

City of Miami

819 NW 2nd Ave
3rd Floor
Miami, FL 33136
www.seopwcra.com



Meeting Agenda

Thursday, September 10, 2026

10:00 AM

City Hall
3500 Pan American Drive
Miami, FL 33133

SEOPW Community Redevelopment Agency

*Christine King, Chair, District Five
Damian Pardo, Vice Chair, District Two
Miguel Gabela, Board Member, District One
Rolando Escalona, Board Member, District Three
Ralph "Rafael" Rosado, Board Member, District Four*

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CALL TO ORDER**CRA PUBLIC COMMENTS****MINUTES APPROVAL**

1. Thursday, May 28, 2026
2. Thursday, June 25, 2026
3. Thursday, July 23, 2026

CRA RESOLUTION**1. CRA RESOLUTION****19811**

A RESOLUTION OF THE BOARD OF COMMISSIONERS OF THE SOUTHEAST OVERTOWN/PARK WEST COMMUNITY REDEVELOPMENT AGENCY ("SEOPW CRA"), WITH ATTACHMENT(S), APPROVING AND ADOPTING THE SEOPW CRA'S PROPOSED GENERAL OPERATING AND TAX INCREMENT FUND BUDGET ("BUDGET"), ATTACHED AND INCORPORATED HEREIN AS EXHIBIT "A," IN THE AMOUNT OF TWO HUNDRED SEVENTY-TWO MILLION SEVEN HUNDRED SIXTY-THREE THOUSAND FIVE HUNDRED TWENTY-ONE DOLLARS AND ZERO CENTS (\$272,763,521.00), FOR THE FISCAL YEAR COMMENCING OCTOBER 1, 2026, AND ENDING SEPTEMBER 30, 2027 ("FY 2026-2027"); FURTHER APPROVING THE EXECUTIVE DIRECTOR'S FY 2026-2027 COMPENSATION, EFFECTIVE OCTOBER 1, 2026; ACCEPTING THE SEOPW CRA'S PERFORMANCE ANALYSIS REPORT, ATTACHED AND INCORPORATED HEREIN AS EXHIBIT "B," IN ACCORDANCE WITH SECTION 189.0694, FLORIDA STATUTES; DEALLOCATING ONE MILLION SIXTY THOUSAND EIGHT HUNDRED EIGHTY-FOUR DOLLARS AND ZERO CENTS (\$1,060,884.00) ASSOCIATED WITH CERTAIN PROJECTS AND ACTIVITIES, AS MORE SPECIFICALLY SET FORTH IN EXHIBIT "C," ATTACHED AND INCORPORATED HEREIN; AND DIRECTING THE EXECUTIVE DIRECTOR TO TRANSMIT A COPY OF THE ADOPTED BUDGET TO THE CITY OF MIAMI ("CITY") AND MIAMI-DADE COUNTY ("COUNTY"), FLORIDA; PROVIDING FOR THE INCORPORATION OF RECITALS AND AN EFFECTIVE DATE.

