**Parks and Recreation Advisory Committee**  
**Meeting Minutes**  
**Thursday, September 20, 2018**  
**Parks & Recreation Conference Room**  
**4:00 PM**  

<table>
<thead>
<tr>
<th>Present:</th>
<th>Michael Odum, Carl Peterson, Perry Douglas, Commissioner Neering, Kara Renne, Jacquelyn Taylor (teleconference), Patt Sned, Linda Cullen, Todd MacLean</th>
<th>Staff Present: Leah Rockwell, Rudolph Galindo, Claridia Moro, Todd Snyder, Lucy Morelos</th>
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<tr>
<td>Absent</td>
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<td>Guest(s): Jeff Green</td>
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<tr>
<th>Topic</th>
<th>Discussion / Action / Follow Up</th>
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<tr>
<td>Call to Order</td>
<td>Meeting called to order by Michael Odum at 4:05pm</td>
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<td><strong>Minutes for July</strong> – Motion approved to make changes to July’s minutes by Michael Odum, second by Patt Sned with all in favor.</td>
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| Correction to August’s Meeting minutes requested: | Patt and several other PRAC members agreed that they are not on board with the sale of the property.  
Carl wanted to clarify on the zoning specifics. What can be built by right on this site? |
| New Business | Leah – the annual report draft was sent to her by Linda. She will review, discuss with Linda and send out to all, get final approval. It will go to Commission by mid-October.  
First Community meeting for Gaines Park renovations will be October 25 at 6pm. Meeting for Howard Park renovations is not yet scheduled. Will let them know as soon as the date is announced. |
| Old Business | **Palm Beach Zoo and property at 1100 Southern Boulevard:** |
| | Our City’s administrator, Jeff Greene, was back at this meeting as agreed on the August’s meeting to continue discussing and answering questions for PRAC members about the sale of the property at 1100 Southern Boulevard. |
| | Jeff Green – City Administrator, passed out a memo from the City Attorney which states that selling a piece of city property does not bind them to sell any other city property. |
| | Jeff was asked if RAM Group has indicated what they will do if they are not able to buy the property. He responded, they may move to another location where they can expand. |
| | Patt Sned, and other PRAC members agreed that there has been lack of transparency as how the process has been handled referring to the fact that the project was presented before the planning board for change of zoning. They were not notified about this at all. Although, the vote by the planning board was 3-3, the process was not very good.  
Jeff stated that zoning change does not have to go to before PRAC until a sale is pending. |
| | Leah explained a little bit of history about the zoning of the property. The property was originally commercial property when given to the City. In 2010 the Commission deemed the property as City surplus, not needed. |
| | Jeff stated the property was never deemed part of Dreher Park. When the Parks and Recreation offices were located in this building, the property was deemed open space. |
Linda Cullen asked if Leah had been notified or had prior knowledge of this project being before the planning board to which Leah responded that she had no knowledge. They agreed that it would have been appropriate to have all parties there.

Todd MacLean – expressed that he has an issue with the City, RAM Group and Palm Beach Zoo meeting having this discussion about the sale of this property without their knowledge. He suggested selling the land or putting it for sale as a bid and negotiating.

Jeff Green – there are only two options on the table: selling it to RAM Group or the Zoo keeping it for the next 30 years.

Patt Sneds suggested that the Zoo subleases the building to which Jeff answered; they are not able to do so and that the Zoo needs the funds for their capital improvements. The Zoo will use half of the money from the sale for capital improvements and the other half to the improvement of the water quality at the ZOO which if not fixed and may eventually damage the water in Dreher Park.

Michael Odum asked about the quality of the water in Dreher Park in the present. Leah responded that tests were run. The quality of the water is good and the levels are normal.

Commissioner Neering expressed that the Commission’s stand point is “iron clad”. He announced that the next Commission meeting will be held on Monday, September 24.

Carl Peterson suggested that if RAM Group is the one finally buying the property there should be stipulations in the sale as to what they can and cannot do with the property.

Kara Renne asked why the Zoo is obtaining all the funds from the sale. She suggested that all funds go to the water project. Todd agreed with this.

Every member of PRAC agreed on having the City asks the ZOO to put all the funds from the sale to fix the water problem. They felt that it is not only a Zoo problem but also a City problem.

Michael Odum stated that although the process has been slow and flawed, it is in their best interests to do this deal. He questioned what other alternatives are there. He also agreed with the rest of the committee that the City needs to do better in future lease agreements.

Kara Renne wants to make sure that everyone is on board with her that if the sale happens they want 100% of the sale funds to go to fix the water problem. Everyone agreed with her and are willing to walk away from the deal if the Zoo refuses to put all funds to the water project.

