

MIMS-SCOTTSMOOR COMMUNITY CENTER REFERENDUM COMMITTEE

Appointed by the North Brevard Commission on Parks and Recreation (NBCPR)

Meeting of April 17, 2006, 6:00 p.m., at the Mims-Scotts Moor Library

Committee Members Present

Lorene Shafer, Chairman

Lee Bird

Douglas Chamberlain

Nicholas Rinaldi

Thelma Roper

Marieanne Syverson

Committee Members Absent—Robert Robbins

NBCPR Liaison

Gigi Henkel

Staff Present

Terry A. Lane, North Area Parks Operations Manager

Chuck Mays, Construction Coordinator

Judy Inman, Administrative Secretary

I. CALL TO ORDER

Chairman Shafer called the meeting to order at 6 p.m.

II. ROLL CALL

Judy Inman reported that as of about 4:30 p.m. Robert Robbins was planning on attending.

III. APPROVAL OF MINUTES

The minutes of March 20, 2006, were approved at the motion by Nicolas Rinaldi, seconded by Douglas Chamberlain.

AYE: Bird, Chamberlain, Rinaldi, Roper, Shafer, Syverson

NAY: None **Carried 6-0**

IV. STAFF REPORTS

A. North Area Referendum Projects Budget Summary—

Terry Lane reported the \$3000 for the appraisals has been placed back into the Mims-Scotts Moor Community Center budget. The primary reason is the Referendum was voted in November 2000 and the appraisals were done prior to that.

B. Scotts Moor Volunteer Fire Station #20

Mr. Lane reviewed a letter of March 2, 2006, from the Scotts Moor Community Association, expressing interest in using of Fire Station #20 on Magoon Avenue when the new fire station on U.S. 1 is complete, possibly in September.

Chuck Mays described the building as a one-story, concrete block structure, a/c area is approximately 1,334 square feet with an attached two-vehicle garage. Windows are old awning type. The front door is 36" wide and there is a low-slope concrete ramp, and therefore ADA accessible. There is roof damage on the garage area. There is a 14'x18' kitchen, 12'x10' office, and a 22'x26' open meeting area. There are two restrooms that need to be renovated to be ADA accessible. Mr. Mays then described areas that need repair, such as missing shingles, restrooms, water mark on floor could be plumbing leak, needs new drywall, needs painting and new carpet. Estimated repairs as \$9,000 for roof, \$10,000 for impact-resistant windows, \$2,000 for carpeting, \$10,000 to renovate restrooms, \$5,000 for

interior painting and replacing lighting, which totals \$36,000. Mr. Lane noted it is an estimate.

Gigi Henkel inquired since this was hurricane damage, if insurance or other funds were available for repair. Mr. Lane reported he heard talk about a FEMA project worksheet, but as far as he knows, there is no project worksheet for the hurricane damage, but he doesn't know about insurance or deductibles.

Lee Bird questioned why this was being discussed and asked if the building now belongs to Parks and Recreation. Mr. Lane stated the building still belongs to Fire Rescue, but they have expressed an interest in turning it over to another County department when the Fire Station on U.S. 1 is completed. Mr. Bird asked if the building is still being used. Chuck Mays responded that equipment is still in the building and radio and office equipment was turned on. Mr. Bird asked if the repairs could be made by Fire Rescue. Mr. Lane stated that once it is turned over, Parks & Recreation will make a request to Fire Rescue for repairs, but he doesn't expect it to happen.

In response to an inquiry from Thelma Roper, Mr. Lane stated the letter said not to jeopardize the Mims-Scotts Moor Community Center. Thelma Roper wants to be sure repairs don't come out of the Community Center budget.

Public Comment:

§ Walter Pine reported there was a meeting two weeks ago at Commissioner Scarborough's office where the Scotts Moor issue was discussed. Mr. Pine believes it is outside the scope of the issues of this Committee. The FEMA application status and if there is insurance is something that should be known. He realizes it should be Chief Farmer's responsibility, but Parks and Recreation needs to start investigating. Mr. Pine stated volunteers are available which will be set up through Truman Scarborough's office. Mr. Pine noted the volunteer fire station building could not meet the needs of the Community Center. Chairman Shafer inquired if a temporary lease would be possible.

