

COUNTYWIDE COMMUNITY REVITALIZATION TEAM

Meeting of August 7, 2000
10:00 a.m. - 12:15 p.m.

PZ&B - 2nd Floor Conference Room

MINUTES

Present at the Meeting:

Joanna Aiken, Solid Waste Authority
Penny Anderson, Countywide GIS
Nancy Buckalew, PZ&B Planning
Bob Dovey, Administrative Assistant to Commissioner Newell
Tim Granowitz, Parks & Recreation Department
Chris Gulam, Water Utilities
Tom Lefevre, Health Department
Ruth Moguillansky, PZ&B Planning
Pam Nolan, Economic Development
Kathy Owens, Fire and Rescue Department
David Rafaidus, Community Services
Juana Ramos, San Castle Representative
Jeff Swank, PBSO Sergeant
Gail Vorpapel, PZ&B Code Enforcement
Brenda Warren, Royal Palm Estates Representative

I. WELCOME AND INTRODUCTION: *Ruth Moguillansky* called the meeting to order at 10:05 a.m.

II. CCRT PRESENTATION: *Penny Anderson* thanked the CCRT members who gave her information on the various activities of the CCRT to update the presentation that *Ruth Moguillansky* and *Damian Rivera* gave at the Florida Associations of Counties. The FACO presentation was meshed with the feedback that the CCRT members offered and *Ms. Anderson* presented a draft slide presentation. A printout of the slides was distributed and members were encouraged to provide feedback on the presentation. The suggestions were as follows:

Replace the "Areas in Need of Revitalization" map with the one prepared by Laurel Grim.

Define what Revitalization is.

Delete "at no cost to the property owners" under Other Accomplishments

CCRT Team - show a newer list of the CCRT members that actually show up to the meetings and do the work.

Under CCRT Approach, there were 29 areas identified.

David Rafaidus summarized various items that he and *Ms. Anderson* discovered while coordinating this presentation draft. *Mr. Rafaidus* stated that the contributions of the CCRT members were greatly appreciated, and the slides that were presented were only a small sample of the slides available. The initial task was to create a presentation that could be used at all times. What was found, however, was that there could be four presentations targeted to different audiences: Department Directors, General Public/Conferences, Neighborhoods and the BCC. *Ms. Moguillansky* suggested concentrating first on the Department Directors' presentation. The Directors and Department Heads would then get a clearer picture of what the CCRT is and how the various departments can contribute to the CCRT efforts, as well as showing how the work was done or not done before the CCRT was created, and focusing on the successes of the CCRT team. To date, the Lake Worth West Pilot Project is the best success story of the CCRT.

Chris Gulam suggested that slides of the work of the different departments in the CCRT areas be included, such as Parks (where the parks are) and Street Improvements.

Bob Dovey was interested in seeing a slide designating "where the CCRT goes from here" with "here" being any of their projects. *Mr. Dovey* asked if there are any "maintenance" programs and if there would be an end to the CCRT's involvement in any of the areas. In reply, *Kathy Owens* explained that the CCRT has a three phase program of evaluation, monitoring and measuring success. *Tim Granowitz* reminded everyone that the initial goal was to get the areas annexed. If a CCRT area is annexed into a municipality, then it becomes the responsibility of the municipality. *Mr. Granowitz* continued, stating that the Parks and Recreation Department contends with two components: Capital Improvements and Community Services. Once a County park is developed, it is maintained in perpetuity. *Nancy Buckalew* suggested that one or all of the presentations be placed on the County's web site.

David Rafaidus and *Penny Anderson* thanked everyone for their comments.

Necessary Action: *CCRT Members* are to determine, based on their work on the CCRT areas, when they consider that their work is "done" in an area. This information should be e-mailed to *Ruth Moguillansky*. *Nancy Buckalew* will send an e-mail to the CCRT members to remind them to send in their comments, and then send their suggestions to *Penny Anderson*.

III. PROGRESS REPORTS AND ACTIONS NEEDED:

A. CCRT Funding Priorities: *Ruth Moguillansky* directed attention to the CCRT Funding Priorities list included in the agenda packet. She indicated that a proposal was prepared based on the consensus reached at the previous meeting and considering a priority the areas currently being targeted by the CCRT. This proposal was presented at a meeting she had with *Bob Weisman*, *Verdenia Baker* and *George Webb*. Everyone was supportive of the proposal. She also said that, at the

budget workshop held on July 5th, *Commissioner Marcus* was very supportive of the CCRT program and she was the one who suggested setting aside \$1 million for the program. *Commissioner Newell* was also supportive and stated that the CCRT should be making the recommendations as to where the monies should be spent.

Funding assistance to the Lake Worth West Group for acquiring a community center and help with the after school program was discussed. The Children's Services Council has allocated \$103,000 toward this program, but the group needs to find a licensable site, otherwise, it will lose the grant. The CCRT is proposing to allocate \$100,000 to assist in this effort.

