



1 A bill to be entitled

2 An act relating to the West Palm Beach Downtown
3 Development Authority, Palm Beach County; codifying the
4 district's charter, chapters 67-2170, 77-664, 83-534, 84-
5 540, 90-460, and 93-381, Laws of Florida; providing
6 legislative intent; amending, codifying, and reenacting
7 all special acts relating to the West Palm Beach Downtown
8 Development Authority as a single act; repealing all prior
9 special acts related to the authority; providing an
10 effective date.

11
12 Be It Enacted by the Legislature of the State of Florida:

13
14 Section 1. Pursuant to section 189.429, Florida Statutes,
15 this act constitutes the codification of all special acts
16 relating to the West Palm Beach Downtown Development Authority,
17 an independent special district. It is the intent of the
18 Legislature in enacting this law to provide a single,
19 comprehensive special act charter for the West Palm Beach
20 Downtown Development Authority including all current legislative
21 authority granted to the West Palm Beach Downtown Development
22 Authority by its several legislative enactments and any
23 additional authority granted by this act. It is further the
24 intent of this act to preserve all authority of the West Palm
25 Beach Downtown Development Authority.

26 Section 2. Chapters 67-2170, 77-664, 83-534, 84-540, 90-
27 460, and 93-381, Laws of Florida, are amended, codified,
28 reenacted, and repealed as herein provided.



29 Section 3. The charter for the West Palm Beach Downtown
 30 Development Authority is re-created and reenacted to read:

31 Section 1. Short title.--This Act shall be known and may
 32 be cited as the "West Palm Beach Downtown Development Authority
 33 Act."

34 Section 2. Definitions and rules of construction.--Unless
 35 qualified in the text the following definitions and rules of
 36 construction shall apply hereto:

37 (a) "Authority" means the West Palm Beach Downtown
 38 Development Authority, hereby created, and any successor to its
 39 functions, authority, rights, and obligations.

40 (b) "City" and "West Palm Beach" mean the City of West
 41 Palm Beach, Florida.

42 (c) "City Commission" means the West Palm Beach City
 43 Commission and any succeeding governing body of the City.

44 (d) "Downtown" and "Downtown area" mean the area herein
 45 described and to which this Act primarily relates, including the
 46 central business district and its environs.

47 (e) "Herein," hereby," "hereof," and similar compounds
 48 refer to the entire act.

49 (f) "Including" shall be construed as merely introducing
 50 illustrative examples and not as limiting in any way the
 51 generality of the inclusive term.

52 (g) "Majority" without qualification means a majority of a
 53 quorum.

54 (h) "State" means the State of Florida.

55 (i) "Mayor" means the Mayor of the City of West Palm
 56 Beach.



57 Section 3. Downtown area description.--The Downtown area
58 includes all lands lying within boundaries described as:

59
60 A parcel of land lying within the limits of the City
61 of West Palm Beach, Florida, being more particularly
62 described as follows:

63 BEGINNING at a point formed by the intersection of the
64 centerline of the Intracoastal Waterway channel in
65 Lake Worth and the Easterly extension of the
66 centerline of Okeechobee Boulevard; thence from said
67 POINT OF BEGINNING Westerly along said centerline of
68 Okeechobee Boulevard to its intersection with the
69 centerline of South Dixie Highway, as shown on
70 PHILLIPS POINT ADDITION OF WEST PALM BEACH, as
71 recorded in Plat Book 1, Page 52, Public Records of
72 Palm Beach County, Florida; thence Northerly along
73 the centerline of South Dixie Highway to its
74 intersection with the centerline of Hibiscus Street,
75 as shown on POTTER ADDITION to West Palm Beach, as
76 recorded in Plat Book 2, Page 42, Public Records of
77 Palm Beach County, Florida; thence Westerly along the
78 centerline of Hibiscus Street to its intersection with
79 the main line track of the Florida East Coast
80 Railroad; thence Northerly along the centerline of
81 the main line track of the Florida East Coast Railroad
82 to its intersection with a 14 foot alley, lying North
83 of and adjacent to Block 62, Plat of MODEL LAND
84 COMPANY ADDITION, as recorded in Plat Book 1, Page



