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**MINUTES OF THE
CITY OF NEW SMYRNA BEACH
COMMUNITY REDEVELOPMENT AGENCY
MEETING OF JANUARY 12, 2011
CITY COMMISSION CHAMBER, CITY HALL, 210 SAMS AVE.
NEW SMYRNA BEACH, FLORIDA**

18 Chair Charles Belote called the CRA meeting to order at 1:00 p.m.

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Answering to roll call:

**Charles Belote
Steve Dennis
Doug Hodson
Chad Schilsky
Thomas Williams**

25 Also present were CRA Director Tony Otte; CRA Project Manager Michelle Martin;
26 CRA Administrative Assistant Claudia Soulie and CRA Attorney Mark Hall.
27 Commissioner James Kosmas and newly appointed Commissioner James Peterson were
28 excused absent. (The City Commission appointed Mr. Peterson at their 1/11/2011
29 meeting to take over the unexpired term of Cynthia Lybrand).

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CONSENT AGENDA

- 34 A. Approval of Minutes – Regular Meeting December 8, 2010
35 B. Property Improvement Grant Change order for 113 S. Orange Street –
36 Panheads Pizza

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41 **Mr. Dennis made the motion to approve the consent agenda with all items as**
42 **presented, seconded by Mr. Hodson. Motion carried on roll-call vote 5 –0.**

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PUBLIC PARTICIPATION

49 In accordance with the City Commission Resolution #11-89, a three-minute limitation will be imposed
50 unless otherwise granted by the CRA Commissioners.

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56 None

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OLD BUSINESS

- 62 A. Flagler Boardwalk Project: Planning for the Completion of Phase 1

63 Mr. Otte stated that the City Commission had chosen the “modify” option for the Flagler
64 Boardwalk structure at their December 14, 2010 meeting. Mr. Otte continued that in
65 order to complete the first phase of this project, the CRA now needed to review two items
66 and then make a recommendation to be presented to the City Commission at their January
67 25, 2011 meeting:

- 68
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- 72 1. Roof design: the modified structure plan calls for:
- the demolition of the two sections of the structure that have rafters standing on edge,
 - the demolition of the “cupola” structure in the center, above the roof line; and

52 • the replacement of the roof. (At the December 15, 2010 meeting the CRA voted to
53 recommend a tile roof).

54
55 2. The final plans for the seawall repairs (including work on the railing, steps, and
56 handicapped ramp).

57
58 Mr. Otte stated that this project is now projected to be at or exceed the available budget
59 and that CRA staff met with the architect to see what features could be reduced or
60 eliminated. Mr. Otte continued that City staff was also working on the next phase of the
61 project, which included an agreement with the County for the replacement of the
62 restrooms (with consideration for the façade to be compatible with the boardwalk
63 structure), and the delineation of parking spaces. Mr. Otte recommended that the CRA
64 approve the roof material and the final plans for the seawall repairs and to have staff take
65 this recommendation to the City Commission for ratification.

66
67 Mr. David Dacar, the architect for the project, stated that his company had completed the
68 documents for the seawall and that they were ready to go out for bid. Mr. Dacar
69 continued that CRA staff had estimated that the bidding process would put the seawall
70 construction start-date during turtle season, which would prohibit any work on the
71 seawall until November 2011. Mr. Dacar stated that staff had recommended his company
72 look at the Pavilion structure to create bid-ready documents, making the Pavilion Phase I
73 (since this wouldn't affect the turtles) and the Seawall Phase II and to bid-out both phases
74 at the same time and to the same contractor as one total project, since this would save
75 time and money.

76
77 Mr. Dacar stated that he estimated the cost for Phase I (Pavilion) to be around \$150,000
78 and Phase II (Seawall) around \$300,000 and that both phases could be completed by the
79 end of 2011.

80
81 A brief discussion ensued about the pros and cons of bidding these Phases out at the same
82 time and to the same contractor; clarification of what was going to be demolished on the
83 Pavilion structure; tile color samples; the durability of tile versus metal roofs and the
84 timeline for ordering these tiles.

85
86 Mr. Dacar stated that, if the CRA chose to bid-out Phase I and II together, he anticipated
87 being able to present the complete bid documents to the CRA for approval at their May
88 2011 meeting.

89
90 **Mr. Dennis made the motion to combine Phase I (Pavilion) and Phase II (Seawall)**
91 **and to bid-out both Phases at the same time; seconded by Mr. Schilsky. Motion**
92 **carried on roll-call vote 5 –0.**

93
94 **Mr. Dennis made the motion to recommend the colors Bay Blue and Avocado as two**
95 **possible options for the roof tiles to the City Commission for approval; seconded by**
96 **Mr. Schilsky. Motion carried on roll-call vote 5 –0.**

97
98 Mr. Dennis inquired about the restrooms on the Flagler Ave. Boardwalk property. City
99 Manager Pam Brangaccio commented that City staff was going to meet with Volusia
100 County representatives at the end of January 2011 to talk about options for the Lifeguard
101 station and the bathroom redesign/construction, so that these items would tie in with the
102 Boardwalk project.

