

COUNTYWIDE COMMUNITY REVITALIZATION TEAM (CCRT) MEETING

Monday, March 1, 1999
Planning, Zoning & Building, 2nd Floor Conference Room

MINUTES

Present at the Meeting:

Joanna Aiken, Solid Waste Authority
Anita M. Arner, Kenwood Estates Resident
Ken Bachman, PBC Sheriff's Office
Bruce Barkdoll, PBC Sheriff's Office
Nancy Buckalew, PZ&B Planning
Whitney Carroll, PZ&B Zoning
Anne Cronyn, HCD
Captain Ed Bieluch, PBC Sheriff's Office
Captain Michael Gauger, PBC Sheriff's Office
Peter Gausis, PZ&B Zoning
Tim Granowitz, Parks & Recreation
Jim Hightower, PBC Sheriff's Office
Ray Loftin, Lake Worth West Pilot Area
Tom Lefevre, Health Department
Stephen McGrew, Water Utilities
Jeanne Mills, PZ&B Planning
Ruth Moguillansky, PZ&B Planning
Angela Munoz, Kenwood Estates Resident
Pam Nolan, Economic Development
Kathy Owens, PBC Fire Rescue
Patrick A. Martin, Lake Worth Drainage District
David Rafaidus, Community Services
Ron Ross, Lake Worth Resident
Jim Tuttle, PBC Engineering/Traffic
Terry Verner, Director, PZ&B Code Enforcement
Greta von Unruh Cross, PZ&B Planning
Mercedes Vega, Kenwood Estates Resident
Allan Webb, Engineering
Brenda Warren, Royal Palm Estates Resident

I. WELCOME AND INTRODUCTION

The meeting was called to order by *Ruth Moguillansky* at 10:00 A.M. *Pam Nolan* was the note taker and *Greta von Unruh Cross* was the timekeeper.

II. SAN CASTLE

- A. **Status on Community Workshop Summary Report and discussion of the next steps in the process** - *Ruth Moguillansky* stated that the data generated during the workshop sessions on January 29-30 are being compiled. The data will be used as a basis for developing a preliminary list of recommendations. A meeting will be scheduled with some CCRT members to ascertain the appropriateness of the ideas generated at the meeting as well as the recommendations, and then proceed with the development of a preliminary action plan to address identified needs in the community. In April or May, the CCRT will go back to the San Castle Area community to present and seek further input on the CCRT's recommendations and establish the expected outcomes of the revitalization process. A copy of the San Castle Report will be distributed to CCRT members. *Shervan Sardar* is working on the Current Conditions portion of the report. *Greta von Unruh Cross* is seeking two residents to represent the neighborhood at the next CCRT meeting.

Necessary Action: Ms. Moguillansky will prepare the summary report and then schedule a meeting with the appropriate CCRT members to evaluate it. The draft report should be completed by the end of March.

B. Status Reports on Current Efforts:

Community Organizing - *Greta von Unruh Cross* is planning to meet with 12-15 people to get their input and determine their willingness to serve on a community board. The board/group will tentatively meet on the third Thursday of each month. This group will be given some training in Leadership Development and Skill Building, in addition to working on short-term goals. *Ms. Cross* expects to have the first meeting in the next two months.

Christmas in April is scheduled for April 24 as part of the Beautiful Palm Beaches Cleanup. San Castle residents will be coordinating a community barbeque. *Ms. Cross* suggested that a table be set up with a historical timeline of the community, so that the residents can fill in dates or other important items. This will give them a sense of where their neighborhood has been and envision where it can go.

Deputy Ken Bachman brought some additional petitions for the Overlook Scrub. *Ruth Moguillansky* reminded everyone to vote on March 9 for the Overlook Scrub site.

Necessary Action: Signed petitions regarding the Overlook Scrub property are to be given to *Ms. Moguillansky*. *Frank Duke* will then review the issue and decide how to proceed. *Ms. Moguillansky* will contact Commissioner Lee's office and Steve, from the Sun Sentinel, to see if an article can be published prior to the 9th.

Community Policing - *Deputy Ken Bachman* submitted 12 petitions, each with

several pages of signatures, regarding the Overlook Scrub property. *Deputy Bachman* expressed concern with the challenge of coordinating the Beautiful Palm Beaches Clean up and Christmas in April, along with a historical timeline project. *Ms. Von Unruh Cross* assured him that it is a “passive” activity and would not take a lot of coordination.