85 106, Public Records of Palm Beach County, Florida;
86 thence Westerly along said centerline of the 14 foot
87 alley, to its intersection with the centerline of
88 Georgia Avenue, as shown on HIGHLAND PARK LAND COMPANY
89 ADDITION, as same as recorded in Plat Book 1, Page
90 122, Public Records of Palm Beach County, Florida;
91 thence Southerly along the centerline of Georgia
92 Avenue to its intersection with the centerline of Iris
93 Street; thence Westerly along the centerline of Iris
94 Street, to a point 62.00 feet West of the West line of
95 Lot 9, Block 75, said HIGHLAND PARK LAND COMPANY
96 ADDITION; thence Southerly along the line parallel to
97 and 62.00 feet West of as measured at right angles to
98 the West line of said Lot 9, Block 75, to its
99 intersection with the centerline of an existing paved
100 road, lying East of the location of the existing
101 Connie Mack Ballfield, said existing paved road being
102 the Northerly extension of Lake Avenue; thence
103 Southerly along the centerline of said Lake Avenue, to
104 its intersection with the centerline of Jasmine
105 Street, as same as shown on said HIGHLAND PARK LAND
106 COMPANY ADDITION; thence Southerly along the
107 centerline of said Lake Avenue to its intersection
108 with the centerline of Okeechobee Boulevard, said
109 centerline also being the South line of Section 21,
110 Township 43 South, Range 43 East, Palm Beach County,
111 Florida; thence Westerly along said centerline of
112 Okeechobee Boulevard to its intersection with the



113 centerline of the Seaboard Coast Line Railroad main
 114 line track; thence Northerly along the centerline of
 115 said Seaboard Coast Line Railroad to its intersection
 116 with the Easterly extension of the South line of a
 117 commercial Tract "A", as shown on CLEARWATER PARK, as
 118 recorded in Plat Book 33, Pages 120 and 121, Public
 119 Records of Palm Beach County, Florida; thence from
 120 said point of intersection, Southwesterly to a point
 121 formed by the intersection of the centerline of the
 122 existing Australian Avenue and the centerline of
 123 Okeechobee Boulevard; thence from said point of
 124 intersection, continue Northerly and Northwesterly
 125 along the centerline of Australian Avenue, as shown on
 126 the Plats of said CLEARWATER PARK and CLEARLAKE PARK,
 127 as same as recorded in Plat Book 30, Pages 149 and
 128 150, to its intersection with the centerline of First
 129 Street, as shown on said Plat of CLEARLAKE PARK;
 130 thence easterly along the centerline of said First
 131 Street, to its intersection with the centerline of the
 132 Seaboard Coast Line Railroad main line track; thence
 133 Northerly along the centerline of said Seaboard Coast
 134 Line Railroad main line track to its intersection with
 135 the centerline of the Florida East Coast spur track,
 136 as shown on the PLAT OF THE ORIGINAL TOWN SITE OF WEST
 137 PALM BEACH, recorded in Plat Book 1, Page 2, Public
 138 Records of Palm Beach County, Florida; thence
 139 Easterly along the centerline of said Florida East
 140 Coast Railroad spur track, to its intersection with



