

# Countywide Community Revitalization Team

Meeting of October 7, 2002

10:07 a.m. – 11:05 a.m.

PZ&B – 2<sup>nd</sup> Floor Conference Room

## Minutes

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### Present at the Meeting:

Joanna Aiken, Solid Waste Authority  
Penny Anderson, Countywide, GIS  
Peter Banting, P.B.C. PREM  
Kim Ciklin, Administrative Assistant to Commissioner Roberts  
Linda Collins, P.B.C. Engineering (Representative for Allen Webb)  
Bob Dovey, Administrative Assistant to Commissioner Newell  
Dan Dumas, San Castle Community Leadership, Inc.  
Deputy Leslie Faerber, P.B.C. Sheriff's Office  
Lourdes Ferris, Keep Palm Beach County Beautiful  
Duane Gainer, P.B.C. Planning Division  
Captain Michael Gauger, P.B.C. Sheriff's Office  
Gerry Gawaldo, P.B.C. Palm Tran  
Tim Granowitz, P.B.C. Parks & Recreation  
Joyce Harrell, Secretary, P.B.C. Planning Division  
Deputy Jimmy Hightower, P.B.C. Sheriff's Office  
Deputy Ed Jablonski, P.B.C. Sheriff's Office  
Ken Jackson, P.B.C. Code Enforcement  
Linda Jeter, P.B.C. Planning Division  
Kathy King, Lake Worth West Resident Planning Group  
Tom Lefevre, P.B.C. Health Department  
Deputy Joe Lombardi, P.B.C. Sheriff's Office  
Beth McCall, P.B.C. Zoning Division  
Stephen McGrew, P.B.C. Water Utilities  
Chrystal Mathews, P.B.C. Planning Division  
Caroline Morrison, San Castle Community FRC  
Pam Nolan, P.B.C. Economic Development Office  
Brenda Oakes, P.B.C. Weed & Seed Department  
Amy Petrick, Assistant County Attorney  
Mike Savidge, L.W. Road Merchant's Association  
Michael Sklar (Representative for Elena Escovar)  
Deputy Tim Sturgell, P.B.C. Sheriff's Office  
Chauncey Taylor, P.B.C. Facilities Development & Operations Department  
Rachel Waterman, P.B.C. Planning Division  
Gladys Whigham, Administrative Assistant to Commissioner Addie Green  
Michael Whitten, P.B.C. Building Division

**CCRT Members Absent:**

David Elam, P.B.C. Parks & Recreation  
Elena Escovar, P.B.C. Housing & Community Development  
Lance McLellan, P.B.C. Code Enforcement  
Lt. Ron Mattino, P.B.C. Sheriff's Office  
Ruth Mognuillansky, P.B.C. Planning Division  
Kathleen Owens, P. B.C. Fire Rescue  
David Rafaidus, P.B.C. Community Services  
Gail Vorpapel, P.B.C. Code Enforcement  
Allen Webb, P.B.C. Engineering

**I. WELCOME AND INTRODUCTION:** Linda Jeter welcomed and thanked everyone for attending the meeting.

**II. REPORTS:**

**A. Community Organizing Activities/CCRT Resident Representatives Comments:**

**Dan Dumas, San Castle Community Leader, reported on the following:**

- San Castle – Deputies are doing a superb job. The violations have decreased. Crime rate has been reduced to almost none. New water mains are being installed.

**Kathy King, Lake Worth West Community Leader, reported on the following:**

- Thanksgiving in the Park – is scheduled for November 24<sup>th</sup>. Last year over 200 people attended. She invited anybody to come and to feel free to bring a dish for this occasion.
- Family Resource Center – working on exit strategy.
- Work Day – will be scheduling a day in November.
- Ms. King requested a list of the identified properties for the After School Program. Chauncey Taylor responded there were eleven properties proposed. Mr. Taylor went into detail explaining the process to follow for this particular project. He stated that Facilities Development & Operations presented the process to the group at the last CCRT meeting. Mr. Taylor stated that he would like the CCRT to go forward with establishing the Selection Committee.