103 A brief discussion ensued about a proposed plan from the County suggesting a redesign
104 of the restrooms.

105

106 Mr. Otte stated that he had asked the City's GIS person to do a draft overlay of parking
107 spaces on the Flagler Ave. parking lot, which created roughly 140 spaces. A brief
108 discussion ensued about different ways to lay out the parking lot including an angle
109 design for the parking spaces; parking lanes running parallel with Flagler Ave. as well as
110 revising the location of the Life Guard office and adding that property to the parking lot.
111 Mr. Otte said that he would bring back more detailed options.

112

113

114 B. Orange Street Streetscape: Change order Numbers 1, 2 and 3

115 C. Mary Ave Streetscape: Change order Numbers 1 and 2

116

117 Mr. Otte stated that staff had prepared those two agenda items (B and C) based on field
118 inspections with the Utilities Commission (UC) and the project contractor after
119 identifying pipe conflicts. Since the creation of these agenda items possible solutions
120 have come to light, which may help to avoid costly change orders or at least reduce the
121 amount and staff was asking to defer these items until final figures can be derived.

122

123 Mr. Dennis inquired if the CRA was going to be reimbursed by the City's stormwater
124 fund for any stormwater charges. Mr. Otte and Mr. Resheidat did not believe this to be
125 the case.

126

127 A brief discussion ensued about the condition of the waterlines and that the UC felt that
128 they were adequate. It was noted that a waterline study had been performed by the CRA
129 in 2000 that the UC had a copy of.

130

131 The CRA, by consensus agreed to have staff bring these items back at the next CRA
132 meeting.

133

134

135 **REPORTS AND COMMUNICATIONS**

136

137 A. Director's Report

138

139 Mr. Otte stated that he had selected five (5) finalists for the CRA Marketing Coordinator
140 position and was putting together an interview panel consisting of a representative from
141 the Flagler Ave and Canal Street Merchant Associations as well as members of City staff.
142 Mr. Otte informed the CRA of upcoming events, including a bus tour on January 29,
143 2011 through several cities with the focus on redevelopment and infill development,
144 particularly along US 1.

145

146 Mr. Otte continued that the firm designing the Washington Street Streetscape will be
147 making a presentation on design options at the Historic Westside Community meeting on
148 January 24, 2011 at 6:15 pm at the Babe James Center.

149

150 CRA Attorney's Report

151

152 Mr. Hall stated that he had nothing to report at this time, but was available for any
questions the Commissioners may have.

153

154 Tracking report

155

156 Mr. Belote inquired about the equipment being staged at the former Dunn Lumber Site.
157 Mr. Otte stated that staff had been in touch with City's Chief Building Official and was
158 told that the contractor was hired by the City to demolish several structures in the area.
159 The contractor had rearranged their equipment in a more orderly fashion and would
160 remove it once all the jobs were completed. The Commissioners suggested that the
161 contractor stage their equipment at the old Police Station as this was a more industrial
162 area.

163

164 Ms. Martin stated that she had been in touch with a contractor in regards to the
165 beautification of the sidewalk in front of former Dunn Lumber site and informed the
166 CRA of possible repair options she was given. Ms. Martin continued that she would
167 continue to follow up on this project and keep the CRA informed.

168

169 Capital Projects Report

170

171 Mr. Otte stated that the main construction projects at this time are the Mary Ave and
172 Orange Street Streetscapes and that the Washington Street Streetscape is under design.

173

174 Mr. Otte commented on a proposed project for Riverside Park and the gateway
175 landscaping/wayfinding project that was underway.

176

177 Commissioner Report

178

179 Mr. Williams inquired about the lease/landscaping efforts that Canal Street Historic
180 District negotiated with the FEC for the south side of the Canals Street sidewalk at US 1
181 some time back. Mr. Otte stated that he would check into this and mentioned that this
182 area was tied in with the decontamination of the former Dunn Lumber site through the
183 DEP and that Bellomo-Herbert had been hired for gateway designs and that this
184 intersection was included.

185

186 Mr. Williams asked about the name for the proposed business loop. Mr. Otte stated that
187 the City Commission had only approved the concept of the Fitness loop and further
188 details, including the name, were still being discussed.

189

190 Mr. Dennis inquired about the status on the Dolphin View assistance request. Mr. Otte
191 said that the owner would be at the joint CRA/City Commission workshop that was
192 following the regular CRA meeting.

193

194 Mr. Otte stated that the newly appointed Commissioner, James Peterson was not able to
195 attend the regular meeting, but would be at the joint CRA/City Commission workshop.

196

197 Hearing no further comments, Mr. Belote entertained a motion to adjourn.

198

199 **ADJOURNMENT**

200

201 **A motion was made to adjourn; all agreed. Meeting adjourned at 2:05 pm.**