141 the centerline of Rosemary Avenue; thence Northerly
142 along the centerline of Rosemary Avenue, to its
143 intersection with the centerline of Third Street;
144 thence Easterly along the centerline of Third Street
145 to its intersection with the centerline of the Florida
146 East Coast main line track; thence Northerly along
147 the centerline of the Florida East Coast Railroad main
148 line track, to its intersection with the centerline of
149 Seventh Street; thence Easterly along the centerline
150 of Seventh Street to its intersection with the
151 centerline of North Railroad Avenue, as shown on
152 BRELSFORD PARK, recorded in Plat Book 8, Page 21,
153 Public Records of Palm Beach County, Florida; thence
154 Northerly along the centerline of North Railroad
155 Avenue to a point formed by the Westerly extension of
156 the centerline of an alley, lying in Block 4, of said
157 PLAT OF BRELSFORD PARK; thence Easterly along the
158 centerline of said alley through Block 4, to a point
159 formed by the intersection of the centerline of the
160 North/South alley running through said Block 4 of said
161 Plat of BRELSFORD PARK; thence Northerly along the
162 centerline of said alleyway, to its intersection with
163 the centerline of Eighth Street; thence Easterly along
164 the centerline of Eighth Street, to its intersection
165 with the centerline of North Flagler Drive; thence
166 Northerly along the centerline of North Flagler Drive,
167 to its intersection with the Easterly extension of the
168 North line of Lot 21, Block 8, revised Plat of GROVER



169 CARLBERG ADDITION, as recorded in Plat Book 9, Page
170 16, Public Records of Palm Beach County, Florida;
171 thence Easterly along the line being the Easterly
172 extension of the North line of said Lot 21, to its
173 intersection with the centerline of the Intracoastal
174 Waterway channel in Lake Worth; thence Southerly
175 along the centerline of the Intracoastal Waterway
176 channel to the POINT OF BEGINNING.

177

178 The annual tax levy made by section 8 shall hereafter apply to
179 and extend to the entire area hereinabove described.

180 Section 4. Creation of the Authority, composition, and
181 provisions relating to members.--There is hereby created a board
182 composed of seven members to be known officially as the "West
183 Palm Beach Downtown Development Authority." It is hereby
184 constituted a body corporate and an agency of the City; and
185 performance by the Authority of its duties and exercise of its
186 powers are hereby designated municipal functions and shall be so
187 construed.

188 (a) The Mayor shall appoint the members of the Authority
189 subject to the ratification of the City Commission by vote of
190 three-fifths of its entire voting membership. By vote of four-
191 fifths of its entire membership, after notice specifying the
192 charges and a hearing held not earlier than 10 days after
193 personal delivery of notice or mailing thereof by registered or
194 certified mail addressed to the member at his or her latest
195 known residence, the City Commission may remove a member of the
196 Authority for good cause, including willful neglect of duty,



197 incompetence or unfitness to perform his or her duty, or
198 conviction of an offense involving moral turpitude. A member so
199 removed shall be entitled to review by the circuit court of the
200 action taken.

201 (b) Of the initial members, one shall be appointed for a
202 term expiring July 1, 1968, two for terms expiring July 1, 1969,
203 two for terms expiring July 1, 1970, and two for terms expiring
204 July 1, 1993; and thereafter each member shall be appointed for
205 a term of 3 years beginning July 1.

206 (c) To qualify for appointment to the Authority, and to
207 remain qualified for service on it, a prospective member or a
208 member already appointed shall reside in or have his or her
209 principal place of business in the City, shall not be serving as
210 a City officer or employee, and shall be an owner of realty
211 within the Downtown area, a lessee thereof required by the lease
212 to pay taxes thereon, or a director, officer, or managing agent
213 of an owner or of a lessee thereof so required to pay taxes
214 thereon. The membership of the Authority shall be reasonably
215 representative of property owner, residential, retail,
216 professional, and financial interests in the District.

217 (d) Vacancy in office, which shall be filled within 10
218 days after its occurrence for the remainder of the unexpired
219 term, shall occur whenever a member is removed from office,
220 becomes disqualified or otherwise unable to serve, resigns, or
221 disappears without explanation for a period of 6 months. The
222 Mayor shall fill any vacancy in office for the unexpired term,
223 in accordance with subsection(a).



