

**GENERAL OBLIGATION BOND OVERSIGHT COMMITTEE  
MEETING MINUTES  
February 5, 2007**

1. **Attendance – See Attendance Sheet attachment.**
2. **Review and Acceptance of January 8, 2006 meeting minutes.**  
**ACTION:** Minutes Approved.

3. **Project Status Report**

- a. **Update on Fire Station No. 2**

- b. **Update on Fire Station No. 4**

- c. **Update on Normandy Isle Park and Pool**

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Significant progress is underway, including the addition of water in the pool, which is a significant milestone, since all the equipment can be tested.

4. **Issues Addressed by Public**

DISCUSSION: FLAMINGO NEIGHBORHOOD (Presented out of order – after minutes were approved).

Many residents of the Flamingo Neighborhood attended the meeting to address the Committee and raise concerns about GO Bond-funded projects in their neighborhood.

Jorge Chartrand, Director of CIP, gave an overview of the two main components of the CIP work that is to be done in the Flamingo: The Neighborhood Right-of-Way project (6<sup>th</sup> to 16<sup>th</sup> Streets and Alton Road to Drexel Avenue) and Flamingo Park renovations.

The streetscape project is on hold while the drainage culverts are being inspected for viability. A structural engineering firm is currently doing the assessment. Once the report is submitted, and it is determined whether new culverts or repairs are necessary within the scope of work, the work can proceed. The process will be Design-Build, which means that the engineering firm that completes the design will also be responsible for the construction. This will expedite the project. Mr. Chartrand indicated that once work begins, the project should last one year.

Mr. Chartrand gave the history of the Flamingo Park project, which included the termination of the original A/E firm (EDAW). This project involved doing away with the tennis stadium, re-doing the courts, new landscaping, irrigation and lighting. The pool was part of the original scope, as were some field improvements and the implementation of the tot lot. All three of those projects have been completed. What remains is the tennis center and some additional renovation to the park and a decision is yet to have been made on whether the Property Management Yard will be relocated out of the park. In the meantime, CIP is continuing forward with the stadium demolition, while the City waits for a new designer.

Normando Matos, Chair of Outreach for the Flamingo Neighborhood Association  
(Address: Meridian Avenue and 12<sup>th</sup> Street)

Mr. Matos expressed concern about slow progress and delays. On behalf of the Association he asked the Committee to listen to the concerns of residents.

Sam Carson, President of Flamingo Park West  
(Address: 1350 Lenox Avenue)

Mr. Carson expressed concerns about drainage and the need for improvements to lighting and landscaping.

Mark Craven  
(Address: 14<sup>th</sup> and Pennsylvania)

Mr. Craven Shares the frustration of his neighbors in how little has been accomplished. Of major concern is the perception that a master plan for the park was passed ten years ago. He pointed out that he was happy that the CIP Office heard the residents and is proceeding with the demolition of the stadium. The biggest challenge, however, is the Property Management Facility.

Jeff Donnelly, Vice President, Flamingo Neighborhood Association  
(Address: 915 Jefferson Avenue)

Submitted memo and photos (attached) for the record.

Mr. Donnelly asked for clarification of scheduling and funding. Most especially, his concern was about money being taken from some bid packages that were put into other bid packages. He also asked why bid package B went into construction before bid package A and asked for the proposed cost and where the money for the projects is coming from.

The funding information listed in the BODR differs from those that are listed in the current funding information. Also, the neighbors are concerned that they were not fully involved in the process.

Mr. Chartrand explained:

The money mentioned in the BODR was based on planning estimates at the time. The money listed in the funding information is the current allocation. The intent of the Administration is to complete all projects fully in accordance with the BODR specifications. If that requires more funding, it will be identified and worked out in the interest of the project.

