



## Meeting Minutes Community Redevelopment Agency

---

Tuesday, June 14, 2016

6:30 PM

Commission Chambers

---

### CALL TO ORDER AND ROLL CALL

The meeting was called to order on the above date by Chair Jean M. Robb at 6:30 p.m. in the City Commission Chambers, City Hall, Deerfield Beach, Florida.

**Present:** 5 - Ms. Gloria Battle  
Mr. Joseph Miller  
Mr. Bill Ganz  
Vice Chair Richard Rosenzweig  
Chair Jean Robb

**Also Present:** 2 - City Manager Burgess Hanson  
Assistant to the City Clerk Heather Montemayor

**Staff Absent:** 1 - City Attorney Andrew Maurodis

### APPROVAL OF MINUTES

Jeff Siniawsky, Assistant City Attorney, was present.

Community Redevelopment Agency Meeting Minutes - April 12, 2016

**Motion was made by Vice Chair Rosenzweig and seconded by Commissioner Miller to approve the April 12, 2016 meeting minutes as submitted.**

**Yeas:** 5 - Ms. Gloria Battle, Mr. Joseph Miller, Mr. Bill Ganz, Vice Chair Richard Rosenzweig and Chair Jean Robb

**Nays:** 0

### GENERAL ITEMS

1. CRA Resolution No. 2016/009 - A Resolution of the Deerfield Beach Community Redevelopment Agency (CRA) approving the artist team agreement with Cynthia Fisher and Ruben Ubiera for the design, fabrication and installation supervision of the mosaic artwork at Sullivan Park for the amount of \$60,000.00\*

The Resolution was read by title only.

Kris Mory, CRA Director, explained that Cynthia Fisher, artist, and Ruben Ubiera, artist, were selected by the Community Art ensemble to help create the mosaic at Sullivan Park; over \$180,000 has been raised for Public Art at the Park. Phase I includes the mosaic and explained that the succession of future grant money will be for Phase II, under the bridge area, and Phase III, the staircase. She said the public art committee has held Art in the Park events throughout the City. Thereafter, Mr. Mory displayed photographs of different

**GENERAL ITEMS - CONTINUED**

public art events; whereby, art was selected from these events and submitted to an art competition. She said the Kiwanis Club of Deerfield Beach was the corporate sponsor, with a \$25,000 donation; therefore, their logo will be incorporated into the mosaic.

Continuing, Ms. Mory displayed the art examples, which were the submittals from the children's art competition. She explained that Ms. Nixon (s/b Fisher) provides the mosaic expertise on how to install it and Mr. Ubiera is the creator. Thereafter, Ms. Mory displayed photographs of Mr. Ubiera's artwork. She stated that the fountain is 40 feet wide and the middle of the circle is 6 feet wide. The photograph of the proposed mosaic displays a series of pink circles, which illustrate the 68 jets that are in the fountain. Thereafter, she introduced Mr. Ubiera.

Ruben Ubiera, 1028 Golden Cane Drive, Weston, said the mosaic is made out of many parts; whereas, the accuracy of the children's drawings was kept so they would not be distorted by his creativity. The other creative aspect behind the mosaic is the construction; the "K" logo is 6 feet in diameter and each piece will be built in parts. Further, Mr. Ubiera said the color will be enhanced on the children's drawings so each individual drawing is visible and will not be mixed in with the background. At the time of installation, he explained that the original drawing will be parallel to the figure to get it as close as possible to the original drawing while being creative and allow everyone to work with it. Mr. Ubiera stated that this will be done in a series of steps whereby, he will be working with the children that created the original drawing and also volunteers who will be assisting in the project. The mosaic will be divided into pie sections and will be done one (1) section at a time, as each pie section is close to 20 feet long and 8 feet wide; therefore, each pie section will have to be cut and divided. Mr. Ubiera said as far as the colors are concerned, the pallet being presented are the actual stone colors that can be used for this mosaic; there are no other colors, as these are the ones allowed for flooring and are slip resistant. Lastly, he said after the second pie section is completed, they will have an idea of the timeframe for completion.