224 (e) Each member of the Authority shall serve without
225 compensation for services rendered as a member but shall be
226 reimbursed by the Authority for necessary and reasonable
227 expenses actually incurred in the performance of duty. The
228 Authority need not but may require that all its members or any
229 or all of its officers or employees be required to post bond for
230 faithful performance of duty, and the Authority shall pay
231 bonding costs. No member of the Authority shall be personally
232 liable for any action taken in attempting in good faith to
233 perform his or her duty, or for a decision not to act, except in
234 instances of fraud or willful neglect of duty.

235 Section 5. Authority bylaws and internal governance.--The
236 Authority shall formulate and may amend its own rules of
237 procedure and written bylaws not inconsistent herewith. A
238 majority of its entire membership shall constitute a quorum for
239 the transaction of business, but fewer than a quorum may adjourn
240 from time to time and may compel the attendance of absent
241 members. Except as otherwise provided herein or in the
242 Authority bylaws or rules of procedure, all action shall be
243 taken by vote of a majority of those present and voting, and
244 each member present shall vote on each matter unless barred from
245 voting as herein provided. The Authority shall select one of
246 its members as Chair and another as Vice Chair and shall
247 prescribe their duties, powers, and terms of serving. It shall
248 hold regular meetings at least once a month and shall provide in
249 its bylaws for holding special meetings. All meetings shall be
250 open to the public.

251



252 The bylaws may provide for the Mayor of the City, or his or her
253 representative, to attend meetings of the Board as an ex officio
254 member, but he or she shall not have any vote or power over the
255 Board except that he or she shall be entitled to speak on any
256 issue or question before the Board.

257 Section 6. Functions of the Authority.--The Authority
258 shall perform the following functions:

259 (a) Prepare an analysis of the economic conditions and
260 changes occurring in the Downtown area, including the effect
261 thereon of such factors as metropolitan growth, traffic
262 congestion, lack of adequate parking and other access
263 facilities, and structural obsolescence and deterioration.

264 (b) Formulate long-range plans for improving the
265 attractiveness and accessibility to the public of Downtown
266 facilities, promoting efficient use thereof, remedying the
267 deterioration of Downtown property values, and developing the
268 Downtown area.

269 (c) Recommend to the Mayor and to Downtown businesspersons
270 and residents the actions deemed most suitable for implementing
271 the Downtown development plans, including removal, razing,
272 repair, renovation, reconstruction, remodeling, and improvement
273 of existing structures, addition of new structures and
274 facilities, relocation of any of those existing, and changes in
275 patterns of and facilities for getting thereto and therefrom.

276 (d) Participate actively in the implementation and
277 execution of Downtown development plans, including
278 establishment, acquisition, construction, ownership, financing,
279 leasing, licensing, operation, and management of public



280 facilities deemed feasible and beneficial in effecting
281 implementation, but this paragraph shall not give the Authority
282 any power or control over any City property unless and until
283 assigned to it by the City Commission under the provisions of
284 paragraph(e) of this section.

285 (e) Carry on all projects and undertakings authorized by
286 law and within the limits of the powers granted to it by law,
287 such additional public projects and undertakings related to the
288 Downtown area as the Mayor may assign to it with its consent.

289 Section 7. Powers of the Authority.--In the performance of
290 the functions vested in or assigned to the Authority, it is
291 hereby granted the following powers:

292 (a) To enter into contracts and agreements, and to sue and
293 be sued as a body corporate.

294 (b) To have and use a corporate seal.

295 (c) To acquire, own, convey or otherwise dispose of, lease
296 as lessor or lessee, construct, maintain, improve, enlarge,
297 raze, relocate, operate, and manage property and facilities of
298 whatever type, and to grant or acquire licenses, easements, and
299 options with respect thereto.

300 (d) To accept grants and donations of any type of
301 property, labor, or other thing of value from any public or
302 private source.

303 (e) To receive the proceeds of the tax hereby imposed.

304 (f) To receive the revenues from any property or facility
305 owned, leased, licensed, or operated by it or under its control,
306 subject to the limitations imposed upon it by trusts or other
307 agreements validly entered into by it.



