissioner Wright for the position of Vice-Chairman; seconded by Commissioner Rollins. Nominations were closed by Commissioner Vogelgesang.

Roll Call Vote:

Commissioner Ehrnst	Yes
Commissioner Engel	Yes
Commissioner Rollins	Yes
Commissioner Vogelgesang	Yes
Commissioner Wright	Yes

By acclamation, Commissioner Wright accepted the position as Vice-Chairman.

Secretary-Treasurer

Commissioner Rollins nominated Commissioner Ehrnst for the position of Secretary-Treasurer; seconded by Commissioner Wright. Nominations were closed by Commissioner Vogelgesang.

Roll Call Vote:

Commissioner Ehrnst	Yes
Commissioner Engel	Yes
Commissioner Rollins	Yes
Commissioner Vogelgesang	Yes
Commissioner Wright	Yes

By acclamation, Commissioner Ehrnst accepted the position as Secretary-Treasurer.

2. Golf Course ILA

Mr. Jacob Horowitz, District counsel, advised that he reviewed the amended proposed ILA with Ms. Harms and noted some potential issues relating to several onerous provisions that are worthy of significant consideration if the District wanted to move forward with the City. He asked the Board's direction on how they would like to proceed.

Discussion ensued

After listening to the public and going over the concerns of the ILA, Commissioner Engel believes there is no other option but to reject the proposed amended ILA and have the District move forward on its own.

Commissioner Wright stated that the proposed agreement was one-sided and noted that the City Council did not have the opportunity to review the agreement prior to sending it to the District. She expressed concern if the District would have the funds to build the course on its own; and noted that there has never been a discussion regarding the \$15 million that Mayor Singer mentioned at the last Joint Meeting.

Commissioner Rollins recommended to respectfully decline the proposed amended and restated ILA and suggested going back to the original ILA and have the District move forward on its own.

Commissioner Ehrnst stated that the proposed amended ILA was entirely unacceptable, and that the financial implication of the agreement could cause financial harm to the District. He proposed listening to the community and building a first-class quality golf course with the Price Fazio design with self-sustaining features, on the District's timeline.

MOTION was made by Commissioner Ehrnst and seconded by Commissioner Rollins to draft a letter to the City respectfully declining the proposed amended and restated ILA; proceed under the existing ILA with the Price Fazio design; seek staged approval from the City for the District's base design, and ask the City for expedited assistance with permitting.

Commissioner Vogelgesang stated that the District has a deep responsibility to the community, and the proposed amended and restated ILA is not in the best interest of the Boca Teeca residents or the golfers.

MOTION UNANIMOUSLY APPROVED

APPROVAL OF PAYROLL AND INVOICES:

MOTION was made by Commissioner Ehrnst and seconded by Commissioner Engel to approve the payroll and invoices totaling \$32,939.50

MOTION UNANIMOUSLY APPROVED

Public Requests were reopened:

Mr. Angelo Sands stated that Boca National is more than just a golf course, it is a community redevelopment project that will influence many lives in a positive way.

Mr. Robert DuKate believes that the District should give the City the opportunity to make the ILA an agreeable document.

Mr. Greg Galanis strongly suggests that the District provides the City with a comprehensive plan that includes the District's intentions and time frame.

Mr. Rick Heard congratulated the Commissioners on their bold and positive decision regarding the ILA.

Mr. Harold Chaffee commended the Board for its dedication and for taking the right steps.

Mr. Barry Tetrault suggested that the District decline the proposed amended ILA as quickly as possible and inquired about alternate funding.

REPORTS AND DISCUSSION ITEMS:

Executive Director:

Ms. Harms noted the projects below that the District is working on this month:

Patch Reef Park- Batting cage renovations
Sugar Sand Park & Patch Reef Park -Asphalt resurfacing
Swim & Racquet Center-Sidewalk repairs
Boca National- Tree evaluation and pruning

District Counsel:

Mr. Horowitz congratulated the Commissioners on their elections.

Commissioners:

Commissioner Wright was disappointed that an agreement was not reached regarding the ILA and would like to continue to work on developing a relationship with City Council. She believes that the District should put pressure on Council to contribute funds to the golf course.

Commissioner Engel congratulated the officers on their re-election. He was also disappointed with the proposed ILA and believes that the City is not interested in partnering with the District.

Commissioner Ehrnst attended the Downtown Boca Parade and noted that it was well attended and thanked City staff for a great event. He was disappointed with the ILA and suggested that the District take the time needed to complete the golf course the correct way.

Commissioner Rollins expressed his disappointment with the ILA and the financial condition it could have put the District in; he stated that the District needs to be very careful with the financial planning of the project and look at all financial options. He thanked the community for their support and noted that the project will get done with the original vision even though it may take a longer time.

Commissioner Vogelgesang thanked everyone and is confident that the course will be built, it will just take some time.

Joint Meeting Agenda Topics

CRA Discussion

Staff Calendar

GBRB&PD Minutes: January 6, 2020

A google calendar noting staff vacation time will be implemented.

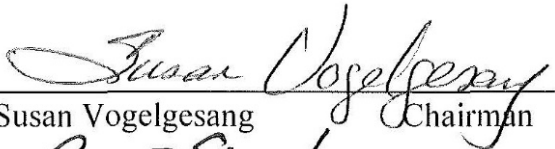
FUTURE AGENDA ITEMS:

Budget Update
Banking RFP Recommendation
Prioritization of District Projects
Executive Director Report on Raising Revenue/ Capital Projects


ADJOURNMENT:

<p><u>MOTION</u> was made by Commissioner Engel and seconded by Commissioner Rollins to adjourn the meeting at 6:47 p.m.</p>

MOTION UNANIMOUSLY APPROVED



Susan Vogelgesang Chairman



Craig F. Ehrnst Secretary-Treasurer