

**MINUTES
CITY OF ORMOND BEACH
QUALITY OF LIFE ADVISORY BOARD
REGULAR MEETING**

June 2, 2016

6:00 PM

**City of Ormond Beach
Training Room
22 South Beach Street
Ormond Beach, Florida**

1) Call to Order

Dr. Shapiro called the meeting to order at 6:05 p.m.

Members present were: Debbie Berner, Brian Nave, Kathy Page, Troy Railsback and Dr. Philip Shapiro. Excused was William Masters.

Staff present was: Finance Director Kelly McGuire and Recording Secretary Shá Moss.

2) Approval of Minutes – April 7, 2015

Ms. Page moved seconded by Ms. Berner to accept the minutes of the April 7, 2016 meeting. The motion passed unanimously.

3) Capital Improvement Program

Dr. Shapiro thanked Finance Director Kelly McGuire for doing an excellent job putting together the CIP again this year. He noted it was neat, concise and comprehensible. He noted that the entire CIP was open for discussion though the Board usually reviewed the Beautification, Facilities Renewal and Replacement and the Recreation and Cultural Improvement sections.

Dr. Shapiro reviewed the pie charts and noted there was \$16.4 million for fiscal year 2016-17 and those numbers change each year. The number one source of revenue comes from grants followed by user fees and bond proceeds. Property taxes are only 12.14% of the revenue. With regard to the expenditures, water and wastewater was the highest at 36.90%. Dr. Shapiro noted that parks, recreation and cultural at 4.41% and was above average in the United States for a city the size of Ormond Beach.

Beautification

Granada Boulevard Landscape Beautification

Dr. Shapiro asked what happened to the holly trees and the irrigation timers.

Ms. McGuire answered that there may have been some concern with the irrigation and at that time, there was a funding issue. She noted that this occurs sometimes with grant money.

Facilities Renewal and Replacement

Dock Walkway Replacement

Dr. Shapiro stated he agreed with most of what was presented in that section but asked whether there would be permit fees for the dock walkway and if so what that cost would be.

Ms. McGuire stated the City pays for permits the same as any other business and the cost for this project would be a few thousand dollars and those funds would come from property taxes that are set aside for renewal and replacement projects.

Recreation and Cultural Improvements

West Ormond Community Center

Dr. Shapiro stated he agrees that a center is needed on the west side because of growth but noted he had a discussion with Commissioner Boehm a few years ago about having the facility also used as an evacuation site for beachside residents.

Ms. McGuire stated there has been no in-depth discussion about the West Ormond Community Center from the City Commission. She noted it's been in the CIP for several years and Commissioner Boehm has mentioned it. She noted there would be a study next year to find out what the facility would be used for. Ms. McGuire stated that it would be a good to speak with your Commissioner regarding the evacuation shelter.

Nova Community Park Master Plan Phase I

Dr. Shapiro stated he still has concerns about anything being built on a landfill and noted the Board has had this discussion for several years. He asked whether there would be parking on the landfill.

Ms. Berner stated the park was built on a landfill.

Dr. Shapiro asked what stabilized grass parking was. He noted homes to the north that were built on a landfill are sinking and cracking.

Mr. Railsback stated stabilized grass was reclaimed asphalt to reduce impervious surface and was not as heavy as concrete or full asphalt. He noted it doesn't hold water, was cost effective and doesn't weigh as much.

Dr. Shapiro asked about the engineering study that the Board mentioned a few years ago. He recalled everything was fine two years ago, but now there was a concern according to the justification. He stated they needed to be certain that the ground could hold the weight of a lot of cars for events. A lot of parking would be needed.

Ms. McGuire stated whenever you built on a landfill there was some concern.

Dr. Shapiro stated if they had to put in a retention pond, they would need to remove everything which would be very expensive. He noted it took decades to settle a landfill.

Mr. Railsback stated that it was justification for the project to be amended so that they don't, per the code, have to put in a retention pond and use the stabilized grass rather than asphalt.

Mr. Nave stated there was no ridged structure on the parking lot and cars can move around and be compressed and it won't hurt anything. He noted in 20 years the surface could then be asphalt.

Mr. Railsback stated the City would definitely take the necessary steps to confirm that parking on the surface would safe.