Tim Granowitz suggested that Zoning get involved with the search for a community center. He stated that the Girl Scout building will not be available for this purpose. The Parks and Recreation Department is working on getting that building in the next few months and possibly get a lease/hold agreement for office space. *Mr. Granowitz* mentioned that the new school might be a viable interim solution for the community center, or that a storefront could be leased for 2-3 years while a center is built. He also suggested leaving the \$100,000. in an account and see if a property can be found within the next six months. *Ms. Moguillansky* stated that the criteria for the after school care must include separate bathrooms for boys, girls and staff. *Joanna Aiken* volunteered to be on the lookout for a building that could serve as a neighborhood center, and *David Rafaidus* will ask the agencies that he works with if they have any leads. *Sergeant Swank* mentioned the Sons of Italy Hall on Lake Worth Road and Second Avenue as a possible site.

Ms. Moguillansky stated that \$300,000 monies would be allocated for infrastructure improvements in the Lake Worth Road Commercial Corridor. *Chris Gulam* offered to work with *Allen Webb* on the cost estimates, but suggested doing water and street items first. *Ms. Moguillansky* mentioned that there was \$100,000 available for streetlights in San Castle and another \$200,000 for water infrastructure or streetscape improvements such as identity signs and traffic calming devices. The community will have to decide what is considered highest priority.

Necessary Action: Nothing at this time.

B. Park Improvements: *Tim Granowitz* stated that the closing will be done soon on the Gonzales property in Kenwood. A letter was sent to the church in San Castle and a reply is expected soon. He has prepared an estimated cost for acquisition and development of a park for both Schall Circle and Stacy Street.

Necessary Action: *Mr. Granowitz* will send an e-mail regarding the Schall Circle area to *Kim Ciklin*, with a copy sent to *Ms. Moguillansky*. *Ms. Ciklin* will then draft a letter for *Commissioner Robert's* signature.

C. Infrastructure Improvements: *Chris Gulam* reported that construction has commenced in the Kenwood area, starting on the north side of the project on

Weymouth Road. He also stated that he met with *Allen Webb* to discuss funding priorities in the Lake Worth Road Commercial Corridor.

Necessary Action: Nothing at this time.

D. CCRT Resident Representatives' Comments: *Juana Ramos* said that a community cleanup is planned for August 26, from 5:00 - 7:30 p.m. with the youth of San Castle. The youth will be taken for pizza afterwards. *Joanna Aiken* offered garbage bags from the SWA for the cleanup. *Ms. Ramos* stated that the furniture sale raised \$440. *Ms. Ramos* reported that the Overlook Scrub fence was broken into several times, and a dirt biker has been spotted inside of the fence. According to *Joanna Aiken*, *Deputy Ken Bachman* is aware of the situation and is waiting to catch the culprit in the act. *Ms. Ramos* asked about spraying for mosquitoes and *Joanna Aiken* suggested that Mosquito Control be contacted at 967-6480 for the spraying.

Ms. Ramos stated that she met several times with *Sheila O'Farrell*, from Barry University, who is interested in helping the San Castle community to establish a family resource center. *Ms. O'Farrell* will be at the next San Castle volunteer meeting on August 17. The community group is close to getting their 501(c)3 status. *Ruth Moguillansky* added that *Ms. O'Farrell* was hired by the Children's Services Council to recommend where family resource centers should be located in unincorporated Palm Beach County, and she wants to recommend that centers be placed in Lake Worth West, San Castle, and Delray Beach. The CSC could provide monies for leasing a building, *Ms. Moguillansky* is meeting on September 11th with several PBC funding organizations to determine the potential of forming a partnership to help with this project. A site visit is planned to an existing family resource center in Miami. The resource centers could be used for after-school programs, homeowner workshops for residents, and a place for a community organizer to assist the community. *Ms. Ramos* stated that she and *Ms. Moguillansky* visited a house for sale on Florence and Washington, but the owner wanted \$125,000 and did not want to negotiate.

Brenda Warren stated that she needs to reschedule her meeting with *Commissioner Tony Masilotti*, and would like *Ms. Moguillansky* to be at that meeting. A second yard sale was held in Royal Palm Estates and a total of \$450. has been raised to help the with area crime fighting. Attendance is lower at the community meetings if residents get "their" problem (such as drug dealing on their street) fixed, they don't bother attending more meetings.

Ms. Warren thanked the Fire Rescue Department for installing smoke alarms and added that one more resident needs an alarm installed. *Kathy Owens* will pass the information to the installers. Christmas in April will be held next year in Royal Palm Estates, and *Ms. Warren* is sure that twenty homes could be on the list.

Necessary Action: *Ruth Moguillansky* and *Brenda Warren* will schedule a meeting with *Commissioner Tony Masilotti*.

E. Code Enforcement: *Gail Vorpapel* reported that there was no news on the Lake Worth Road Corridor, except for complaints about the AVM property on garbage pickup days. There are no complaints about AVM after the garbage has been picked up. There is also a garbage/trash problem on Maine Street with mattresses that need to be picked up. The houses on 190 Old Spanish Trail and 531 Brown Road in San Castle are on the Paint Your Heart Out program set for October 21. A fence at 1024 Highland Road is falling apart; the owner has been cited by Code Enforcement and is trying to get a replacement fence. The “bicycle & appliance man” at the corner of Highland Road and Summit Road is moving, and Code Enforcement, along with the Deputies, convinced him to donate the bikes to a County program that repairs and refurbishes bicycles. The refurbished bikes would be donated back to the community.