Vice Chair Rosenzweig asked how the weather will affect the schedule.

Mr. Ubiera replied that the project will be worked on indoors; thereafter, he explained the mosaic process.

**Motion was made by Mr. Miller and seconded by Vice Chair Rosenzweig to approve CRA Resolution No. 2016/009.**

**Voice Vote:**

**Yeas:** 5 - Ms. Gloria Battle, Mr. Joseph Miller, Mr. Bill Ganz, Vice Chair Richard Rosenzweig and Chair Jean Robb

**Nays:** 0

**2. Presentation by TrafTech Engineering Inc. regarding one way street feasibility on the barrier island**

Kris Mory, CRA Director, stated that a scope of services was authorized with TrafTech Engineering, Inc. to study the traffic patterns on the barrier island. This study was in response to a proposal from FDOT regarding their proposal to make Hillsboro Boulevard, between A1A and Ocean Way, one-way going east and Southeast 1st Street one-way going west. She explained that the study took longer than expected due to the A1A project resulting in abnormal traffic patterns; therefore, staff had to time things so a regular count was provided. Thereafter, Ms. Mory introduced Joaquin Vargas.

**GENERAL ITEMS - CONTINUED**

Joaquin Vargas, TrafTech Engineering, Inc., explained that the study area included: NE 2nd Street on the north, SE 2nd Street on the south, east Ocean Way and west A1A. The area encompasses about 10 intersections, all of which are stop controlled intersections with the exception of Hillsboro Boulevard and A1A. He explained that the traffic counts were done first; whereby, two (2) types of traffic counts were performed. Thereafter, Mr. Vargas displayed a graphic, which consisted of three (3) red lines with four (4) different numbers. He said the counts were done in a four (4) day period, two (2) week days (Thursday and Friday) and the weekend (Saturday and Sunday). During the weekdays there is a morning (7 a.m. - 9 a.m.) and afternoon (4 p.m. - 6 p.m.) rush hour. He explained that the graph displays Saturday as being the heaviest volume of traffic on Hillsboro Boulevard just east of the intracoastal and A1A; nevertheless, Sunday was indicated as the busiest day for Ocean Way, but Saturday only trailed by two (2) vehicles.

Continuing, Mr. Vargas explained that the roadways are graded by A,B,C,D,E and F; whereby, A,B,C and D are acceptable, E and F are not. Thereafter, Mr. Vargas displayed a photograph of the graded roadways and explained that everything is operating adequately, as far as the number of lanes and the traffic control devices processing all of the vehicles. Further, he said in looking at the illustration there is one (1) exception. There are two (2) circles on the illustration that have two (2) letters; the letter on the left represents the west leg of the intersection and the right represents the east leg. NE 1st Street displays an E, which has an undesirable situation compared to the south, as the right turn going back to Hillsboro from the south is not problematic.

Moreover, Mr. Vargas explained that there are three (3) alternatives. The first alternative would be to look at Hillsboro Boulevard between Ocean Way and A1A as one (1) way westbound only. Thereafter, he displayed a photograph of the intersections that would be impacted by the change, which there was a slight change, but the grades stayed the same. The second alternative was SE 1st Street, one way westbound only; whereby, there was no change in grade. The last alternative was Hillsboro Boulevard eastbound only, which has been reviewed by the State; whereby, one (1) letter changed, 1st Street, which changed from an E to an F. He explained that it would be worse due to the traffic that is getting out of the beach, as many people take advantage of the signal to continue west and by eliminating that ability, people will have to negotiate the two (2) closest intersections; the one (1) north and the one (1) south, which are stop control and more difficult to get onto A1A and then to Hillsboro Boulevard. Mr. Vargas said he would not recommend doing the eastbound only on Hillsboro because it would eliminate the ability to have a traffic signal for traffic leaving the beach.