308 (g) To have exclusive control of all funds legally
309 available to it, subject to limitations imposed upon it by law
310 or by any agreement validly entered into by it.

311 (h) To cooperate and enter into agreements with any
312 governmental agency or other public body.

313 (i) To make or receive from the City or Palm Beach County
314 conveyances, leasehold interests, grants, contributions, loans,
315 and other rights and privileges.

316 (j) To request by resolution that the City exercise its
317 municipal power of eminent domain in specific instances for the
318 use and benefit of the Authority and, if the City complies with
319 the request and the property involved is acquired, the Authority
320 shall take over and assume control of such property on terms
321 mutually agreed upon between the City and the Authority, but the
322 Authority shall not thereafter be authorized to sell, lease, or
323 otherwise dispose of such property so acquired without the
324 formal consent of the City Commission.

325 (k) To issue and sell revenue certificates as hereinafter
326 provided, or in any other manner permitted by law and not
327 inconsistent with the provisions hereof, and to take all steps
328 deemed by it necessary or expedient for efficient preparation
329 and marketing of the certificates at public or private sale at
330 the best price obtainable, including the entry into binding
331 agreements with corporate trustees, underwriters, and the
332 holders of the certificates, and the employment and payment, as
333 a necessary expense of issuance, for the services of consultants
334 on valuations, costs and feasibility of undertaking, revenues to
335 be anticipated and other financial matters, architecture,



336 engineering, legal matters, accounting matters, and any other
337 fields in which expert advice may be needed to effectuate
338 advantageous issuance and marketing.

339 (l) To fix, regulate, and collect rates and charges for
340 facilities and services furnished by it or under its control and
341 to pledge the revenue to the payment of revenue certificates
342 issued by it.

343 (m) To borrow money on its unsecured notes, for a period
344 not exceeding 9 months, in an aggregate amount for all
345 outstanding unsecured notes not exceeding 50 percent of the
346 proceeds received during the immediately prior fiscal year from
347 the tax hereby imposed, and at an annual rate of interest not
348 exceeding the rate being charged at the time of the loan by
349 banks in the City on unsecured short-term loans to local
350 businesses.

351 (n) To acquire by rental or otherwise and to equip and
352 maintain a principal office for the conduct of its business and
353 such branch offices as it may from time to time deem expedient.

354 (o) To employ and prescribe the duties, authority,
355 compensation, and reimbursement of expenses of the Director of
356 the Authority, who shall act as its chief executive officer, a
357 general counsel, who shall be an attorney with at least 5 years
358 of experience in active Florida practice and so engaged at the
359 time of appointment, and such other personnel as it may, after
360 consultation with the Director, deem necessary from time to
361 time, provided that its personnel shall not be under civil
362 service regulations, may be employed to serve at its pleasure,
363 shall not in any event be contracted with for a term of



364 employment longer than 5 years, shall not while employed by it
365 serve as City officers or employees, and, with the exception of
366 its Secretary, shall not while employed by it serve as a member
367 of it.

368 (p) To exercise all powers incidental to the effective and
369 expedient exercise of the foregoing powers to the extent not in
370 conflict herewith or inconsistent herewith.

371 Section 8. Levy of ad valorem tax.--For the fiscal year of
372 the Authority beginning within the calendar year 1967, and for
373 each fiscal year thereafter, an ad valorem tax in addition to
374 all other ad valorem taxes is hereby levied annually for the
375 purpose of financing the operation of the Authority on all
376 property in the Downtown area that is subject to ad valorem
377 taxation for City operating expenses. The tax base shall be
378 assessed valuation made annually by the property appraiser. The
379 rate shall be 2 mills on each dollar of tax base in 1967 and
380 each year thereafter, provided that, for each year after the
381 first year of levy, the Authority may set a millage rate of less
382 than 2 mills for the ensuing fiscal year. The tax collector
383 shall collect the tax when and in the same manner in which he or
384 she collects the City ad valorem taxes, with the same discounts
385 for early payment, and shall pay the proceeds to the Authority.