Ms. King asked if she should search for additional sites. Mr. Taylor responded no, they have some very good sites. He will be conveying the information this week to PZ&B.

Beth McCall inquired about the capacity of children in the program. Rachel Waterman responded currently 25 children are enrolled but there is a waiting list. Chauncey Taylor responded that the long-range plan is to accommodate fifty (50) kids.

Ms. King inquired regarding the status of the Salem Church facility. Mr. Taylor responded there was a meeting but he was not apart of that meeting. The only meeting he attended was at Children Services Council (CSC). He also stated that Ruth Mognuillansky requested an estimate for placing an awning and he responded to her request.

Chauncey Taylor gave a brief summary about the CSC meeting. The meeting consisted of himself, Rachel Waterman, Kathy King, Mike Green, and CSC staff. He requested their continued support for the After School Program. CSC had concerns and requested that the County not redirect any of the Hard Core Capital money of \$100,000, to not reduce their level of funding, and for CCRT to match the additional cost that would be accrued by redirecting the After School Program to a temporary location. Also at the meeting, he spoke about establishing a Lease Agreement.

**Rachel Waterman reported on the following projects:**

- She thanked the CCRT staff for participating in the REAP Program's Expo Night. She made up gift bags and distributed to participants. Thirty (30) people are enrolled in the course, which is now in it's fourth week.
- Informed the Sheriff's Department that the parcel-based maps have been delayed and requested if there are any deputies that need them, sooner than later, to give her the names of those neighborhoods and they would be done first.
- San Castle – she distributed copies of the Overlook Promenade Landscape Plans to Dan Dumas. She informed Mr. Dumas to give her a call if he needed anything clarified regarding reading or understanding the technical drawings. She requested Mr. Dumas to provide comments at the next CCRT Meeting. If the residents are satisfied with the plan, the landscape architects will be informed that they have satisfied this portion of their contract. If no comments are received, it will be assumed that the residents are satisfied with the drawings.
- Streetlights – twenty-one (21) streetlights were installed last week. She has received telephone calls from residents stressing how happy they were to have the streetlights. She has received a proposed final statement and it shows there will be money left over to plan a Phase III. A Phase III can be officially initiated when the final bill is received.
- San Castle – In reference to the memo last month, she is encouraging the residents to work with Bill DiPaolo at the weekly meetings regarding the exit strategy.
- Lake Worth Kenwood Park – ribbon cutting will be held at the park Halloween night at 6:00 pm. **(The event has been changed to 5:00pm.)**

Ken Jackson stated the fence has not yet been installed. The balls are going into the street. Tim Granowitz stated the fence should be installed before the ribbon cutting ceremony.

Chauncey Taylor stated that he attended a meeting with Lorenzo Aghemo and he will contact Ruth Moguillansky and Ms. King in reference to the meeting.

- **Necessary Action:** Mr. Taylor requested the CCRT to go forward with establishing the Selection Committee. Mr. Dumas is to provide comments at the next CCRT Meeting regarding the Overlook Promenade Landscape Plans. PBSO is to provide a priority list, if so desired, to Rachel Waterman for the parcel-based maps.

**B. Zoning Report:**

**Beth McCall reported on the following projects:**

Nothing to report. She asked if anyone had questions.

**Necessary Action:** None

**C. Status Report on Park Improvements:**

**Peter Banting, PREM, reported on the following:**

- San Castle Head Start/Park Project – has passed the Zoning Commission. Will be presenting item for BCC approval on October 28th.

Dan Dumas asked what are the next steps. Mr. Banting responded the project goes back to DRC for final site plan review. Dan Dumas inquired about the time-frame as to when construction will start. Chauncey Taylor responded once the permitting has been done and site plans have been complete, he anticipates a ninety (90) day construction period. Discussion ensued regarding FDO's process involved with working on CCRT projects being completed.

- Stacey Street – The seller felt the County's appraisal was low; therefore he is having an appraisal done.

