

NORTH BREVARD SENIOR CENTER REFERENDUM COMMITTEE

Minutes of the North Brevard Senior Center Referendum Committee, appointed by the North Brevard Commission on Parks and Recreation, an advisory board, held Wednesday, October 23, 2002, at 2:00 p.m., at the North Brevard Senior Center.

Members Present

Joseph Mangino, Chairman

Ann Hodge

Rachel Kusterer

Wayne McCall

Eric Rhys

Harry Ross

Members Absent

Gene Burden, Vice Chairman

Scott Johnson, Ex-Officio (NBCPR)

A&E Present

Joe Morgan, KZF, Inc.

County Staff Present

Cheryl Page, North Area Parks Operations Manager

Chuck Mays, Construction Coordinator

Jill Hill, Recreation Leader

I. CALL TO ORDER

Joseph Mangino called the meeting to order at approximately 2:00 p.m.

II. APPROVAL OF MINUTES

Motion by Gene Burden, seconded by Wayne McCall, to approve the minutes of February 8, 2002.

AYE: Hodge, Kusterer, Mangino, McCall, Rhys, Ross

NAY: None

Carried: 6-0

III. STAFF REPORTS

Cheryl Page stated that Gene Burden called her and asked how the Sharu property would be added to the Senior Center Agreement with Facilities Management. Ms. Page stated that the property would be added to the Agreement as an amendment when the project is completed.

IV. OLD BUSINESS

Chuck Mays stated that Mr. Morgan has the conceptual plans based on the last meeting and some cost estimates. Joe Mangino stated that the Committee would absolutely want to utilize the wasted space that is between the buildings. Mr. Mangino stated that there is a sewer line that may be 25 feet from that area that can be tapped into. He stated the Committee would like to use the space for the restrooms rather than change the appearance of the front entrance. Mr. Mangino further stated that he understood making the roof lines match would be a tough job and that it might be worth while because there is a utility there.

Joe Morgan stated he did not recommend this because he worked a similar project about 12 years ago and they are now having problems with the roof. Joe Mangino stated that the opinion in the

center is they would like that space utilized and they do not want the restrooms in the front of the building. Mr. Mangino further stated that unless there is a code problem or horrendous expense to adding the restrooms in the area between the two buildings, they would like to have the restrooms looked into. He stated that the space had been measured and it is comparable to the space in the front.

Joe Morgan stated they could do what the Committee wanted but today's meeting would be pointless because he was not prepared to discuss these changes. Joe Mangino stated he would like to hear what Mr. Morgan has done to this point.

Joe Morgan stated that the City of Titusville required that approximately 50 paved parking spaces would have to be added to follow code with the addition to the building. Mr. Morgan stated the easiest way to add the spaces is to add them along the entrance where people are parking today. Joe Mangino stated the center would need more than 50 parking spaces. Mr. Mangino stated that the Committee wanted to take an acre of the property for a parking area. Chuck Mays stated with the renovations that the Committee suggested at the last meeting, the project is already \$100,000.00 plus over budget. Mr. Mays further stated adding anything more to what the Committee had already suggested would put the project even further over budget. Joe Mangino stated that if they are going to pay for parking, there is nothing wrong with where people are parking now. Mr. Mangino suggested moving the paved area to another location and letting people continue to park on the grass which would give them additional spots. Joe Morgan stated the center could pick up additional spots with the new 50 spots in question and it would be less costly with construction costs. Mr. Mangino stated additional parking would not be gained because the area is currently being used for parking. Mr. Morgan stated there would be many more construction costs involved in moving the parking area. Discussion ensued regarding the parking area.

Joe Morgan stated there is approximately \$400,000.00 to spend. Mr. Morgan distributed the concept estimate to the Committee and reviewed it with the members. He then made the following suggestions to reduce costs.

1. Eliminate the new storage expansion.
2. Convince the City of Titusville to use granular paving.

These suggestions would reduce the costs of the project. Mr. Morgan stated that the door for the ladies room would be moved and it would be off of the main pathway from the entrance.

Joe Mangino inquired if the Committee agreed with removing the offices. Wayne McCall stated that he believed the offices were needed but if there was something of a higher priority the offices could be cut. Harry Ross stated that if Doug's office would remain he did not see a need for office space. Joe Mangino stated that if three offices were removed there would be two dressing rooms and an office remaining. Discussion ensued regarding how access would be gained to the dressing areas without the new office spaces.

Joe Mangino stated the Committee needs to determine what they can get, what they can afford, and what they really want. Joe Morgan stated that if the Committee wanted to do the parking area in the outer lot, that would be all they could afford due to all construction costs with a minimal amount of money left over.

During discussion it was noted that some members of the Committee had previously discussed the moving of a door outside of the regularly scheduled meeting. Cheryl Page stressed to the Committee that they need to be careful about getting together outside of Committee meetings because of the Sunshine Law. She further stated they could individually talk with other people but they should not discuss these issues as a group or with another member of the Committee.

Motion by Wayne McCall, seconded by Harry Ross to:

- 1. Look into moving the ladies restroom to the open corridor.**
- 2. Investigate parking area as required by the City of Titusville with approximately 50 spaces.**
- 3. Re-figure new construction that includes one office, two dressing rooms, storage area, and new stage design only.**

AYE: Hodge, Kusterer, Mangino, McCall, Rhys, Ross

NAY: None

Carried: 6-0

Joe Mangino inquired if another Referendum project came in under budget if it was possible the monies could be transferred to the Senior Center. Cheryl Page stated it was a possibility.

The next meeting date was not set.

V. NEW BUSINESS–None.

VI. PUBLIC INPUT–None.

VII. ADJOURN

The meeting adjourned at approximately 3:20 p.m.

Respectfully submitted,

Joseph Mangino
Chairman

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