Mr. Lane noted this was presented under Staff Reports as information only. Lee Bird stated it is of utmost importance it doesn't replace the Mims-Scottsmoor Community Center.

V. OLD BUSINESS

A. Potential Properties—Mr. Lane reported he emailed Jim Park, Engineer with Condev, and made phone calls to Chris Gardner, to discuss potential sites. Terry Stoms, Department Park Planner, is waiting to meet with Jim or Chris. Mr. Lane will continue to try to contact them.

Mr. Bird asked if they are not responding. Mr. Lane stated they did not respond. He thinks there is an honest desire to work together, but there just hasn't been time. Chairman Shafer asked that Mr. Lane stay on top of that and report back at the next meeting.

Public Comment:

§ Walter Pine obtained access to a copy of a plan done by Condev, that shows the community center on the north side of the park. It also shows Condev developing property on the south edge of Parrish Park-Scottsmoor, to the back edge of the park and a road going to the north on the west side. The committee was told these are wetlands, and if Condev can develop it, the County can. Mr. Lane had a copy of the drawing which was passed around and will be mailed to the committee.

Marieanne Syverson noted there was talk of filling the pond on the SE part of Parrish Park— Scottsmoor to accommodate the Community Center. Mr. Bird stated that when staff gets with Condev, be aware if they can develop it, the County can.

B. 18,000 Square Foot Community Center—Mr. Lane reported that per Rood & Zwick, normal occupancy is 919, but the question from Robert Robbins at the last meeting was occupancy during a hurricane. Emergency Management does this on a case-by-case basis and can do so after the Viera or Sharpes Community Center is built. Mr. Bird asked if the number is well below or above that for shelters. Mr. Lane indicated it does come down, but he doesn't know how much.

Public Comment:

§ Walter Pine noted there is no other hurricane shelter in the North area so this will have to double as such. He stated there are additional monies available. He has concerns with the plans because there is no placement for a generator, no black water storage, no special needs area, no animal friendly area with an isolated a/c, inadequate food prep and storage area, inadequate emergency vehicle access. The County has agreed this would not serve the needs of the Scottsmoor community area; a new plan is needed. As to doubling as hurricane shelter and possibly some library facilities, when readjusting for emergencies, there is inadequate

storage space for equipment. He thinks it would be appropriate for the County to look for a universal plan, several of which are used throughout the state. The Navy has storm shelters they use for NCO clubs, but are set up for emergencies and natural disasters. Mr. Pine suggested the Committee begin to list the characteristics desired to be in the center.

Mr. Lane reported this facility was designed as a before/during/after hurricane shelter. There is a built in generator system. Mr. Pine asked if it is inadequate to run the a/c and all the building. Mr. Lane responded that was taken into consideration when Rood & Zwick designed it to be a standalone facility.

Chairman Shafer inquired how large a hurricane shelter would be needed for Scottsmoor. Mr. Bird noted it is for North Brevard including Mims. Douglas Chamberlain stated Mims Elementary is the primary hurricane shelter for the area. Chairman Shafer stated the Committee was formed to look at a community center per se, not necessarily a hurricane shelter, and suggested going back to the original charge.

VI. NEW BUSINESS—None.

VII. PUBLIC INPUT—None.

VIII. NEXT MEETING DATE

Gigi Henkel suggested the next meeting be contingent on something to discuss from Condev. Mr. Lane will contact the chair and notify the Committee of the next meeting date on a third Monday at 6 p.m. The Committee will meet only if there is information to share.

X. ADJOURN

The meeting adjourned at 6:36 p.m. at the motion by Lee Bird.

Respectfully submitted,

Lorene Shafer, Chairman

jbi