Linda Jeter inquired regarding an additional parcel being acquired for the Raderville site. Mr. Banting responded yes, they are looking at another parcel that has the potential to add to the property. He received BCC approval to proceed. Chauncey Taylor stated that Commissioner Masilotti attended a Ribbon Cutting Ceremony last weekend. Mr. Banting mentioned there was a ribbon cutting groundbreaking ceremony at Rev. Leon Campbell, Jr. Park on Saturday.

**Tim Granowitz, Parks & Recreation, reported on the following:**

- Kenwood Park Site – will be complete by the end of the month (October).
- Lakewood – plans are complete. He will be advertising for bids.

Linda Jeter inquired if the water fountain is included. Tim Granowitz responded, yes.

- San Castle Two Site (Highview & Peak) – developing site plans. He will meet with the residents to finalize the plans in November.
- Schall Circle – Linda Jeter stated that there was a meeting with the residents and a site has been selected.
- Cabana Colony – working on land acquisitions. A developer is interested in donating a parcel. The mentioned parcel has been annexed into Palm Beach Gardens. He will be meeting with Palm Beach Gardens next week.

Jimmy Hightower inquired when would the park in Lakewood be complete. Mr. Granowitz responded sometime in the Spring.

Gladys Whigham, Administrative Assistant to Commissioner Greene, commented that the CCRT has done an exemplary job in identifying the need for parks. Ms. Whigham inquired whether there is space in the San Castle area for a football field. She stated that a kid asked Commissioner Green for a football field. Tim Granowitz responded behind the elementary school were football fields, on the southend of San Castle, which is in Boynton Beach. The school has fields that need to be upgraded. A football field is approximately 3 to 4 acres. He suggested maybe an inter- local agreement with Boynton Beach could be looked at for improvements to be made to those fields.

**Necessary Action:** Tim Granowitz will look into finding a football field.

#### **D. Status Report on Infrastructure Improvements:**

**Stephen McGrew reported on the following:**

- Lake Worth Corridor Public Water Main Assessment (District 3) – Designing water mains for Davis Road, Mathis Street, and Brooklyn Lane. The project was postponed to begin approximately February 2003.
- CCRT Area 2 Forrest Road (District 2), Bonnie Lane in Dyson Circle (District 2), Caroline Lane & Dorothy in Royal Palm Estates/Southern Pines (District 6) – Plans are complete and are in permitting. Public Hearing is scheduled for November 19<sup>th</sup>.
- Tropical Avenue Water Main Assessment in Royal Palm Estates/Southern Pines (District 6) – scheduled for Public Hearing on October 22<sup>nd</sup>.
- Water Distribution and Utility Continuing Construction Contract – this is a work order project that he will be using to do CCRT areas, other special assessments, and Block Grant Projects for the next two (2) years. He received bids last Friday, October 4<sup>th</sup>. Contract is scheduled for work on November 19<sup>th</sup>.
- Country Club Acres Water Main Assessment (not a CCRT area) – Public Hearing is scheduled for March 2003.
- Schall Circle Water Mains – Modification of plans for drainage changes being done by the Health Department.
- Stacy Street Area Water Main (District 2) – Pre-construction meeting held on September 26<sup>th</sup>. Contractor should start work in November. The project should take three (3) weeks to complete.
- Vilma Lane Water Main (District 2) Myla, Myrtle, Vilma – received 90% plans. Plans has been reviewed and sent back to the consultants for corrections.
- Lake Belvedere Estates (Miscellaneous Item on Parks) – In September this project was assigned to the Parks Department.

**Linda Collins, Representative for Allen Webb, reported on the following:**

- Dillan Street – The Public Hearing is scheduled for the October 27<sup>th</sup> BCC meeting. Construction Contract Award is scheduled for the November 19<sup>th</sup> BCC meeting. Informational Meeting is scheduled for October 15<sup>th</sup> at the Greenacres Elementary School.