Deputy Bachman reported that some drug dealers had moved out of a drug house on Loomis Street. Two other drug houses are harder to close because they sell to specific cultures and only deal with friends. *Ms. Moguillansky* inquired about the letter that was going to be sent to Engineering requesting the additional eight street lights. *Deputy Bachman* responded that the Sheriff's office applied for the rest of the needed streetlights via a letter from *Deputy Barry Trombley*. *Jim Tuttle* said that he didn't have any further information on those streetlights. *Ms. Moguillansky* said that if the project is not moving forward, there is a need to follow up on it.

Necessary Action: *Jim Tuttle* will contact *Amy Harris* regarding the letter that she received from *Deputy Barry Trombley*. *Mr. Tuttle* will also provide a status report on this item to *Ruth Moguillansky* before the next CCRT meeting.

Code Enforcement: *Terry Verner* was absent. *Deputy Ken Bachman* reported that the Code Enforcement Community Support Team is videotaping in San Castle. *Aola Walden* has targeted 12-15 cars, and at least half of these cars will be towed away at the end of the week. The Sheriffs are writing citations on residences that are in violation.

Necessary Action: None at this time.

Solid Waste Authority - *Joanna Aiken* asked that a table be set up and staffed by CCRT members at “Christmas in April” to be held April 24, 1999. The Sun Sentinel has been contacted for media coverage of the event.

Necessary Action: *Joanna Aiken* will contact *Ruth Moguillansky* and make the necessary arrangements to have a CCRT information table at Christmas in April. *Nancy Buckalew* will schedule a meeting with *Julie Brechbill*, *Greta von Unruh Cross* and *Ruth Moguillansky* to discuss Channel 20's coverage of “Christmas in April.”

- C. **Other:** *Mercedes Vega* reported that *Greta von Unruh Cross* was helping the Kenwood Estates resident group manage their grant from Children's Services Council. *Anita Arner*, a resident on Cambridge Road, spoke of automobiles being double and triple-parked. Cambridge Road has no sidewalks, school children walk on the street, and cars speed through the neighborhood. *Ms. Vega* mentioned that the Community Policing is not what it used to be in her neighborhood. *Captain Ed Bieluch* stated that the traffic enforcement specialists are on duty from 6 A.M. to 9:30 P.M., however, it needs to be brought to their attention if there are problem areas that need extra attention. If *Deputy Juan Oliva* needs more assistance in that area, it will be provided.

Ms. Cross explained that there are various problems on Cambridge Road that need to be addressed individually. A list of problems posted on the community center bulletin board could be tracked on a monthly basis with the Community Policing Unit

Deputies. When one of the problems is crossed out, there will be tangible proof that items are being addressed and taken care of. *Captain Bieluch* said suggestion boxes have been made and will be placed in each of the CPU offices for problems that the PBSO can take care of. However, the infrastructure must be looked at as well as traffic enforcement in order to solve this problem.

Deputy Jim Hightower reported that the boxes should be in place by mid-March. *Lieutenant Barkdoll* reminded everyone of the 688-4CPU hot line that is checked every day of the week by a Community Policing supervisor.

Necessary Action: Suggestion boxes will be placed in the CPU offices. In addition, residents will be listing the problems that exist in the community and post them on the community center bulletin board. They will be tracked on a monthly basis to ensure that Community Policing Deputies are addressing the residents' concerns.

III. Lake Worth Road Corridor

D. Status Report on Park Improvements

Kenwood Estates: *Tim Granowitz* reported that PREM is getting the appraisals to acquire the identified property (Clinton Road site). The property owner has been contacted.

Sanders Park: Final improvements are being made in Sanders Park: a guard rail was installed, and benches were put in. A contractor will put up a basketball stand.

Kennedy Estates: An acre of land was donated for a park in Kennedy Estates. Commissioner Marcus allocated \$50,000 towards the project, and HCD provided \$50,000 CDBG funds as a match.

Necessary action: Tim Granowitz is to have a status report on the Kenwood Estates park for the next CCRT meeting. Expected time frames will be also presented at that time.

- B. **Update on Footbridge:** - *Ruth Moguillansky* mentioned that during her meeting with *Commissioner Warren Newell*, she requested some assistance with the footbridge. No funds appear to be available from his office, and a memo was sent to *George Webb* last week to seek his assistance with this item. *Allen Webb* stated that a memo is being written to *Commissioner Newell* regarding this item and that *he* would get a copy to *Ruth Moguillansky*. He reminded the group that the footbridge project was not approved for the Pathway Program, nor has it been recommended by the Traffic Division. *Ms. Moguillansky* reminded the group that because the project was not approved for the pathway program, she requested a letter from the Sheriff's Department to discuss the importance of building this footbridge. *Mr. Webb* will pursue the subject in the Engineering Department, and then will determine if the project should be broached through an assessment to the property owners that would be affected. *Mr. Webb* stated that the footbridge would cost \$15,000. *Brenda Warren* asked if the whole community would be assessed. *Mr. Webb* replied that yes, since everybody will

benefit by it. *Ron Ross* stated that residents will not be interested in paying. *Ms. Moguillansky* said that all of the residents need to be given the opportunity to respond on this item.