File # 19811 - Exhibit A - SEOPW CRA Budget

File # 19811 - Exhibit B - SEOPW CRA Performance Analysis Report

File # 19811 - Exhibit C - De-obligation of Funds

2. CRA RESOLUTION**19812**

A RESOLUTION OF THE BOARD OF COMMISSIONERS OF THE SOUTHEAST OVERTOWN/PARK WEST COMMUNITY REDEVELOPMENT AGENCY ("SEOPW CRA"), WITH ATTACHMENT(S), BY A FOUR-FIFTHS (4/5THS) AFFIRMATIVE VOTE, AFTER AN ADVERTISED PUBLIC HEARING, RATIFYING, APPROVING, AND CONFIRMING THE EXECUTIVE DIRECTOR'S RECOMMENDATION AND FINDING, ATTACHED AND INCORPORATED HEREIN AS EXHIBIT "A," THAT COMPETITIVE NEGOTIATION METHODS AND PROCEDURES ARE NOT PRACTICABLE OR ADVANTAGEOUS, PURSUANT TO SECTION(S) 18-85 AND 18-86 OF THE CODE OF THE CITY OF MIAMI, FLORIDA, AS AMENDED ("CITY CODE"), AS ADOPTED BY THE SEOPW CRA, AND WAIVING SAID PROCEDURES, AUTHORIZING THE EXECUTIVE DIRECTOR TO EXECUTE A GRANT AGREEMENT, IN A FORM ACCEPTABLE TO GENERAL COUNSEL, AND AWARD A GRANT, IN AN AMOUNT NOT TO EXCEED THIRTY-EIGHT THOUSAND THREE HUNDRED FIFTY DOLLARS AND ZERO CENTS (\$38,350.00) ("FUNDS"), TO A.M. COHEN TEMPLE, CHURCH OF GOD IN CHRIST, INC., A FLORIDA NOT-FOR-PROFIT CORPORATION ("GRANTEE"), TO ADDRESS CRITICAL INFRASTRUCTURE REPAIRS OF THE "A.M. COHEN TEMPLE, CHURCH OF GOD IN CHRIST," A HOUSE OF WORSHIP, LOCATED AT 1747 NORTHWEST 3RD AVENUE, MIAMI, FLORIDA 33136 (FOLIO NO. 01-3136-029-0330) ("PROPERTY") ("PURPOSE"); FURTHER AUTHORIZING THE EXECUTIVE DIRECTOR TO DISBURSE FUNDS, AT HIS DISCRETION, ON A REIMBURSEMENT BASIS OR DIRECTLY TO VENDORS, UPON PRESENTATION OF INVOICES AND SATISFACTORY DOCUMENTATION, SUBJECT TO THE AVAILABILITY OF FUNDING, FROM ACCOUNT NO. 10050.920101.883000.0000.00000 - "OTHER GRANTS AND AIDS"; FURTHER AUTHORIZING THE EXECUTIVE DIRECTOR TO NEGOTIATE AND EXECUTE ANY AND ALL DOCUMENTS NECESSARY, ALL IN FORMS ACCEPTABLE TO COUNSEL, INCLUDING, BUT NOT LIMITED TO, A RESTRICTIVE COVENANT TO BE RECORDED IN THE PUBLIC RECORDS OF MIAMI-DADE COUNTY, FLORIDA, FOR SAID PURPOSE, WHICH SHALL REMAIN IN FULL FORCE AND EFFECT UNTIL MARCH 31, 2042; PROVIDING FOR INCORPORATION OF RECITALS AND AN EFFECTIVE DATE.

File # 19812 - Exhibit A - Signed 4-5ths Recommendation - A.M. Cohen Temple

File # 19812 - Backup - SEOPW Resolution No. CRA-R-22-0052

File # 19812 - Backup - A.M. Cohen Temple Sunbiz

File # 19812 - Backup - A.M. Cohen Temple Proposal

v08_27_2026

File # 19812 - Backup - A.M. Cohen Temple Property Search

File # 19812 - Notice To The Public

3. CRA RESOLUTION**19813**

A RESOLUTION OF THE BOARD OF COMMISSIONERS OF THE SOUTHEAST OVERTOWN/PARK WEST COMMUNITY REDEVELOPMENT AGENCY ("SEOPW CRA"), WITH ATTACHMENT(S), BY A FOUR-FIFTHS (4/5THS) AFFIRMATIVE VOTE, AFTER AN ADVERTISED PUBLIC HEARING, RATIFYING, APPROVING, AND CONFIRMING THE EXECUTIVE DIRECTOR'S RECOMMENDATION AND FINDING, ATTACHED AND INCORPORATED HEREIN AS EXHIBIT "A," THAT COMPETITIVE NEGOTIATION METHODS AND PROCEDURES ARE NOT PRACTICABLE OR ADVANTAGEOUS, PURSUANT TO SECTION(S) 18-85 AND 18-86 OF THE CODE OF THE CITY OF MIAMI, FLORIDA, AS AMENDED ("CITY CODE"), AS ADOPTED BY THE SEOPW CRA, AND WAIVING SAID PROCEDURES, AUTHORIZING THE EXECUTIVE DIRECTOR TO EXECUTE A GRANT AGREEMENT, IN A FORM ACCEPTABLE TO GENERAL COUNSEL, AND AWARD A GRANT, IN AN AMOUNT NOT TO EXCEED TWO HUNDRED THIRTY-FIVE THOUSAND DOLLARS AND ZERO CENTS (\$235,000.00) ("FUNDS"), TO TEMPLE MISSIONARY BAPTIST CHURCH, INC., A FLORIDA NOT-FOR-PROFIT CORPORATION ("GRANTEE"), TO ADDRESS CRITICAL INFRASTRUCTURE REPAIRS OF THE "TEMPLE MISSIONARY BAPTIST CHURCH," A HOUSE OF WORSHIP, LOCATED AT 1723 NORTHWEST 3RD AVENUE, MIAMI, FLORIDA 33136 (FOLIO NO. 01-3136-029-0360) ("PROPERTY") ("PURPOSE"); FURTHER AUTHORIZING THE EXECUTIVE DIRECTOR TO DISBURSE FUNDS, AT HIS DISCRETION, ON A REIMBURSEMENT BASIS OR DIRECTLY TO VENDORS, UPON PRESENTATION OF INVOICES AND SATISFACTORY DOCUMENTATION, SUBJECT TO THE AVAILABILITY OF FUNDING, FROM ACCOUNT NO. 10050.920101.883000.0000.00000 - "OTHER GRANTS AND AIDS"; FURTHER AUTHORIZING THE EXECUTIVE DIRECTOR TO NEGOTIATE AND EXECUTE ANY AND ALL DOCUMENTS NECESSARY, ALL IN FORMS ACCEPTABLE TO COUNSEL, INCLUDING, BUT NOT LIMITED TO, A RESTRICTIVE COVENANT TO BE RECORDED IN THE PUBLIC RECORDS OF MIAMI-DADE COUNTY, FLORIDA, FOR SAID PURPOSE, WHICH SHALL REMAIN IN FULL FORCE AND EFFECT UNTIL MARCH 31, 2042; PROVIDING FOR INCORPORATION OF RECITALS AND AN EFFECTIVE DATE.

