

**MINUTES
CITY OF ORMOND BEACH
CITY COMMISSION
PARKS & RECREATION MASTER PLAN UPDATE WORKSHOP**

March 22, 2022

5:30 p.m.

City Commission Conference Room

I. CALL TO ORDER

Mayor Bill Partington called the meeting to order at 5:32 p.m.

Present: Mayor Bill Partington, Commissioners Dwight Selby, Troy Kent, Susan Persis, and Rob Littleton, City Manager Joyce Shanahan, Assistant City Manager Claire Whitley, City Attorney Randy Hayes, Leisure Services Director Robert Carolin and Barth Associates Representative Carlos Perez.

II. DISCUSSIONS

Mr. Robert Carolin, Leisure Services Director, explained the Parks and Recreation Master Plan was at its final stage and would review the proposed vision and implementation strategy.

Mr. Carlos Perez, Barth Associates Representative, discussed the project goals, process and input schedule. He reviewed how the priorities selected were based on qualitative, observational and quantitative techniques. He explained the guiding principles were to treat parks as an intricate network, high performance public spaces and placemaking. He reviewed the long-range vision subsystems which included natural areas and nature trails, off-beach parking and new beach access points, paved multi-purpose trails, indoor recreation centers, improvements to existing parks, new neighborhood parks, sports facilities and programs, splash pads, community events, summer concerts and golf courses. He stated some of items just need more community awareness.

Commissioner Littleton inquired on the costs of the parks that need improvement; whereby, Mr. Perez stated the mini parks had minimal costs when compared to the larger parks.

Mr. Perez suggested promoting opportunities with events and city programs and to explore possible discounts at public golf courses for residents. He reviewed implementation policies, including revisions to the comprehensive plan and Land Development Code as well as staff action items. He reviewed three possible funding sources which included two pay-as-you-go options and a bonding option. He explained the statistically valid survey, completed in 2021, showed residents were willing to pay \$12-\$60 a year, per household, to fund the priorities listed. He stated based on the priorities listed in the capital improvement projects, the funds needed would total \$11,041,616 and prioritized projects through the master planning processes the funds needed would total \$50,800,000. He reviewed eight highly prioritized projects and eight other priority projects identified by the Commission, advisory boards and public input.

Mayor Partington thanked staff and Barth Associates for the hard work and public feedback. He stated he liked the first funding option of pay-as-you-go, noting he did not want to lock future Commissions into the current Commission's decision. He felt the west

side of Ormond Beach deserved an indoor/outdoor recreation area. He stated he would like to see the city partner with the Volusia County School Board to help with the development of the possible recreation area.

Commissioner Kent stated he was supportive of the pay-as-you-go payment option and was not for a dedicated millage. He stated the west side was in need of a recreation space and was in favor of a partnership with the Volusia County School Board for the land next to Pathways Elementary School.

Commissioner Persis voiced her support of a recreation area in the western area of Ormond Beach, noting the growth in the area. She stated her preference would be the third funding option which included bonds, noting the bond rates.

Commissioner Littleton agreed there was a pressing need for a recreation area on the west side of Ormond Beach. He discussed the different pay options noting the first option did not offer the funds to build a new recreation space. He explained he would prefer to bring all existing parks up to the “meet expectations” level with annual general fund revenue and the larger projects like a new recreation area could be bonded.

Commissioner Selby stated an indoor recreation center in west Ormond Beach would be at the top of his priority list, followed by the Nova Community Park and improvements to the Ormond Beach Sports Complex. He noted his surprise that a second beachfront park was not listed as a priority. He stated his support of finding a dedicated funding source for the larger leisure services projects, noting he supported Commissioner Persis’ idea of utilizing bonds.

Ms. Kelly McGuire, Finance Director, confirmed the general obligation bond was to be paid off in 2022, noting it was voted on in 2003 by the residents of Ormond Beach and the funds could not be reallocated to a new bond without a voter referendum.

Commissioner Selby requested the Commission and staff look into all funding possibilities to assist the large projects.

Mayor Partington stated a second beachfront park would be great but noted there was minimal beach front property to be able to complete that.

Commissioner Selby agreed but noted if it was a priority goal then when an opportunity arises, staff and the Commission could move forward.

Commissioner Kent stated his support of a second beachfront park, noting his concern of lack of beachfront property. He explained he would be supportive of bonding the large projects, noting he was hesitant to dedicate millage without raising the millage.