Necessary Action: Nothing at this time.

F. Solid Waste Authority: *Joanna Aiken* stated that BFI, the contracted garbage/ trash hauler in San Castle, had their clam truck out of order for ten days. Residents’ “illegal garbage” was tagged. BFI did a clean sweep through the area and removed legal and illegal garbage. Ms. Aiken was concerned that the residents would ignore the “illegal garbage” tagged items next time. *Gail Vorpapel* suggested that a meeting be held with the absentee landlords to review legal and illegal garbage, how to put out garbage and trash for pickup and how to keep a yard.

Necessary Action: *Gail Vorpapel* and *Joanna Aiken* will schedule a meeting with property owners to review legal and illegal garbage.

G. Neighborhood Home Safety Improvement Program: *Kathy Owens* reported that over 200 smoke alarms on five streets were installed last week in Royal Palm Estates and three streets are left to do. A partnership with Lowe’s Home Improvement was established. Lowe’s donated \$1500. towards more detectors and batteries. Lowe’s is also working with companies such as First Alert and DuraCell to write off more supplies. There is a national competition with other Lowe’s stores for community projects. The winning Lowe’s store receives \$10,000. If the local Lowe’s wins, the PBC Fire Rescue Department would like to use the money for a curriculum that targets fire safety, poison control and firearm safety. The Lowe’s Home Safety bus that tours the country was at Lowe’s and the Y.M.C.A. a few weeks ago for a press conference. A group called “Lowe’s Heroes” consisting of Lowe’s employees who volunteer their time, went out last Saturday to help the Fire Rescue Department with the installation. There were six volunteers and two engine crews, and *Ruth Moguillansky* accompanied *Kathy Owens* last Saturday. The crew plans to finish the remainder of Royal Palm Estates on Saturday, August 19. Ms. Owens mentioned that anyone would be welcome to join them, and explained that the volunteers knock on doors, ask if the people want a smoke detector and install one for them. If the people are not home, a door hanger is left on the doorknob with information on how to contact the Fire Rescue Department to obtain an alarm.

Necessary Action: Nothing at this time.

H. Community Policing Status Report: *Sergeant Jeff Swank* reported that District One is on status quo. National Night Out will be held on August 8 starting at 5:00 p.m. at Four Points (Gun Club Road and Military Trail) with various displays including a helicopter.

Necessary Action: Nothing at this time.

I. Zoning Report: *Helen LaValley* was not present.

Necessary Action: *Helen LaValley* will need to present at the next meeting a schedule for taking the proposed regulations to the Citizens Task Force and the BCC.

J. Lake Worth Road Commercial Corridor Activities: *Mike Savidge* was not present. *Ruth Moguillansky* has received several inquiries about when the Draft Infill Redevelopment and Regulations for Commercial Properties would be adopted. The item needs to be reviewed by the Citizen's Task Force and then it will go to a Public Hearing with the BCC. *Mr. Savidge* had prepared a letter, signed by many commercial property owners, in support of the draft regulations.

Necessary Action: See under item I above.

K. Community Oriented Street Design Plan Update: *Ruth Moguillansky* reported that on July 20, *Melissa Lober* from Carr Smith Corradino, the consultant, presented a conceptual plan for the San Castle area to the community. The consultant is now preparing a final plan taking into consideration the comments provided by area residents. The project has a completion deadline of September 1, 2000.

Necessary Action: Nothing at this time.

L. Front Porch Initiative: *Ruth Moguillansky* suggested that the community make a video and send it to the Governors' office in support of its application. She has also indicated that she has requested the County's lobbyist to assist in this effort. *Commissioner Carol Roberts* asked *Ms. Moguillansky* to help Westgate to get started with a Front Porch application for next cycle. Following that direction, *Ms. Moguillansky* met with representatives from Westgate CRA and Belvedere Homes, and has started to compile information on the proposed area. *Sandy Faraldo*, the County's Grant Development Consultant is working on an application for an Urban Infill and Redevelopment Grant also for Westgate. In order to qualify for this grant,

an area must meet a very stringent criteria. As an example the area must have water and sewer, which makes the CCRT areas not eligible. At this time, Westgate is the only area that qualifies.

Necessary Action: Nothing at this time.

IV. NEW BUSINESS: There was no new business to discuss.

V. QUESTIONS/COMMENTS: *Ruth Moguillansky* asked for a volunteer to do a CCRT presentation for the Florida Neighborhood Conference, which will be held in Fort Lauderdale on October 4th or 5th. The script and slide presentation is the one that was presented at last month's CCRT meeting. Volunteers were to contact *Ms. Moguillansky* via e-mail by the end of the week if they could do the presentation. She also indicated that she was going to invite Commissioner Newell to be part of the panel.

VI. ADJOURNMENT: The meeting adjourned at 12:15 p.m.

Minutes prepared by

Nancy Buckalew, CCRT Secretary

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