



Lake Park Town Commission, Florida
CRA Stakeholder
(Business Owners and Property Owners)
WORKSHOP Minutes

Monday, May 22, 2023 at 6:00 PM

Commission Chamber, Town Hall, 535 Park Avenue, Lake Park, FL 33403

SPECIAL PRESENTATION/REPORT:

1. CRA Grant Program Guidelines and Applications by Grant Writer/Chief Public Information Officer Merrell Angstreich. Grant Writer/Chief Public Information Officer Angstreich went over the CRA residential grant application purpose and process. She provided details of the grant which is for a total of \$250,000 and will be available on a first come first serve basis. She explained that funding caps are in place and she described the qualifications and terms of the grant (Exhibit A).

A resident asked if the grant funds could be used to address a code violation. Grant Writer/Chief Public Information Officer Angstreich advised the resident that yes, it could be used for that purpose but that if there was a code violation on a property, the grant funds would need to be used to address the violation before any beautification projects could be approved under the grant.

Commissioner Mary Beth Taylor asked if the income guidelines would apply to a property owner or to a renter and she was told that the renter's income would be used to calculate the income for grant purposes but that the question presents a potential amendment to the application. Commissioner John Linden asked about a projected date of approval of applications for residents. Grant Writer/Chief Public Information Officer Angstreich advised that once the Board approves the grant application at their next meeting on June 7, 2023, it could be from 10 days to 2 weeks for applications to be approved. Residents were encouraged to follow the CRA on Facebook for updates on the grant and applications. Grant Writer/Chief Public Information Officer Angstreich went over the CRA business grant application purpose and process. She stated that they will be offering a business plan guide

along with the grant for those businesses that wanted it. She explained that the total amount of the grant is for \$500,000 and will be available on a first come first serve basis. She provided a summary of the purpose and terms of the grant. (Exhibit B).

A business owner asked if the application would only be open to store-front types of businesses and Grant Writer/Chief Public Information Officer Angstreich stated that no, it is not limited to those types of businesses.

Lo-kal Gastropub business owner stated a concern about the language as written regarding business loss qualifications and that it does not encompass businesses that have been disadvantaged by the CRA. Town Manager John D'Agostino explained that the residential units that will be coming into the CRA that could increase business within the CRA were still two to three years down the road and encouraged the business owner to work on a business plan that would sustain the business. He stated that initiatives would need to come from the CRA and from the businesses within the CRA in a combined effort. The business owner restated his concern. Town Manager D'Agostino assured the business owner that the grant would apply to him.

A restaurant owner stated concerns over having to move his business but that there are no suitable locations available within the CRA. Town Manager D'Agostino offered assistance with finding a location and directed the business owner to another possible grant scenario that could assist with re-developing a site to suit their needs.

A member of the attendees asked if there was a cap on the residential grant. Grant Writer/Chief Public Information Officer Angstreich stated that a cap was not notated but that it could be potential language they could add to the application to establish a cap.

Commissioner Judith Thomas asked why the grant was not available to homestead properties. Grant Writer/Chief Public Information Officer Angstreich advised that making the grant available to homestead properties is something that could potentially be included in the application. Commissioner Thomas also had a question about ad valorem taxes and stated that the residents also have the PACE program available to them.

An attendee asked if the funds used to correct code violations could be granted on a separate basis. Grant Writer/Chief Public Information Officer Angstreich advised that it could be considered.

Grant Writer/Chief Public Information Officer Angstreich encouraged potential applicants to start putting together their supporting documentation so that when the application is finalized, they are already prepared.

2. Discover the Palm Beaches Marketing Co-Op Presentation by Heather Andrews from Discover the Palm Beaches. Ms. Andrews provided a presentation on how to support business owners within the Town of Lake Park. (Exhibit C). Ms. Andrews provided a list of upcoming business networking opportunities.

Grant Writer/Chief Public Information Officer Angstreich thanked the attendees and stated she is available for any and all questions they may have.

FUTURE MEETING DATE: The next scheduled Community Redevelopment Agency Meeting will be conducted on June 7, 2023.

Chair Roger D. Michaud

Town Seal

Town Clerk, Vivian Mendez, MMC

Deputy Town Clerk, Laura Weidgans

Approved on this _____ of _____, 2023