Bid Package B went into construction first for several reasons. First of all, the water component of that part of the project was adjacent to the water system on Washington and it made logical sense to follow that project. Also, the culverts are being studied currently in the area where bid package A and C are located, so it was decided, in the interest of time, to move forward with the area not affected by the culvert issues. Once that is resolved, this will be a design-build project.

As for the issue of community input, there is already a process in place that includes review by residents. This happens several times in the evolution of a project. The community is invited to well-advertised meetings.

The culverts, it was pointed out, are actually in better shape than originally anticipated and that may positively affect the cost.

Judy Robertson

(Address: 8<sup>th</sup> Street and Lenox Avenue)

Ms. Robertson mentioned that students from the University of Miami School of Architecture presented park re-design plans to the Neighborhood Association, which was organized through the Miami Beach Community Development Corporation. The ideas, Ms. Robertson thought, were inspiring. After looking at the plans she realized that a Master Plan for the park is essential. She requested a copy of an updated master plan from the original plan developed by EDAW. Short term improvements would include stadium demolition, new fencing, and enhancing green space within the park.

Additionally, Ms. Robertson indicated that the pool is in bad shape.

Mr. Chartrand clarified that no Master Plan for the park exists. EDAW was apparently in the process of creating the plan when the contract was terminated. The City maintains that at this point, it would be wasteful to create yet another plan, and that the piecemealed projects can continue and will fit into the budget. Emphasis will be placed on the tennis center, since that is a priority of residents.

Mayor Dermer acknowledged that the City is well-aware of the frustration that the park project is dragging and taking longer than it should. He also stated that to his eyes, the pool is in good shape. Perhaps there has been such overuse that there is some wear and tear, and that is a good thing.

Ruth Remington spoke positively about the process in the City that involves residents and meets with residents to hear concerns.

Ms. Robertson reiterated that she felt that hiring a planner to create a master plan would not be a waste and would be an important step to take.

Mr. Chartrand promised that once a new consultant is on board, there will be more community meetings.

Sara Gutierrez suggested that the new designer meet with residents to get their input before embarking on the new design.

Jorge Chartrand stressed that the goal of the CIP program has always been to proceed with projects when consensus is reached. This, however, has sometimes posed delays. Decisions need to be made based on input and then there needs to be an agreement that no changes are to be made after that.

Barry Zaid

(Address: 8<sup>th</sup> And Meridian Avenue)

Mr. Zaid said that the only problem with the pool is that the iron fencing is rusted, but the pool itself is fine.

Mr. Zaid brought twenty photographs of areas in the park that require attention, demolition or replacement. The photos are attached.

- Chain-link fence
- Lack of creative use of greenspace or attention to aesthetics
- No flowers in the park
- Better use of the circle in the center of the park and entrances

Daniel Veitia, NBDC, also Boardmember of MBCDC

Mr. Veitia offered words of encouragement for the residents of Flamingo Neighborhood. He advocates the development of a master plan, urging the Committee to request a master plan from the City's Planning Department. He volunteered the services of NBDC in facilitating communication between residents and administration.

**5. Project Status Reports**

**6. Presentation of the West Avenue Right-of-Way Infrastructure Improvement Project Draft Basis of Design Report**

Presented by the consulting firm of Glatting Jackson Kercher Anglin Lopez Rinehart, Inc.  
This BODR will be made available on line: <http://www.cmbprojects.com/projectwave15-11b.html>

DISCUSSION:

Gabrielle Redfern

(Address; 4539 Royal Palm Avenue)

Ms. Redfern spoke in favor of the inclusion of bikeways in the BODR, and recommended additional consideration for bike lanes throughout the City.

**ACTION:** Committee Recommendation to bring BODR to City Commission. Passed.

**7. Informational Items**

**a. Updated Calendar of Scheduled Community Meetings**

The Committee adjourned at 6:52 P.M. The next meeting will be held March 5, 2007. The meeting will cover GO Bond-funded projects in Middle Beach neighborhoods.

JMG/TH/JECh/shl

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