

CITY OF PAHOKEE



MINUTES

City Commission Regular Meeting
Tuesday, June 13, 2023, at 5:00 PM

Pahokee Commission Chambers
360 East Main Street
Pahokee, Florida 33476

CITY COMMISSION:

Keith W. Babb, Jr., Mayor
Clara Murvin, Vice Mayor
Derrick Boldin, Commissioner
Juan Gonzalez, Commissioner
Sara Perez, Commissioner

CITY STAFF:

Rodney D. Lucas, City Manager
Jongelene Adams, Deputy City Manager
Tijauna Warner, City Clerk
Burnadette Norris-Weeks, Esq., City Attorney
Joseph R. Martin, Interim Director of Finance

[TENTATIVE: SUBJECT TO REVISION]

MINUTES

A. INVOCATION AND PLEDGE OF ALLEGIANCE

The workshop was called to order by Mayor Babb at 5:14 PM.

Vice Mayor Murvin led the Invocation, followed by the Pledge of Allegiance.

B. ROLL CALL

PRESENT

Mayor Keith W. Babb, Jr.

Vice Mayor Clara Murvin

Commissioner Derrick Boldin

Commissioner Sara Perez

Rodney D. Lucas, City Manager

Burnadette Norris-Weeks, City Attorney

Nylene Clarke, Executive Assistant (Acting Clerk)

ABSENT

Commissioner Juan Gonzalez

C. TOPIC

1. Everglades Preparatory Academy Lease

Mr. Lucas provided an overview of Everglades Preparatory Academy Lease and proposed changes. Discussion ensued. (Please see attached PowerPoint.)

D. DISCUSSION, COMMENTS, CONCERNS

None.

E. ADJOURN

There being no further business to discuss, Mayor Babb adjourned the workshop at 6:06 PM.

Keith W. Babb, Jr., Mayor

ATTEST: Nylene Clarke, Acting Clerk

Welcome
City of Pahokee City Commission Meeting
Workshop – Everglades Preparatory Academy Lease
5:00 pm to 6:00 pm

Invocation and Pledge of Allegiance

Roll Call

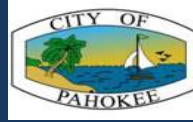


Topic

Everglades Preparatory Academy Lease
(See both leases)



Discussion, Comments, Concerns



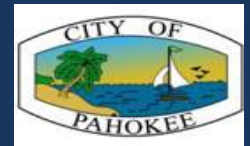
Issues

- 1) Continue invoicing monthly rate of \$2,500 monthly rent from January 1 to June 1, 2023 for \$2,500.
- 2) Length of Term – Expiration April 30, 2027 – see page 2, section 1.8. Current terms are from August 3, 2017 through April, 2027.

Continued

Everglades Preparatory Academy Lease

3) Repairs – See page 8, section 9 Repairs. Modify the cafeteria roof section as of August, 2022 from 100% landlord's responsibility to a 60% landlord/40% tenant split for this period of time only. In order to support EPA to open school for the fall of 2022-2023 school season under an emergency situation, the school ask if they took the lead in replacing the cafeteria roof, obtaining the roof estimates and paying for the entire roof of \$147,000 with the city paying at a later date our portion of \$88,200 or 60%. Our portion of repairs will be paid through an insurance claim received from hurricane damages filed.



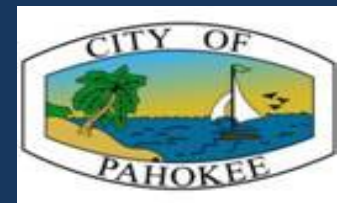
Recommendation

New rent price should be \$3,500 starting July 1, 2023 with rent increase of 5% every two years – see original contract, page 5, section 5. Rent

Seeking an additional three-year (3) extension through April, 2030

However, moving forward, we would like to make the school responsible for all maintenance of the facilities including all roofs. Then bring back all recommendations in Resolution, June 27, 2023 Commission meeting.

Approve paying \$88,200 in repairs for our agreed portions of the roof for the cafeteria



Questions?

Comments

Recommendations

Adjournment