- Edwards Road – The bids were opened on October 1<sup>st</sup>. Public Hearing is scheduled for November 19<sup>th</sup>. The Construction Contract Award is scheduled for December 7<sup>th</sup>. The Informational Meeting is scheduled for November 7<sup>th</sup> at the P.B.C. Main Library.
- Main Street & Vermont Avenue – Public Hearing and the Construction Contract Award is scheduled for the October 22<sup>nd</sup> BCC meeting. The Informational Meeting is scheduled for October 8<sup>th</sup> at the P.B.C. Main Library.
- Schall Circle – still under design. The Consultant has received the Engineers comments. Waiting on the next submittal.

Rachel Waterman requested copies of attendance sheets from the Information Meetings. Ms. Collins agreed to send Ms. Waterman copies of the Informational Meeting attendance sheets.

**Necessary Action:** Ms. Collins will provide Rachel Waterman copies of attendance sheets for Informational Meetings.

**E. Community Policing Status Report:**

**Captain Michael Gauger reported on the following:**

Nothing to report.

**Jimmy Hightower reported on the following:**

- Working on the \$5,000.00 grant from Home Depot.
- Getting the vehicle ready to go out into the neighborhoods.

Jimmy Hightower inquired about the status of 328 Urqhart Street. Chauncey Taylor responded that there is an issue with the title. Once this is addressed, he will present to BCC.

**Deputy Leslie Faerber reported on the following:**

- San Castle – has been busy being proactive. In the process of getting a grant from Sam’s Club and Walmart.
- Safety Renters Day – On September 12, 2002, 10:00am–2:00pm, Sam’s (located between Seacrest & Hypoluxo). Sam’s Club has been instrumental in assisting with the different events such as Thanksgiving, Christmas, and other neighborhood events.
- The Board has changed officers.

**Deputy Tim Sturjel reported on the following:**

- Seminole Manor - becoming familiar with the neighborhood. The neighborhood group requested an extension on the Sports Project.

Linda Jeter stated that the Sheriff’s Office has been very instrumental with the Neighborhood Partnership Grant Program. She commended and thanked them for their assistance.

Jimmy Hightower introduced Brenda Oakes, P.B.C. Weed & Seed Program. He stated she is here to see if her program could be of assistance to CCRT. Ms. Oakes stated that the program is a Federally Funded Program. They have three (3) site locations: Riviera Beach, West Palm Beach, and Delray Beach. They are anticipating expanding to a fourth site, which will be a combination of the Glades and unincorporated areas. The goal of Weed & Seed is very similar to CCRT: Law Enforcement, Community Policing, Community Redevelopment, and Social Services.

- F. **Code Enforcement Status Report:** Gail Vorpapel was absent. Lance McLellan, representative for Gail Vorpapel, was absent:

**Ken Jackson, Code Enforcement Officer, reported on the following:**

- Kennedy Estates – working on cleaning up the drug problem in the area.
- Limestone Creek – working with code enforcement officer.
- Westgate – Gail Vorpapel’s team is working on issuing code violations for abandoned cars, and trash & debris.
- Seminole Manor – Ken Jackson ‘s team is working with Roberto Lawrence.
- Concept Homes – working with Code Enforcement Officer.
- Lake Worth Corridor – working with assisting the homeless. He may in the future get signed affidavits to prevent people from loitering on private property.

Captain Michael Gauger stated that the Sheriff’s Office has formed a team to work in the central area of Palm Beach County. On the weekend of October 21<sup>st</sup> and also November 4<sup>th</sup>, they are going to initiate a homeless operation by attempting to go into the areas outside of the Airport areas to locate homeless camps.

Jimmy Hightower stated that Fantastical Produce, located west of Congress on Lake Worth Road, is going to have a homeless program.

Captain Michael Gauger requested the group to notify the Sheriff’s Office if they were aware of any homeless camps.

Dan Dumas inquired about San Castle. Ken Jackson responded that Aola Walden is working in that area and she has been writing violations and taking them to the Board. Mr. Dumas stated that last week he followed her when she visited the neighborhood. Ken Jackson stated that if Mr. Dumas had an issue, he would need to contact Terry Verner. Mr. Dumas stated that San Castle is going down. Discussion ensued between Dan Dumas and Ken Jackson regarding Code Enforcement issues in San Castle.