Necessary action: *Allen Webb* will see that *Ruth Moguillansky* gets a copy of the memo sent to *Commissioner Newell*. *Allen Webb* will also investigate a way to move forward with this item. He will send letters to property owners with a proposal for building the footbridge through the assessment program.

C. Status Report on Water Main Improvements in the Pilot Area, Kenwood Estates and Sub-Area 1:

Pilot Area - *Steve McGrew* reported that plans are marked up and ready to go in the next two weeks. A bubbler is ready to go on Vermont and Maine Streets. Plans are complete for the Urquhart Street sewer project, and they have a permit and soil boring. The Water Utilities Department will turn over the documents to the County Engineer this week, the project will go out for bid on March 7, with an April 6 bid opening, and the Public Hearing will be held on May 17.

Sub Area 1 - *Allen Webb* is having difficulty contacting the consultant for the completion of the plans for the water main improvements in Phase I, which includes Lake Worth Road and Lakewood Gardens. Phase II, which is the intersection improvements at Lakewood Road and Kirk Road is progressing nicely, and might be finished before Phase I is completed. Phase II should be advertised for construction soon, unless it ties in with the drainage system in the Lake Worth Road Commercial Corridor. Intersection improvements at Lakewood and Kirk Roads involve constructing drainage down Kirk Road, north to the L-11 canal. Phases I and II are expected to be finished by the end of April 1999.

Kenwood Estates - *Steve McGrew* reported that there is no further progress to report at this time. *Mr. McGrew* anticipates completing the design layout in February, and sending it to the consultant for CAD work. It will go out to bid in the Spring.

There was a short discussion regarding the installation of a temporary barricade, which is not feasible at this time.

Necessary action: None at this time.

D. Community Policing Status Report - *Lieutenant Bruce Barkdoll* reported that Drug Enforcement removed twenty-three cocaine rocks from a drug house on Urquhart Street. The drug houses are owner-occupied, however, and property owners cannot be evicted from their property. If they were renters, they could be evicted. *Steve McGrew* mentioned that if the County has placed liens on several of the drug house properties, then OFMB may be able to start foreclosure proceedings on the properties where the owners have not applied for the Homestead Exemption.

Lieutenant Barkdoll also reported that the CPU is making an impact on prostitution, and is forming a task force to find out where their money flow is coming from; they are getting an analyst to assist them in this effort.

Captain Ed Bieluch mentioned that Community Policing is a seven days a week continual job. A temporary barricade at the end of Urquhart Street would assist greatly with policing efforts by cutting off an escape route for drug dealers. *Allen Webb* stated that there is not enough road right-of-way at the end of Fuller Street to turn a vehicle around, which allowed him to justify blocking it off. *Mr. Webb* suggested that a letter be written regarding shutting off the Canal Road.

Ray Loftin mentioned that although he does not live in the area, there is a lot of police activity when he is there, and his tenants still feel that the area is unsafe.

There was a short discussion about placing speed limit signs for speeds lower than 25 MPH. *Ms. Moguillansky* replied that this subject had been discussed previously with the CCRT, and it cannot be done. A "Slow" sign might be placed for the park.

Necessary action: *Deputy Jimmy Hightower* will check with Code Enforcement regarding which properties have liens placed against them. *Deputy Hightower* will then contact *Ruth Moguillansky* so that she can schedule a meeting with *Glen Meaker* of OFMB to see if there is anything that can be done.

E. Status of Community Organizing Activities -

Lake Worth West: *Greta von Unruh Cross* stated that the Lake Worth West Group has three months to find a not for profit organization (501(c)-3) to run an after-school program. The Group has \$80,000 for the program. If any CCRT members know of a qualifying organization that might be interested, please let *Ms. von Unruh Cross* know. *David Rafaidus* offered to spread the word about Community Services.

Kenwood Estates: The Children's Services Council has committed to work with the Kenwood Estates after-school program, and it is moving along.

