

PARK, RECREATION & BEACHES ADVISORY BOARD MEETING

**CITY COMMISSION CONFERENCE ROOM - 8TH FLOOR
100 N. Andrews Avenue
Fort Lauderdale, Florida**

Wednesday, July 24, 2002 - 7:00 p.m.

<u>BOARD MEMBERS</u>	<u>ABSENT/PRESENT</u>	<u>Cumulative From 11/01</u>	
		<u>P</u>	<u>A</u>
Julie Cameron	A	2	6
Nathalie Monique Duverna	A	6	2
Elizabeth Hays	P	7	1
Al Massey, Chairman	P	8	0
John Melnicoff	A	6	2
Robert Missal	P	7	0
Timothy Nast	A	3	5
Rosalind Osgood	P	7	1
Tom Peters	A	7	1
Randolf Powers	P	6	2
Victoria Pristo-Revier	P	1	1
John Rude, Vice-Chair	P	7	1
Joe Shover	A	6	2

Staff Present

Ernest Burkeen, Jr., Parks & Recreation Director
Steve Person, Recreation Superintendent
Phil Thornburg, Parks Superintendent
Sue McAllister, Community Program Supervisor
Suzanne Broucek, Community Program Supervisor
Marie Rock, Lead Program Coordinator
Mary Ann Slough, Lead Program Coordinator
Stu Marvin, Aquatics Supervisor Hall of Fame
Lori Dimeolo, Administrative Assistant
Maybeth Irizarry-Binon, Administrative Assistant
Margaret A. D'Alessio, Recording Secretary

Chairman Al Massey called the meeting to order at approximately 7:05 p.m. Roll was called, and a quorum was not present.

Pledge of Allegiance to the Flag.

Approval of Minutes

Approval of the minutes of the June 26, 2002 meeting was deferred until the September meeting due to the lack of a quorum.

Plaque Presentation for Julie Kreadle

Chairman Al Massey presented a plaque to Julie Kreadle for her 3 years of service as the liaison to the Parks, Recreation and Beaches Advisory Board. Ernest Burkeen said it had been a pleasure working with Ms. Kreadle and wished her luck. Ms. Kreadle expressed her gratitude and thanked the Board members.

Chairman Massey introduced a new board member, Victoria Pristo-Revier. Ms. Revier stated that she had previously been on the Code Enforcement Board and was a real estate broker handling multi-unit purchases and renovations. She had a company in Lauderdale-By-The-Sea and has lived in Florida for the past 18 years.

Croissant Park Grand Opening

Ernest Burkeen, Director of Parks & Recreation, introduced video technician Peter Moran who has been contracted by the City. Mr. Moran gave a video presentation of the Croissant Park Grand Opening. After the presentation, Mr. Moran explained that a panoramic virtual reality web site was under development and showed examples of parks and recreation buildings. Mr. Moran stated that he had been developing this type of material for over 7 years and performed similar work for the City of Deerfield.

Ernest Burkeen remarked that Croissant Park is a magnificent facility and the grand opening had been very successful.

Chairman Massey encouraged everyone to visit the park and mentioned that the water playground is similar to the one located in Lauderdale Manors Park. He also stated that Joe Shover had been instrumental in implementing the entire process.

Recreation Program of the Month

Steve Person introduced Suzanne Broucek and Sue McAllister, Recreation Program Supervisors, and Recreation Program Coordinators, Marie Rock and Mary Ann Slough. Mr. Person reported there were 14 summer camps with approximately 1400 children participating. Mary Ann Slough gave a presentation on "Summer Camps 2002." She stated that Mr. Burkeen had brought interesting elements to their department incorporating fitness elements into the program.

The first part of the recreation program dealt with "Program Design." Ms. Slough explained that having three new facilities, Croissant Park, Warfield, and the Beach Community Center has increased community based programming. "PLUNGE INTO SUMMER" was this year's theme and it contained three elements, which were to have fun, be fit, and stay safe.

The second part of the program dealt with "Staff and Staff Training." 250 applicants were interviewed and 60 were chosen for positions, including the existing part-time staff. Ms. Slough reported the recreation staff consisted of approximately 125 people. Ms. Slough explained that all staff had been screened, fingerprinted, and backgrounds had been checked.

