

CRA RESOLUTION R-2022-_____

A RESOLUTION OF THE TOWN OF DAVIE COMMUNITY REDEVELOPMENT AGENCY APPROVING THE DEVELOPER’S AGREEMENT BETWEEN THE DAVIE COMMUNITY REDEVELOPMENT AGENCY, TOWN OF DAVIE, EL-AD BROWARD PLAZA LLC AND EL-AD BROWARD PLAZA II LLC; PROVIDING FOR CONFLICT; PROVIDING FOR SEVERABILITY; AND PROVIDING FOR AN EFFECTIVE DATE.

WHEREAS, the Town Council (“Town Council”) of the Town of Davie (“Town”), created the Davie Community Redevelopment Agency (“CRA”) pursuant to Sections 12-395 through 12-409 of the Town of Davie Code of Ordinances, as amended;

WHEREAS, the El-Ad Broward Plaza LLC and El-Ad Broward Plaza II LLC (“Developer”) is proposing the redevelopment of the Broward Plaza, Shell Gas station and vacant FDOT parcel located at the southwest corner of SR7/441 and Griffin Road;

WHEREAS, the project is located within the boundaries of the redevelopment area over which the CRA has jurisdiction;

WHEREAS, the Developer desires to develop said property, with certain funding assistance from the Town and CRA, in a manner consistent with the Town of Davie Community Redevelopment Plan;

WHEREAS, the CRA and the Town desire to enter into a Developer’s agreement with the Developer (“Exhibit A”);

WHEREAS, the Town Council has adopted a Community Redevelopment Plan (“Plan”) for an area within the jurisdiction of the CRA including the Developer’s Project; the Plan contemplates the development/redevelopment of properties comprising the Developer’s Project for mixed uses including residential and commercial uses; and

WHEREAS, the Developer, the CRA, and the Town desire to establish an Agreement between them for certain financial assistance to be contributed by the Town and CRA to the Developer in connection with the Developer’s Project. The Developer’s Agreement, a copy of which is attached hereto, provides the complete details of the terms negotiated.

NOW THEREFORE, BE IT RESOLVED BY THE BOARD OF THE DAVIE COMMUNITY REDEVELOPMENT AGENCY:

Section 1. Legislative Findings/Recitals. The above recitals are hereby adopted by the Town of Davie Community Redevelopment Agency as its legislative findings relative to the subjects and matters set forth in this Resolution.

Section 2. The Town of Davie Community Redevelopment Agency Board hereby approves a Developer’s Agreement between El-Ad Broward Plaza LLC, a Florida Limited Liability Company, El-Ad Broward Plaza II LLC, a Florida Limited Liability Company, the Town of Davie, and the Town of Davie Community Redevelopment Agency, A Public Body Corporate and Politic created pursuant to Chapter 163, Part III, Florida Statutes.

Section 3. The CRA Board hereby authorizes the Board Chair to execute the Developer’ Agreement (“Exhibit A”) between the Developer, the Town of Davie and the Town of Davie Community Redevelopment Agency.

Section 4. Conflict. All resolutions or parts of resolutions in conflict with any of the provisions of this Resolution are hereby repealed.

Section 5. Severability. If any provision of this Resolution or the application thereof to any person or circumstance is held invalid, it is the intent of the Town of Davie Community Redevelopment Agency that such invalidity shall not affect other provisions or applications of the Resolution which can be given effect without the invalid provision or application and, to this end, the provisions of this Resolution are declared severable.

Section 6. Effective Date. This Resolution shall take effect immediately upon adoption.

PASSED AND ADOPTED THIS 17TH DAY OF AUGUST, 2022.

CRA Chair
Davie Community Redevelopment Agency

ATTEST:

CRA Board Secretary

APPROVED THIS ____ DAY OF _____, 2022

APPROVED AS TO FORM & LEGALITY
in compliance with Chapter 164, Part III, Florida Statutes
and the CRA Redevelopment Plan for the use and reliance
of the Davie Community Redevelopment Agency only.

CRA Attorney