Lastly, Mr. Vargas displayed a photograph of the curb/road segment on NE 20th Terrace; whereby, the photo displays NE 1st Street. If traveling east of A1A, it curves to connect onto Ocean Way. He explained that the road section can be partially closed or completely vacated, as that particular road segment does not carry a lot of traffic and the rerouting of that traffic will not degrade anything else. If a partial closure was done eastbound or westbound, he suggests that it be done towards Ocean Way.

Mr. Miller asked why the last alternative doesn't illustrate SE 1st Street going only west.

**GENERAL ITEMS - CONTINUED**

Mr. Vargas replied that a one (1) way pair system was not researched; however, the problem in doing this is not the westbound direction. Further, the last alternative still has the option of going west on A1A.

Mr. Miller stated that when someone is heading east over Hillsboro and they make a right, heading south on A1A, people frequently think they can make an east turn onto 1st Street, which clogs up traffic, causing a huge problem. He said if there was an option to go west only, that would address the issue. Currently, you have to go north, to come back south, to go to the main beach parking lot, as opposed to going directly east, making a right and then one street over you're at the main parking lot, which he feels is the most logical.

Mr. Vargas explained that the negative of directing traffic to the east on Hillsboro would take away the ability for traffic to take advantage of an existing traffic signal. Further, with the SE 1st Street option, you can still go west; therefore, the westbound direction would not be taken away on SE 1st.

Ms. Mory stated that the FDOT proposal is to make Hillsboro Boulevard eastbound only and SE 1st Street westbound only.

Burgess Hanson, City Manager, explained that this was done due to the bus stop that is right on the curve, whereby, Staff is trying to relocate the bus stop to a more central location along Hillsboro. Staff was pushing for Hillsboro Boulevard to go westbound because a bus stop could be placed there and be off to the side, not interrupting any traffic flow.

Mr. Miller said the original bus stop was near Royal Blues; however, nowadays they do not park that far east, they park between the entrance to the Wyndam and 1st Street; therefore, the original concern with the bus stop being by Royal Blues is not a factor anymore.

Mr. Hanson said in meeting with Broward County Transit, they preferred to have something on Hillsboro, as it allowed them to get further off the roadway.

Mr. Miller asked if the bus could go straight east and have a bus stop and go back out around the other way.

Mr. Hanson replied that it is easier for the bus circulation to go out at a light.

Thereafter, discussion pursued regarding the location of the bus stop.

Mr. Ganz said the problem will be solved in one (1) area and created in another area; whereas, if you eliminate westbound traffic on Hillsboro, extra stress will be added on NE 1st Street.

Mr. Miller suggested closing 20th Terrace off, as things could be done.

Mr. Vargas explained that the curbed area can be vacated and will work adequately with the first two (2) alternatives, as long as Hillsboro westbound is left.

Vice Chair Rosenzweig said coming down Hillsboro Boulevard and going north on A1A, the lane

**GENERAL ITEMS - CONTINUED**

disappears and goes to one (1) lane in each direction. Further, he said going through the rush hour traffic is horrendous, as it gets backed up.

3. CRA Resolution 2016/010 - A Resolution of the City of Deerfield Beach Community Redevelopment Agency (CRA), approving the award of ITB #2015-16/37 to MBR Construction, Inc. for Ocean Way brick pavers extension (Hillsboro Blvd to NE 20th Terrace) for the amount of \$166,194.00\*

The Resolution was read by title only.

Mr. Miller asked if this was the project involving the Royal Blues Hotel.

Kris Mory, CRA Director, replied yes. She explained that this project was previously authorized by the Board; whereby, the item being presented is to approve the expenditure.

In response to Mr. Miller's question, Ms. Mory replied that the City's cost will be half of the total amount. Further, she said the City will be paying the contractor and Royal Blues will reimburse us.