Jeff Green wants to know if they will support it if the Zoo agrees to put all funds to the water project. PRAC agreed making clear that this is the only way they will support it. Jeff expressed that he certainly can take this back to the negotiating table.

It was reiterated that the first reading regarding the rezoning of the property is going to be presented on the September 24th Commission Meeting agenda. The second reading will be at the end of October.

Jeff Green stated, nothing is going to happen until after December.

Commissioner Neering – once again invited PRAC members to attend this meeting to
express their point of view about this project.

Kara Renne offered to go. There was a consensus among PRAC and agreed that Kara goes on behalf of the Committee. Just to make sure that everyone is on the same page she went over what she will say at the meeting and that every member’s point of view is covered.

Jeff Green suggested that PRAC meets individually with each of the Commissioners to stress their feelings and point of view about this project.

**Currie Park -RFQ**

Eight companies sent their proposals. Carl Peterson sat on the selection committee. Five of these companies were selected to move forward. Leah explained the process of how these 5 firms were selected. Local companies weren’t selected because what they presented wasn’t as creative as the others. The selected firms presented a creative edge and diversity. These 5 firms will be notified and invited to apply for the RFP once it has been written. Leah confirmed that she will present PRAC with a draft of the RFP for their consideration and review. Once again, Leah confirmed that CRA will pay for the design.

**CIP UPDATES**

Howard Park – Playground and tennis courts done. Had ribbon cutting ceremony.

Dreher Park – Replacement playground on the South end has been completed. Looking at a fitness equipment and playground on the North end. Will start planning as we get the funds.

Sullivan park – Replacement playground finished.

Chillingworth Park – In the process, playground is under construction.

Once done and approved a ribbon cutting ceremony will be scheduled for the 3 parks. We will let PRAC know the dates so they can attend.

Gaines Park – In the process of finishing up the multi-purpose field lighting and football goal posts installation.

Dreher Park – New Restrooms. We were planning to piggy back but not happy with the results obtained. Decided to go out to bid to get better results from competitiveness in the market.

Pavilion at Gaines Park - To go out to bid later in October.

Osprey Park – Pavilion was taken down. Will probably not be replaced. No funding for replacing it.

Mary Brandon – Have been trying to get parts to fix playground. They are no longer manufactured. Parks have considered fabricating them but cannot do. Playground is going to be pulled out. If the second reading of the Capital Budget goes through, we have a new playground ear marked for funding and will take approximately 6 months before the new one is installed.
Blum Park – Restroom renovations will start soon. Renovated as is with improvements. No new redesign. To redesign will mean to knock it down and start all over again. No funds for that. Fix it and make wet play area available for kids. The park hours have changed from 3pm to sundown so that the kids can use it when they are out of school and not become a hang out place the rest of the day. Police Department says it has helped.

Palmetto Park – Playground and park improvements will be worked on in this fiscal year.

Capital Improvements Funding – Have received about seven million from the utilities bond that have funded the new playgrounds, the restroom renovations at Dreher Park and all the other things that are presently been done throughout the parks system. So to recap, the park system has gotten approximately 21 million worth of funding from the penny sales tax and bond. The penny sales tax will mostly go to pay for the Community Centers renovations.

Renovations for Community Center Buildings –

Coleman Park – 60% of the design is done.
Pleasant City – Still working on schematics of what the community has expressed and would really like for the renovation of the building.

The Poinciana Neighborhood Association, right next to Bill Moss Paseo, put a wish list together of the improvements they would like to see done there. Will be considered for future requests.

Board Comments

Linda requested to have on every agenda under Old Business anything that they don’t know about or have been any rumors about. Other topics that she would also like to see on the agenda from now on:

- 1100 Southern Boulevard
- Tree planting on the north end of Howard Park near the solar trees.
- Currie Park
- Jazz Park – suggested the architectural firm that is working on it comes back. Leah explained they are at a standstill on this project
- At least for the next agenda: would like to be told that the deal with Scott Lewis buying the Nathaniel Adams Park is dead. Leah mentioned that she spoke to Nancy Urcheck and this deal is dead. Linda still wants a little bit of more information letting them know that Scott Lewis gave up on this.
- Linear Park - Odum suggested to include this one the next agenda to discuss
- Holes on Flagler Drive – needs to be fixed. It’s a legal issue.

Public Comments

No public comments.

Next Meeting

Tuesday, October 9, 2018

Adjourn

Motion to adjourn meeting called by Michael Odum, second by Patt Sned with all in favor at 5:41 PM