Ms. Slough stated that staff training was on-site and consisted of orientation, familiarization with policies and procedures for the site, information regarding the ages of the children at the location, and choosing counselors. Park rangers gave presentations to staff regarding emergency situations, videos consisting of learning points were shown, and policies and procedures were reviewed. After the staff was trained they received certification.

Marie Rock gave a brief overview explaining that camp registration was separated into three areas: Croissant Park for the southwest section of the City, Holiday Park for the northeast and northwest, and Mills Pond for the northwest section. She explained that community camps were subsidized with tax dollars and the cost was \$150 for 8 weeks or \$40 for children on free and reduced lunch programs. These camps were located at Bass, Warfield, Croissant Park, and Dillard Park. Ms. Rock stated that teen camps were also available, along with specialty camps, which were not subsidized with tax dollars. The cost was approximately \$125 per week and explained that all camps had a fitness component.

Ms. Slough stated that through the State Department of Education, they were able to provide free lunch programs at 9 food sites and fed about 850 campers per day. Ernest Burkeen pointed out that since there was no summer school this year, the lunch programs at the camps were very important. He felt there would be an increased burden on the department to provide this service to the children and additional dollars would be needed.

Robert Missal asked if programs were supplied for special needs children. Ms. Rock stated they did have some special needs children in attendance. Mr. Burkeen explained they did not have a full-fledged program for such children, but were working towards this goal.

Swimming Hall of Fame

Chairman Massey stated that this item was added to the agenda and he introduced Stu Marvin, Aquatics Supervisor at the Hall of Fame Complex.

Stu Marvin provided information regarding the National Championships that would run from August 12-17, 2002. Mr. Marvin explained the reason for his visit was to bring the Board up to date on the redevelopment of the pools at the Hall of Fame Complex. He explained that the Swimming Hall of Fame announced their intention to solicit other municipalities that might possibly welcome them to their community and upgrade facilities at a new home. He stated that the pools were 38 years old and in need of serious renovation. The rulebook governing the aquatic sports complex showed the pools were no longer in compliance. Mr. Marvin stated that all the Commissioners were in favor of doing something with the parcel where the pools are located. Discussions were held with a private partnership, but Commissioners in favor of redeveloping the current footprint had rejected this concept.

Mr. Marvin continued stating that no one has come up with funding for the renovation of the facility. Discussions were held regarding the use of TIF money, but the money had been earmarked for other improvements in the CRA. The price tag for upgrading the facility was between \$20 to \$25 million dollars, which would include rebuilding the facility to meet international standards, and maintaining the City's position in the world of aquatics. Most recently, Commissioner Smith suggested the possibility of incorporating an anchor restaurant into the design of the complex as a cash infusion for the overall funding of the facility. However this element would require additional parking. Mr. Marvin stated that primarily the purpose of his visit was to determine if the Board would entertain or recommend to the City Commission the need for increased parking at the complex. Presently, the site has 102 parking spaces, which is grossly insufficient.

Mr. Marvin explained that the widening of Seabreeze Blvd. to four lanes would increase traffic flow in the area, and therefore, adequate parking would need to be provided on site. He stated there is an underlying theme from certain Commissioners not to increase parking. Mr. Marvin explained that the design being contemplated called for a maximum of 300 parking spaces. He stated in order to incorporate 300 spaces into the design, it would require having the pools one story up and parking underneath them. This design would support the pool and the restaurant. Mr. Marvin stated they had not received the go ahead from the Commission to develop performance specifications to provide to designers describing the needs of the

facility. Engineering has suggested this would be submitted through a national competitive design

process. However, the parking issue needs to be resolved in order to incorporate the specifications into developing the scope of the project.

Ernest Burkeen reiterated that the question today was that staff supported the idea of additional parking, but they were asking the Advisory Board for their recommendation on this matter.

Robert Missal asked if the Commission was against any public/private type of partnership. Stu Marvin stated the idea was rejected. Ernest Burkeen reiterated this was a tough question, but the City has stated it would look at funding the project.