OBSC Improvements

Mr. Nave stated the cost has increased from \$550,000 to \$810,000 and he did not feel the limited use of the field justifies the expense. There are already three softball fields that could be used for any girls' softball game with the use of manufactured fences for the outfield. He didn't understand why the City could spend that amount of money on a field that only a few people would play on.

Ms. Berner stated without the new field, the City would not be able to attract competitive girls' softball.

Mr. Nave stated there were already three fields available for use. He stated that the justification he heard was that they wanted the girls to have the thrill of hitting a home run over a real wall instead of a fence. It didn't justify the cost of almost one million dollars.

Ms. Berner read from the report that "*the current softball quad is not suitable for girls' championship softball tournaments as it is designed more for men's recreational softball.*"

Mr. Nave stated that statement was intentionally misleading. The only thing needed was a fence to shorten the outfield. He stated the field was currently being used but it does not have restrooms or a concession stand.

Mr. Railsback stated there were tournaments for girls' softball all the time in other areas and the reason they don't have them here in Ormond Beach is because there was not a facility to hold the game.

Mr. Nave stated a fourth field could be placed where the facilities are currently located.

Mr. Railsback stated he was an advocate for increasing recreational activity and drawing revenue to the City. If the field would make that happen, the money spent would justify the cost.

Mr. Nave stated that it was ridiculous to spend that amount of money in hopes that people would use the facility.

Ms. McGuire stated that this project was on the out years and additional information could be received. She noted that the design would start after October 1.

Dr. Shapiro stated that both Board members are making good points and more information was needed from staff. He noted it was a good idea to speak with your Commissioner regarding this issue.

Ms. Berner agreed with Mr. Railsback's comments.

Ms. McGuire stated the Board could continue the discussion at a later date. She noted that the City Commission will discuss the CIP at a workshop on June 7th, but would not approve the CIP until September.

Mr. Nave asked the members to look at the field and note that they are capable of holding any type of competition.

Unfunded Projects

MacDonald House

Dr. Shapiro stated the Board has discussed the MacDonald House since the early 1990's. A historic preservation group is now in the process of reviewing the structure. The plan is to develop a museum corridor from the Ormond Art Museum to The Casements and to include the copula at Fortunato Park. Dr. Shapiro stated the plan was to save the MacDonald House, put in a city museum, and have all three floors completed with an elevator.

Three Chimney's Archeological Site

Dr. Shapiro stated the cost listed was incorrect and should be \$50,000 instead of \$100,000. About 6 years ago Shannon Julien went to the Engineering Department and

two parking drawings were made as a draft. Both plans were shown to Mayor Kelley who said when the time presents itself; Public Works could assist with development. Plan A is the simple less expensive plan. Dr. Shapiro stated he received a letter from the State of Florida stating the parking lot could be developed. He noted it was a State of Florida sight and if digging was to occur, a State approved archeologist needed to be on sight. Dr. Shapiro stated the square footage in Plan B was too large and a retention would be needed. Plan A was the better plan. He noted this project should be done by 2020 with City funds or grants.

Cassen Park Improvements

Dr. Shapiro stated this project was discussed last year and needed to be made a priority. He stated it was in the heart of the City and not presentable. He asked regarding the restroom expansion, what SJRWMD's impact fees would be. He also asked whether it would need a retention pond.

Ms. McGuire stated a retention pond should not be necessary because it was at the water's edge and regarding the impact fees, she would have to contact the Engineering Department for that answer but they would be included in the cost as well as the permit fees.

PAL House

Dr. Shapiro asked what the primary function of the Police Athletic League was.

Ms. McGuire noted that PAL works with the youth in the Ormond Beach area. They have recreational programming and tutoring for the youth. She stated they were asking for a new larger facility, 3,000 - 4,000 feet so that they could serve more individuals. Ms. McGuire noted property was looked at around the SONC and one was found that may be for sale as a potential site. The cost would be about \$700,000.

Dr. Shapiro asked that a prefab structure be looked at as well to save on cost.