Lakewood: *Ms. Cross* plans to attend a Lakewood residents' meeting in April to present more information on options, petitions, site identification, etc. for a park north of Lakewood Road, between Military Trail and Congress Avenue.

Ms. Moguillansky indicated that although Community Services has not had an opportunity to actively participate in CCRT efforts, there is a need for providing social type services in areas targeted for revitalization. She said that Community Services could play an important role in CCRT efforts by conducting an analysis of needed services in the Lake Worth Road Corridor and the San Castle area, and by implementing some programs in those areas to address community needs. This was part of the original recommendations for these areas that were presented to and endorsed by the Board.

Necessary action: *Greta von Unruh Cross* will meet w/*David Rafaidus* to see how Community Services could help provide the after-school program in the Lake Worth West Pilot area. Discussion should also focus on how the Community Services Department could participate in CCRT efforts.

F. Implementation of Recommendations for the Lake Worth Road Commercial Corridor -

Jeanne Mills briefly explained that at the Lake Worth Road Commercial Corridor Implementation meeting held February 11, 1999, the Implementation Committee spoke to several property owners along Lake Worth Road that are impacted by the need for a sewer system. *Steve McGrew* outlined needs and costs for forced gravity and force main sewers. The Water Utilities Department will continue with a petition process of the property owners along the Lake Worth Road Commercial Corridor. Approximately 85% of the property owners are undecided about what type of sewer they want. The Water Utility Department will continue working with other County departments.

Greta von Unruh Cross will set up the first meeting of a business owner's organization in the Lake Worth Commercial Corridor to be held March 18. Once *Ms. von Unruh Cross* gets through the initial stages of organizing and establishes leadership from within the business owner's organization, it will be turned over to the Lake Worth Chamber of Commerce for administration purposes. After that, the Implementation Committee will work with the organization in implementing the Charrette's recommendations.

The Zoning and Engineering Departments are becoming more involved in this process. A tentative meeting is set for April for the Implementation Committee to draw up a short-term and long-term goal schedule.

Necessary action: *Steve McGrew* will pursue working with County Engineering and Zoning Departments regarding the provision of sewer in the Lake Worth Road Commercial Corridor. *Mr. McGrew* will also continue the petitioning process of property owners along the LWR Commercial Corridor.

IV. OTHER AREAS

Nothing was discussed under this item.

V. QUESTIONS/COMMENTS

Ruth Moguillansky reminded everyone to keep up with the minutes, read what went on ahead of time, and follow up on tasks. Also, notify her about items that need to get on the agenda for the monthly CCRT meetings.

David Rafaidus mentioned that 911 gets many non-emergency calls. There is a new number for Information Services (211 or 311) to handle non-emergency inquiries.

Brenda Warren will meet with *Steve McGrew* regarding the May meeting of the Royal Palm Estates Residents' Group. *Paul Copeland* will be talking at their April meeting.

Ray Loftin asked about the Canal Road near Fuller and Urquhart Streets. *Allen Webb* said that there is an overlapping 17' right-of-way, but it is not wide enough to be a road.

Ron Ross asked when the property owner at the end of Vermont Avenue would get paid for donating their right-of-way easements. *Allen Webb* responded that they were already paid.

Joanna Aiken reminded everyone about Christmas in April and to have CCRT members distribute fliers.

Ruth Moguillansky circulated a summary of the North Carolina "Training the Trainer" workshop that she attended with *Greta von Unruh Cross*.

Deputy Ken Bachman was to receive fliers from *Tim Granowitz* regarding the conservation/recreation. *Mr. Granowitz* was unable to get them. 1000 fliers are needed.

Ron Ross mentioned that there are 30 - 50 people eating and playing each night in the Vermont Street Park. It is nice to see families enjoying each other and the park that the CCRT helped put in.

Ruth Moguillansky thanked everybody for attending the meeting and commended the work of the group. He also commented that several current CCRT members were part of the original group that convened in 1995 and that the team has come a long way. However, there is a need to work more as a team, and for each member to realize that their individual contributions have a great impact on the CCRT overall efforts. It is the responsibility of each member to follow up on tasks. It is also their responsibility to actively participate in the team's activities. In addition, the team has an opportunity to recommend changes to current policies so that community needs are better addressed. This is something that has to come from us.

VI. NEXT MEETING DATE - The next CCRT meeting will be held on Monday, April 5, 1999 in the Second Floor Conference Room of the PZ&B Building from 10:00 A.M. to 11:45 A.M.

VII. ADJOURNMENT - The meeting was adjourned at 12:00 Noon.

Minutes prepared by

Nancy Buckalew, CCRT Secretary

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