Elizabeth Hays asked if there had been discussion involving the building of condos versus hotels. Mr. Burkeen replied that issue had been eliminated and the issue right now is whether a restaurant could be added to the site, which is a use consistent with recreation. Robert Missal asked how much money this would generate. Mr. Burkeen responded that they did not know at this point.

Victoria Revier asked if there were any variance obstacles or if any codes needed to be changed in order to house the restaurant. Ernest Burkeen stated they needed to go through the State since it was State owned property leased to the City. He explained that other code issues were not relevant. Stu Marvin explained there would be a request for the reduction of the parking element.

Elizabeth Hays asked about the type of time frame involved since the site would need to be raised. Stu Marvin replied that their desire was to work in phases. He explained that the configuration of the site would be the same, but with a different footprint.

Victoria Revier asked if the revenue from parking would go solely to the swimming complex. Stu Marvin explained that the Swimming Hall of Fame and the pools were two different entities. The Swimming Hall of Fame was a non-profit corporation that had an operational agreement with the City to occupy buildings on the present site and run The International Swimming Hall of Fame, Inc. The pools were owned and operated by the City. The Swimming Hall of Fame may or may not depart from the City, but it looks as if it may go to the City of Pompano. The Hall of Fame brought a lot of notoriety to this City, but we would continue to operate the pools. Mr. Marvin stated that parking revenues would go towards reducing the debt on the cost of construction. The Chamber Beach Council had come up with some other ideas such as naming rights, parking, restaurant, and the possibility of forming a private foundation. Another idea was going to the State of Florida and selling this as a benefit to the State since tourism would increase.

Robert Missal asked why some Commissioners were against additional parking. Stu Marvin stated he was not sure. John Rude stated it was more of a caring capacity and explained they were presently at gridlock. Automobile usage has to be discouraged and another form of transportation needs to be encouraged.

Ernest Burkeen remarked that it is selfish interest on their part because the additional revenue is needed. Stu Marvin stated this is a critical issue when confronting other governmental bodies to encourage their participation at this facility. John Rude stated that he thinks of the Birch/Las Olas lot when attempting to accommodate the visitors to the complex. He said he was looking to maximize what the Complex wanted, and accommodate the future needs of the Las Olas lot. He feels this is necessary and isn't happening. Ernest Burkeen stated that the present parking is lacking and the City has agreements with various businesses in the area to use the lots.

Robert Missal stated that having the pool elevated is a very positive and impressive idea. Chairman Massey asked if presently there were any plans on paper. Stu Marvin replied there were no plans at this time, only conceptual ideas for the basic elements.

Chairman Massey reiterated that in order to meet the international standards, on-site parking needs to be provided. Stu Marvin agreed. Chairman Massey stated the Board did not have a quorum tonight, and therefore, could not make a formal recommendation as a Board to the City. It could be stated that the members who were present at the meeting were making suggestions to the City that might be valuable.

Ernest Burkeen stated they wanted to go to the next Beach Council meeting and report tonight's discussion, until the Board could officially vote. He further stated they were just putting elements together piece-by-piece so then the project could go forward.

John Rude stated that at the next meeting when there was a quorum he would be supportive of the project if it would be tied to an overall beach master plan. He realized there is a transportation circulation problem, but there was a committee working on that. He did not want to dismiss their efforts and not have things tied together.

Chairman Al Massey stated that he was in favor of the recommendation being made and realized other issues were involved. He asked the other Board members who were present to give their views on this project.

Elizabeth Hays stated that the pool was a wonderful thing for the City and wanted to see it fully utilized. She said she would support any ideas to keep the facility functioning at the high standards necessary to keep it. Victoria Revier stated that the goal was to keep the Swimming Hall of Fame happy and economically profitable. Since, this was a process towards that goal and she is in favor of the idea.

Riverland FRDAP Application

Chairman Al Massey reiterated that a quorum was not present at tonight's meeting so approval could not be voted on.

Lori Dimeolo stated that she was asking for the Board's support for a grant application from the Florida Recreational Development Assistance Program in the amount of \$200,000. The payments would be spread throughout all the recreational amenities for the parks.