4) Audience Comments

Art in Public Places

Julia Truilo, Ormond MainStreet Executive Director, stated she wanted to support economic development of Ormond Beach. She noted that Art in Public Places has been unfunded for several years. She noted previous funds were used to place the Vietnam War Memorial and the Korean War Memorial in the Art Museum Gardens. Ms. Truilo stated art was economic development and an important part of what Ormond MainStreet was trying to accomplish downtown, in addition to moving forward with the quality of life of Ormond Beach. Ms. Truilo stated she will also speak to the City Commission but asked that the Board recommend that funds for Art in Public Places be placed in the budget.

Dr. Shapiro asked how much funding was being requested.

Ms. Truilo stated \$50,000 annually was mentioned by Leisure Services Director Robert Carolin, but the original plan requested \$10,000 annually. She stated Ormond MainStreet was charged with improving the Art District that the City created. She noted Ormond MainStreet recently obtained their 501(c)3 and has recently been recognized as an arts organization and should now be able to apply for grants. Their mission statement says *"it supports art and art education in Ormond Beach"*. Ms. Truilo stated they should now be able to receive funding from other areas because people would know the City supported the project.

Ms. Berner stated she agreed with the concept of the Art District and its importance of making the image public.

Ms. Truilo mentioned the film "The Artist Next Door" on the Economic Development page of the City's website. They also developed a list of artist, many of who live in Ormond Beach.

Ms. Truilo stated art was not just decoration; it also has an economic and emotional impact and can serve a specific service.

Ms. McGuire asked whether \$10,000 annually would be sufficient. She stated it was an unfunded project for the past 10 years that requested \$250,000 for five locations.

Ms. Truilo answered that \$10,000 annually would be enough.

Ms. McGuire stated that \$10,000 could be a part of the operating budget and be taken out of the funded budget. She noted she would speak with Planning Director Ric Goss.

Board Motions/Recommendations

Dr. Shapiro stated he could not make the motion, but his thoughts were to endorse the MacDonald House remediation and that it be kept on the radar; the Three Chimney's parking lot development be completed by 2020 using Plan A; he would like to see the improvements at Cassen Park; the West Ormond Park Center be developed with consideration of evacuation needs; and have the City fund Art in Public Places.

Ms. Berner moved seconded by Mr. Nave that the Quality of Life Advisory Board supports a small annual Art in Public Places budget as a impetus to project the image that the City of Ormond Beach believes in this. The motion passed unanimously.

Mr. Nave moved that further review be done about the cost effectiveness for OBSC Improvements Field #3 before it is continued on the CIP. *The motion died for lack of a second.*

Mr. Railsback moved seconded by Ms. Page that the Quality of Life Advisory Board supports the three areas that the Board reviews, which are Beautification, Recreation and Cultural Improvements and Facilities Renewal and Replacement sections of the CIP as presented. The motion passed with Mr. Nave opposed.

Mr. Railsback moved to have the City Commission make the Cassen Park improvements a priority. *The motion died for lack of a second.*

5) Member Comments

Softball Field Meeting

Mr. Nave stated he was going to speak with Robert Carolin regarding the softball field and asked whether anyone else wanted to meet with them.

Ms. McGuire stated that no one else could meet with them privately unless it was through a publically advertized Board meeting.

City Marina

Mr. Railsback asked whether having a City marina has been mentioned at any meetings.

Ms. McGuire stated one of the City Commissioners has mentioned it in the past. She noted there was no funding for a marina.

Rockefeller Gardens

Dr. Shapiro stated there was a stairway at the entryway on the eastside of Rockefeller Gardens with two concrete posts, but there were no handrails and they were needed. He noted at the Memorial Day event many people were having difficulties going up and down those stairs. Dr. Shapiro stated there was an ADA compliant ramp several feet away. He mentioned he sent a notice to Ms. Shanahan regarding that need.

Ms. McGuire stated there was some discussion after the event and it was mentioned that keeping the aesthetics were important but was suggested adding signage about the ramp.

Dr. Shapiro stated signage was good, but the ramp was not near the stairs and might be an issue for those having difficulty getting around.

Mr. Nave stated it was important to keep the historically accurate presentations of sites as they are as long as there is ADA accessibility elsewhere.

6) Adjournment – Next Meeting – July 7, 2016

The meeting adjourned at 7:14 p.m.

Respectfully submitted,

Shá Moss, Recording Secretary

ATTEST:

Dr. Philip J. Shapiro, Chairman