File # 19813 - Exhibit A - Signed 4-5ths Recommendation -
Temple Missionary Baptist Church

File # 19813 - Backup - Temple Sunbiz

File # 19813 - Backup - Temple Property Search

File # 19813 - Backup - SEOPW Resolution No. CRA-R-25-0059

File # 19813 - Backup - Temple Proposal

File # 19813 - Notice To The Public

4. CRA RESOLUTION**19814**

A RESOLUTION OF THE BOARD OF COMMISSIONERS OF THE SOUTHEAST OVERTOWN/PARK WEST COMMUNITY REDEVELOPMENT AGENCY ("SEOPW CRA"), RESCINDING RESOLUTION NO. CRA-R-25-0072, ADOPTED ON NOVEMBER 20, 2025, IN ITS ENTIRETY ("PURPOSE"); DIRECTING THE EXECUTIVE DIRECTOR AND STAFF OF THE SEOPW CRA TO TAKE ANY AND ALL ACTIONS NECESSARY IN FURTHERANCE THEREOF; DEALLOCATING FUNDS FROM ACCOUNT NO. 10050.920101.883000.0000.00000 "OTHER GRANTS AND AIDS"; PROVIDING FOR THE INCORPORATION OF RECITALS AND AN EFFECTIVE DATE.

File # 19814 - Backup - SEOPW Resolution No. CRA-R-25-0072

File # 19814 - Backup - F.S.H. Holdings Property Search

5. CRA RESOLUTION**19815**

A RESOLUTION OF THE BOARD OF COMMISSIONERS OF THE SOUTHEAST OVERTOWN/PARK WEST COMMUNITY REDEVELOPMENT AGENCY ("SEOPW CRA"), RETROACTIVELY AUTHORIZING THE EXECUTIVE DIRECTOR TO EXECUTE A SETTLEMENT AGREEMENT AND RELEASE ("AGREEMENT"), ATTACHED AND INCORPORATED HEREIN AS EXHIBIT "A," BETWEEN THE SEOPW CRA, MIA CREATIVE LAB LLC (HEREINAFTER, "JEAN SALAZAR"), AND STATE NATIONAL INSURANCE COMPANY, INC., NATIONAL SPECIALTY INSURANCE COMPANY, NEXT CLAIMS MANAGEMENT, INC., NEXT INSURANCE US COMPANY, AND NEXT INSURANCE, INC. (COLLECTIVELY, THE "PARTIES"), FOR A TOTAL SUM OF ONE THOUSAND FIVE HUNDRED SIXTY DOLLARS AND ZERO CENTS (\$1,560.00) ("SETTLEMENT AMOUNT") IN CONNECTION WITH A PROPERTY DAMAGE DISPUTE ON SEOPW CRA-OWNED PROPERTY AT 1074 NORTHWEST 3RD AVENUE, MIAMI, FLORIDA 33136, ON OR ABOUT MAY 20, 2026, DUE TO JEAN SALAZAR'S BUSINESS ACTIVITIES ("PURPOSE"), ALLOCATING FUNDS TO ACCOUNT NO. 10050.920101.469000.0000.00000 - "MISCELLANEOUS REVENUE"; FURTHER AUTHORIZING THE EXECUTIVE DIRECTOR TO NEGOTIATE AND EXECUTE ANY AND ALL DOCUMENTS NECESSARY, INCLUDING ANY AND ALL AMENDMENTS THERETO, ALL IN FORMS ACCEPTABLE TO COUNSEL, FOR THE PURPOSE STATED HEREIN; PROVIDING FOR THE INCORPORATION OF RECITALS AND AN EFFECTIVE DATE.

File # 19815 - Exhibit A - Signed Copy of Settlement Agreement and Release

ADJOURNMENT