Elizabeth Hays stated that she was in support of this application. Chairman Al Massey asked the Board Members for their input. Board unanimously agreed to support this application.

Lori Dimeolo stated that by applying for the grant, it was contingent on them closing out the Palm Aire Park grant which is currently active.

Fort Lauderdale Stadium/Orioles

Ernest Burkeen stated they have reached a two-year agreement with the Orioles. They agreed to assist in the repair of the roof, which would cost approximately \$250,000. It is speculated that the Orioles used the facility approximately 42% of the time; therefore, they could contribute 42% of the cost for the repairs. In addition they are permitting the City to add a \$1.00 surcharge to each entry and parking ticket to assist in obtaining the funds. Mr. Burkeen stated that discussions were still ongoing regarding a long-term agreement. The Orioles desired the entire 50-acre site, but there was an agreement with the School Board at Lockhart until 2008. The Orioles and the City were reviewing this matter so that major and minor operations would be in one place. Presently, there is a two-year agreement in place. Chairman Massey asked if the Orioles were going to gauge their interest in the site to the City. Ernest Burkeen replied they are going to work together on this matter.

Robert Missal asked if this became a reality, what the plan was regarding funding. Ernest Burkeen replied

this was all part of the negotiations and many funding options were available for review. Elizabeth Hays asked if the agreement with the School Board involved more than just the football use. Mr. Burkeen replied it only involved football use. Elizabeth Hays remarked that Stranahan and Fort Lauderdale were looking to build their own stadiums and if that happened, they would not need the Lockhart facility. Ernest Burkeen agreed, but stated that the agreement expired in 2008 and neither school would have an operational facility by that time. Elizabeth Hays replied there was a negative impact because schools do not get the funds from the concession stands at Lockhart, and there is a benefit to the schools to have that income.

John Rude stated that he would volunteer to serve on a board that would work on contingency plans. He felt this would be the time to begin to address this problem realistically. Ernest Burkeen explained they would know within the year if this was possible and the cost. John Rude reiterated that he did not want to give up Lockhart without major discussions.

Randolf Powers asked if there were any other plans for upgrades besides the roof. Ernest Burkeen explained there were many issues that had to be dealt with and they estimated it would take approximately \$2.5 million to upgrade the entire facility. He further stated they did not want to spend this kind of money unless the City had at least a 15-year commitment.

Sunrise Canal Hotel Development

Chairman Al Massey stated that the Board wanted to familiarize themselves with this project.

Leonard Mercer stated the present site was on Sunrise Blvd. east of US1. He showed renderings of the project to the Board. The proposal was to build a 4-story parking garage that would accommodate 90 on-site units. The project went before DRC and was approved for B-1 zoning approximately one month ago. No variances would be secured, nor setback requirements. It was explained that this land was not platted, and therefore, they would appear before Planning and Zoning. Mr. Mercer stated that they met with some of the East Point Board and addressed their concerns. From that meeting, the plans were modified to incorporate the Board's desires. No commercial facilities will be placed on the site, only a small café. The building would be compatible with the surrounding areas and would be the first new building on Sunrise west of Bayview Drive.

Victoria Revier asked about the average size of the units and if they were geared towards extended stays. She was told the average size of the units were approximately 750 square feet. Ms. Revier asked about the frontage along the canal. She was informed that it was 55' from the property line to the building, and shadow studies had been done.

John Rude proceeded to ask about the total height of the building. He was told the building would be 14 stories. Elizabeth Hays asked how this height compared to the other buildings in the area. She was informed the height was about the same. John Rude asked if the promenade went north to East Point Towers. He was informed that presently it would stop at the property line.

Elizabeth Hays asked what was meant by an apartment/hotel. Mr. Mercer stated it actually would be a hotel, but residences would be available. The City wanted to increase tourism along the beach and this would follow that program. Robert Missal asked if the units could be purchased. Mr. Mercer confirmed this, but stated that usage was limited. The developer would share in the operation of the complex, and at the end of the year funds from renting would be distributed 50% to the operator and 50% to the owners. Mr. Mercer stated that the operator would also receive a 3% to 5% management fee, but the unit owners would own the land. The Board was informed that this was the only way hotels could be financed presently. All the new projects along the beach were built with this concept.