386 Section 9. Authority records and fiscal management.--The
387 fiscal year of the Authority shall coincide with that of the
388 City.

389 (a) All funds of the Authority shall be received, held,
390 and secured like other public funds by the appropriate fiscal
391 officers of the DDA. The funds of the Authority shall be



392 maintained under a separate account, shall be used for only the
393 purposes herein authorized, and shall be disbursed only by
394 direction of or with the approval of the Authority pursuant to
395 requisitions signed by the Director or other designated chief
396 fiscal officer of the Authority and countersigned in such
397 instances and manner as the Authority bylaws may prescribe. The
398 Authority may pay the City as an operating expense a reasonable
399 amount for the services rendered by the City to it at its
400 request.

401 (b) The Authority bylaws shall provide for maintenance of
402 minutes and other official records of its proceedings and
403 actions, for preparation and adoption of an annual budget for
404 each ensuing fiscal year, for internal supervision and control
405 of its accounts, which function the appropriate City fiscal
406 officers may perform for it at its request, and for an external
407 audit at least annually by an independent certified public
408 accountant who has no personal interest, direct or indirect, in
409 its fiscal affairs. The bylaws shall specify the means by which
410 each of these functions is to be performed and, as to those
411 functions assigned to Authority personnel, the manner and
412 schedule of performance.

413 (c) No member or employee of the Authority shall
414 participate by vote or otherwise on behalf of the Authority in
415 any matter in which he or she has a direct financial interest or
416 an indirect financial interest other than that of the benefits
417 to be derived generally from the development of the Downtown
418 area. Participation with knowledge of such interest shall
419 constitute malfeasance and shall result, as regards a member, in



420 automatic forfeiture of office or, as regards an employee, in
421 prompt dismissal.

422 Section 10. Tax exemption of Authority property.--All
423 income, property, and facilities of the Authority are hereby
424 dedicated to the effectuation of essential municipal purposes,
425 and their use is declared an essential municipal function; and
426 they are granted the same exemptions from taxation as are
427 afforded to income, property, and facilities of the City.

428 Section 11. Provisions governing issuance of
429 certificates.--Issuance of revenue certificates by the Authority
430 shall be governed by the following general provisions:

431 (a) Revenue certificates for purposes hereof are limited
432 to obligations that are secured solely by pledge of revenues
433 produced by the facility or facilities for the benefit of which
434 the certificates are issued and the sale proceeds used, that do
435 not constitute a general debt of the Authority, that are not
436 secured directly or indirectly, in whole or in part, by pledge
437 of taxing powers, and that do not constitute a lien or
438 encumbrance, legal or equitable, on any real property of the
439 Authority or on any of its personal property other than the
440 revenues pledged to secure payment of the certificates.

441 (b) The faith and credit of the City shall not be pledged
442 and the City shall not be obligated directly or indirectly to
443 make any payments on or appropriate any funds for certificates
444 issued by the Authority.

445 (c) The rate or rates of interest and the sale price of
446 the certificates by the Authority shall be such that the net
447 interest cost to it on the proceeds received from the sale shall



448 not exceed an average annual rate of 6 percent, computed with
449 relation to the absolute maturity of the certificates in
450 accordance with standard tables of bond values and excluding
451 from the computation the amount of any premium to be paid on
452 redemption of the certificates prior to maturity.

453 (d) Before issuing any revenue certificates, the Authority
454 shall as to each issue:

455 (1) Prepare or procure from a reputable source detailed
456 estimates of the total cost of the undertaking for which the
457 certificates are contemplated and of the annual revenues to be
458 obtained therefrom and pledged as security for payment of the
459 certificates.

460 (2) Determine that the anticipated net proceeds from their
461 sale, together with any other funds available and intended for
462 the purposes of the issue, will be sufficient to cover all costs
463 of the undertaking and of preparing and marketing the issue or
464 connected therewith.