Rachel Waterman intervened by suggesting that Dan Dumas put together a list of the violations in San Castle. Mr. Dumas responded this has already been done. Ms. Waterman mentioned that PBSO representatives had presented a new strategy at the previous San Castle Community meeting, which involves having key residents using the Code Enforcement Complaint Forms for working with code violations and that we should first see if the strategy is working before we discuss alternative solutions for addressing code violations. Mr. Dumas responded this has been done also. Discussion

ensued regarding if the complaint forms resolved the situation and trying to find a solution in resolving this issue in San Castle.

**Necessary Action:** None

**G. Solid Waste Authority Status Report:**

**Joanna Aiken reported on the following:**

- District 3 (West Boca & West Central) – management changes with Vegetation & Recycling. If anyone has any complaints, they are working on it.
- Paint Your Heart Out – October 26<sup>th</sup> will be painting a house in Belvedere Homes. Gail Vorpagel will be the house captain. In the Lakewood area, a house is scheduled for painting. In Seminole Manor, a house is scheduled for painting. She solicited for volunteers. If you have any questions, you may contact her.

Dan Dumas inquired about a complaint made by him regarding an oil leak. Joanna Aiken stated that Mr. Dumas did not speak with her and she advised him that all complaints should go through the customer service (697-2700). Discussion incurred between Joanna Aiken and Dan Dumas regarding procedures and on going issues in San Castle.

**Note: Joanna Aiken corresponded later to Ms. Jeter the following: The SWA Customer Service Department logged the complaint from Dan Dumas in the San Castle Community on 10/8/02 IO #2003-1618. The information was sent and shared with BFI the servicer for District 5 for truck 646 leaking hydraulic oil over the roads in the area. The supervisor for BFI inspected the truck and followed it on the route and found no leaks. He has the service department inspect truck 646 also and found no leaks. This complaint is being closed out as the inspection has been completed.**

**Necessary Action:** Joanna Aiken requested assistance from CCRT group for support at the Paint Your Heart Out event on October 26<sup>th</sup>.

**H. Neighborhood Partnership Grant Program Update:**

**Chrystal Mathews' comments:**

- 1<sup>st</sup> Round of the NPG Program has ended. Received two (2) applications: Pahokee Housing Authority; and Juno Ridge Ribbon Cutting Ceremony is on October 19<sup>th</sup> at 11:00am.



- 2<sup>nd</sup> Round of the NPG Program has ended. Received six (6) applications: Pahokee Housing Authority (landscaping improvements); Dyson Circle Housing Authority (basketball court); Seminole Manor (front entrance beautification); Schall Circle Housing Authority (playground improvements); Tradewind Estates (sign improvements); and 715 Mobile Home Park in Belle Glade (playground, dumpster, fencing).

**Necessary Action:** None

#### **I. Other Items:**

Amy Petrick inquired if anyone would be interested in joining the Nuisance Abatement Board to contact her. There are no specific qualifications, other than to be a Palm Beach County resident.

Linda Jeter stated that at the last CCRT meeting, Ruth Mogueillansky briefly talked about forming the Selection Committee that Chauncey Taylor recommended to have in place in order to facilitate projects. So far Kathy King, and Ruth Mogueillansky are on the committee. Ms. Jeter asked if there were other volunteers. Beth McCall and Peter Banting volunteered to be on the committee.

**Necessary Action:** Amy Petrick asked for volunteers to join the Nuisance Abatement Board.

#### **IV. NEW BUSINESS:**

Linda Jeter stated in order to minimize the cost from being on one individual, she feels that maybe two (2) people needs to bring refreshments each month.

#### **V. QUESTIONS/COMMENTS:**

- The next CCRT meeting will be held on **November 4th**.
- Stephen McGrew will bring refreshments for the next meeting.

**VI. ADJOURNMENT:** The meeting adjourned at 11:05.

Minutes prepared by

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Joyce Harrell, CCRT Secretary