**Motion was approved by Mr. Miller and seconded by Ms. Battle to approve CRA Resolution No. 2016/010. Voice Vote:**

**Yeas:** 5 - Ms. Gloria Battle, Mr. Joseph Miller, Mr. Bill Ganz, Vice Chair Richard Rosenzweig and Chair Jean Robb

**Nays:** 0

**BOARD ADMINISTRATION COMMENTS**

Kris Mory, CRA Director, said the change order summary is a summarization of change orders associated with Sullivan Park that have been authorized over the past month.

**Motion was made by Vice Chair Rosenzweig and seconded by Mr. Miller to approve the change orders. Voice Vote:**

**Yeas:** 5 - Ms. Gloria Battle, Mr. Joseph Miller, Mr. Bill Ganz, Vice Chair Richard Rosenzweig and Chair Jean Robb

**Nays:** 0

Burgess Hanson, City Manager, commended Chief Schnakenberg, BSO District X, and his command Staff for cracking down on dog walkers, skate boarders, etc. on the beach.

**PUBLIC INPUT**

*Richard Engle, 1631 Riverview Road, Deerfield Beach*, stated that other cities require individuals to carry a bag to pick up after their dog and if they do not carry a bag, the City should have a bag station that offers them.

Mr. Miller replied that bag stations are offered at certain parks; however, they are not offered at the beach, as dogs are not allowed on the beach. Further, he said the City does not want to offer

**PUBLIC INPUT - CONTINUED**

the bags on the beach because it would make it as though dogs are allowed.

Chief Schnakenberg, BSO District X, stated that last night four (4) individuals were given citations to appear in court for walking their dog along the beach. Further, he said you can only ask two (2) questions for a service animal, 1) if this is a service and 2) what are they used for. You cannot ask the medical condition of the individual and they do not have to provide paperwork or have a vest; therefore, it makes it very difficult to catch someone who is not being truthful about a service animal.

Jeff Siniawsky, Assistant City Attorney, read the ordinance regarding individuals cleaning up after their dog.

*Rita Masi, 361 NE 19th Avenue, Deerfield Beach*, said dogs are allowed on the west side of the street on the beach.

Chair Robb stated that the July 12th CRA meeting has been cancelled.

Ms. Battle said therapy dogs are not covered under the ADA guidelines. Further, she said the Justice Department established new legislation on service dogs and asked that the Assistant City Attorney look into it. Thereafter, she provided an example of service dogs being allowed in the grocery store.

Chief Schnakenberg stated that emotional dogs are not considered ADA certified; therefore, if it is for emotional purposes it does not fall under service animal. Further, service animals strictly deal with physical and mental disabilities. Lastly, Chief Schnakenberg said restaurants and food stores are able to ask a dog to be removed if they feel it is causing a concern for customers.

Mr. Ganz said the hotels at the end of A1A and Hillsboro that the Board had previously discussed purchasing have recently had for sale signs posted. He suggested that this be looked into again and find out what the rate is and what they are looking for. Further, he explained that there is now an active seller. He suggested putting the reconstruction of the North Beach Pavilion aside and reconsider the purchase of the hotels.

Chair Robb said if the price is too outrageous to go to eminent domain and condemn that property and take it over for a park.

Burgess Hanson, City Manager, said Staff will look into it.

Mr. Siniawsky stated that he would like to make sure it is part of the CRA plan before the Board moves forward.

Mr. Ganz said the way the hotel pricing is being advertised, it is not allowed in the State of Florida according to a code regarding lodging. Further, he asked that the Assistant City Attorney look into it.

Mr. Miller suggested closing the section of 20th Terrace and asked if that gets taken away, would the bus have to go all the way to the S-curve and come back around.

**PUBLIC INPUT - CONTINUED**

Kris Mory, CRA Director, suggested taking this study back and bringing more options to the August meeting.

**ADJOURNMENT**

There being no further business, the meeting adjourned at 7:19 p.m.

  
JEAN M. ROBB, CRA CHAIR

ATTEST:

  
Samantha Gillyard, CMC, City Clerk