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**Date:** July 9, 2025

**To:** Board of Directors Lauderhill Community Redevelopment Agency (CRA)

**From:** Sean Henderson, CRA Director

**Subject:** Request for Board Approval to Negotiate Lease Agreement Alpha Phi Alpha Fraternity

The Purpose of this memo is to request the Board's approval to grant the CRA Director, Sean Henderson to negotiate a lease agreement between the CRA and MJRB Investment Group for property located at 1259 NW, 31<sup>st</sup> Ave Lauderhill FL, 33311 and including Unit C2.

This authorization would cover an initial term of one year commencing on August 1, 2025 and would include extension of two (1) year renewal options, potentially extending the lease through August 3, 2028. During the term of the lease, the Fraternity will be responsible for paying only the Common Use Area Maintenance (CAM) portion of the rent.

Allowing the Fraternity to utilize the space for training and mentorship program will contribute significantly to uplifting young men in the community.

We recommend the Board approve this request, allowing us to proceed with securing much-needed services that will benefit our residents.

Sean Henderson,  
CRA Executive Director



954-730-3041



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