Robert Missal asked hypothetically if a unit owner's share could be sold to the management company. He was told that this was possible.

Elizabeth Hays asked if the residents from the area could give their input regarding this project.

Chairman Al Massey asked if any individuals from the public wanted to speak regarding this project.

Ted Fling, Victoria Park Association, stated that this was the first presentation his group had heard regarding this project and asked for clarification regarding DRC approval. He further stated that he was not presently able to speak on the Association's behalf.

Michael Astor, President of East Point Towers, stated there appeared to be some inconsistencies with this project. He explained that Norma Scala was the chairman of the committee discussing this project.

Norma Scala stated that many facts presented at tonight's meeting were not the same facts that had been presented previously to their association. She asked for several clarifications. The architect explained that two presentations were made to DRC and modifications had been made to the original plans. Discussion ensued regarding the renderings.

Chairman Massey emphasized that the discussion regarding the project this evening was centered around the effect it would have on George English Park Lagoon, and other issues should be addressed individually to Mr. Mercer.

Paul Cissell, East Point Towers, stated that on June 17th when a presentation was made to their association, no docks were discussed, and he asked for a clarification on that issue. He felt this would have an impact on the park beach side and would affect the boat traffic going underneath the Sunrise Bridge. He was informed that the docks were presently on the site, but no boats would be placed there. Victoria Revier explained that it was a landing dock.

Bill Howard, Vice President of East Point Towers, stated that presently the rental of the jet skis on the site were on top of the dock and didn't go into the river. Mr. Mercer reiterated that they were not going to operate a dock on the site.

Elizabeth Hays stated she was concerned about some of the discussions regarding this project, and she asked if they could have copies of the plans showing this project to determine how this would impact the area. She was told this could be done.

Michael Astor, East Point Towers, asked about the possibility of the unit owners having boats and paralyzing the dock area. He was told that was not part of the property and the space was leased from the City.

Steve Cohen, architect, explained that a dock was where boats were tied up and stored, and this was not the intent of this site. There would be a promenade that was designed to serve the City and its residents. The restaurant would only be a café and used as a convenience for the residents of the building. It would not be a full-service restaurant.

Robert Missal asked if there was anything to prevent another type of restaurant to enter the picture and use the docks. Steve Cohen stated that the existing docks prevented such an establishment from happening and reiterated that the docks were leased from the City who established the criteria for the site.

Status of Lincoln Park

Ernest Burkeen stated that the park itself was closed due to soil testing. There are two schools of thought involved in the status of the testing. The Health Department stated there was arsenic 2 feet below the ground, but the State felt the issue was more serious. Test results have not yet been reported. The park was fenced off and closed, while programs still continue inside the school building.

Chairman Massey asked how the park users were being served in the interim. Mr. Burkeen reiterated the park was closed, but programs within the buildings were taking place. Chairman Massey asked if there was any plan to shuttle users of that park to other locations. Ernest Burkeen replied there were no such programs in place at this time. He stated that Carter Park was less than 3/10 of a mile from this site and could be used.

John Rude asked if the City was going to relocate the One-Stop Shop to that location and would they lose park space. Ernest Burkeen stated that at one time, the One-Stop Shop was going to occupy the school site and space would be provided to our department, but he did not know the current outcome. Discussions were still taking place. Ernest Burkeen reiterated that if the One-Stop Shop went in, park space would be maintained, but he felt it was an inadequate facility for the area. John Rude asked if this could be worked into the redevelopment of the CRA. Ernest Burkeen stated it all depended on what will happen to the park site and what determination would be made.

Old/New Business

Ernest Burkeen stated that the FRPA Conference would take place October 15th-19th in Tampa. He explained that additional information is available for those interested in attending.

Elizabeth Hays asked if an update could be given to the Board in September regarding the Cancer Survival Plaza.

There being no further business to come before the Board, the meeting was adjourned at approximately 9:00 p.m.