Ms. Joyce Shanahan, City Manager, stated a voter referendum would be needed for a new general obligation bond and discussed what that would entail.

Mayor Partington suggested having four or five projects for the residents to vote on.

Commissioner Persis inquired what Mr. Carolin’s priorities were with the large projects discussed; whereby, Mr. Carolin stated he was supportive of an indoor/outdoor recreation area on the west side of Ormond Beach, noting he believed it needed full youth programs.

Ms. Shanahan stated the costs to consider for the recreation center itself as well as the continued cost for staffing.

Mr. Carolin stated the programs were what made Ormond Beach special.

Commissioner Persis agreed with Mr. Carolin and stated she would support the programming and noted the need for a pickleball court.

Commissioner Littleton stated if the Commission wanted projects on the 2024 voter referendum, staff would need direction to move forward now.

Mayor Partington stated a workshop would be needed and the Leisure Services Advisory Board and Quality of Life Advisory Board should provide input before the Commission meets. He explained former Commissioner Mr. Rick Boehm had a plan for a community center with outdoor recreation space, indoor recreation space and meeting space.

Ms. Shanahan discussed the possible funding options.

Commissioner Selby requested a funding workshop and inquired how much time would be needed from staff before a workshop could be held; whereby, Ms. Shanahan stated six months as there was no price point. Commissioner Selby stated he felt the workshop could come sooner for just a discussion on funding options; whereby, Ms. Shanahan stated staff could do a workshop on funding options and inquired if moving forward on a workshop without a price point would be sufficient. Commissioner Selby stated a rough price point would be ideal and suggested working off of the plan submitted by Mr. Boehm.

Commissioner Selby proposed the workshop be held in October.

Mayor Partington inquired when staff would start working with the Volusia County School Board; whereby, Commissioner Selby inquired if that was the only available land to consider.

Mr. Carolin explained there was concern previously when the Commission discussed partnering with the Volusia County School Board as they would not allow the public to access the property during school hours.

Commissioner Selby and Commissioner Kent voiced their concern of the hours available if the school board continued their stance against public use during school hours.

Commissioner Kent discussed his apprehension of the workshop being held in October.

Commissioner Selby inquired if the workshop could be held in 90 days; whereby, Ms. Shanahan requested clarity on what information the workshop would present.

Commissioner Persis stated the workshop should be on funding options; whereby, Ms. Shanahan inquired about a price for funding options to be discussed. Commissioner Persis stated she would be comfortable with a maximum price point of \$20,000,000.

Commissioner Kent stated he would be comfortable with a maximum price of \$10,000,000; whereby, Ms. Shanahan inquired if that included the facility and land. Commissioner Kent and Commissioner Persis stated their price points included land and facility.

Ms. Shanahan stated they would not be able to buy land and build the facility at \$10,000,000; whereby, Commissioner Kent rescinded his price point.

Mayor Partington inquired if staff could bring land options with Mr. Boehm's plans for the community center.

Commissioner Selby inquired if numbers could be updated based on Mr. Boehm's plan.

Mayor Partington inquired if a rough estimate would be \$18,000,000 to \$25,000,000; whereby, Mr. Carolin agreed that would be a reasonable price range. Mayor Partington voiced his concerns regarding citizens reaction to the price.

Commissioner Littleton and Mayor Partington discussed potential properties on the west side of Ormond Beach.

Commissioner Selby stated he would like the workshop in May 2022; whereby, Commissioner Littleton stated there were two workshops in May.

Mayor Partington suggested the first week of June 2022; whereby, Ms. Shanahan stated that was possible, noting the budget workshop already scheduled for June.

Ms. Shanahan asked for clarification on what information the Commission wanted brought back in the workshop; whereby, Mayor Partington stated possible locations. Commissioner Littleton stated costs should be discussed for property and construction.

Commissioner Persis requested for Mr. Boehm's plans be provided for the Commission to be reminded of the plan and provide any input.

Ms. Shanahan stated the advisory boards meetings would need to be bypassed as there would not be enough time to gather the information and their input before June 2022.

Commissioner Littleton requested staff reach out to the Volusia County School Board to see if they would be willing to sell the property next to Pathways Elementary School.

Mayor Partington requested once the agenda item was prepared to send it to the Leisure Services Advisory Board and Quality of Life Advisory Board for their input via email.

Mayor Partington and Commissioner Persis thanked Mr. Perez for his hard work on the master plan process.

III. ADJOURNMENT

The meeting was adjourned at 6:34 p.m.

Prepared by: Taylor Lochert