465 (3) Determine that the annual revenues anticipated from
466 the undertaking will be sufficient to pay the estimated annual
467 cost of maintaining, repairing, operating, and replacing to any
468 necessary extent not only the undertaking but also the punctual
469 payment of the principal of and interest on the contemplated
470 certificates.

471 (4) Shall specify these determinations in and include the
472 supporting estimates as parts of the resolution providing for
473 the issue.

474 (e) The Authority may, as to any issue of revenue
475 certificates, engage the services of a corporate trustee for the



476 issue and may treat any or all of the costs of carrying out the
477 trust agreement as part of the operating costs of the
478 undertaking for which the certificates are issued.

479 (f) The Authority shall from time to time establish such
480 rentals, rates, and charges, or shall by legally binding
481 agreement maintain such control thereof, as to meet punctually
482 all payments on the certificates and also the costs of operation
483 of the undertaking and its maintenance and repair, including
484 reserves therefor and for depreciation, replacement, and any
485 necessary extensions.

486 (g) Revenue certificates may be issued for the purposes of
487 funding, refunding, or both.

488 (h) All revenue certificates issued pursuant hereto shall
489 be negotiable instruments for all purposes.

490 Section 12. Transfer upon cessation of the
491 Authority.--Should the Authority cease to exist or to operate
492 for whatever reason, all its property of whatever kind shall
493 forthwith become the property of the City, subject to the
494 outstanding obligations of the Authority, and the City shall use
495 this property to the maximum extent then practicable for
496 effectuating the purposes hereof and shall succeed to and
497 exercise all powers of the Authority insofar as such exercise is
498 not in conflict with or inconsistent with the provisions of the
499 City charter or other law applicable to the City.

500 Section 13. Act cumulative; no notice required.--Neither
501 this Act nor anything herein contained shall be construed as a
502 restriction or limitation upon any powers which the Authority
503 might otherwise have under any laws of this State, but shall be



504 construed as cumulative of such powers. The foregoing sections
505 of this Act shall be deemed to provide a complete, additional,
506 and alternative method for the doing of the things authorized
507 thereby and shall be regarded as supplemental and additional to
508 powers conferred by other laws, provided that the issuance of
509 revenue certificates and revenue refunding certificates under
510 the provisions of this Act need not comply with the requirements
511 of any other law applicable to the issuance of certificates and
512 bonds, including, particularly, chapters 670-680 of Florida
513 Statutes 2002 (also known as Uniform Commercial Code, Title
514 XXXIX), as same may be amended. No proceedings, notice, or
515 approval shall be required for the organization of the
516 Authority or the issuance of any certificates or any instrument
517 as security therefor, except as provided herein or pursuant
518 hereto, any law to the contrary notwithstanding, provided that
519 nothing herein shall be construed to deprive the State and its
520 governmental subdivisions of their respective police powers over
521 any properties of the Authority.

522 Section 14. Establishment and Amendment of Charter.--The
523 West Palm Beach Downtown Development Authority was established
524 by special act of the Legislature. The Charter of the West Palm
525 Beach Downtown Development Authority may be amended by special
526 act of the Legislature.

527 Section 15. Liberal construction and severability.--The
528 provisions of this Act, being necessary for the welfare of the
529 City and its inhabitants, shall be liberally construed to
530 effectuate the purposes herein set forth and are severable.
531 Should any portion hereof be finally held invalid by a court of



532 competent jurisdiction, each other portion shall remain
533 effective to the maximum practicable extent.

534 Section 4. The provisions of this act, being necessary for
535 the welfare of the City and its inhabitants, shall be liberally
536 construed to effectuate the purposes herein set forth and are
537 severable. Should any portion hereof be finally held invalid by
538 a court of competent jurisdiction, each other portion shall
539 remain effective to the maximum practicable extent.

540 Section 5. Chapters 67-2170, 77-664, 83-534, 84-540, 90-
541 460, and 93-381, Laws of Florida, are hereby repealed.

542 Section 6. This act shall take effect upon becoming a law.
543
544