

## SAND POINT PARK REFERENDUM COMMITTEE MINUTES

Minutes of the Sand Point Park Referendum Committee, appointed by the North Brevard Commission on Parks & Recreation, meeting held Wednesday, November 7, 2001, in the Brevard Room at the Brevard County Government Complex North in Titusville, Florida.

### Members Present

Francis Reilly, Chairman  
Jackie Gregory  
Charlie Mars  
Mary Ann Pace  
Judy Renaud  
Heie Simonsen  
Ken Thomas, Vice Chairman  
Ken Carlson (Ex-Officio NBCPR)

### Members Absent

Bob Giffen, Neta Harris—Excused, Carl Jones, Bill Pickens, Randy Woodruff (Ex-Officio City)

### A&E Present

Woody Rice, P.E., Honeycutt & Associates, Inc.

### County Staff Present

Charles S. Nelson, Parks & Recreation Director  
Chuck Mays, Construction Coordinator  
Cheryl K. Page, North Area Parks Operations Manager  
Judy Inman, Administrative Secretary

### City Staff Present

Wes Hoaglund, Redevelopment Specialist

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### I. CALL TO ORDER

Chairman Francis Reilly called the meeting to order at 6:05 p.m.

### II. APPROVAL OF MINUTES

**Ken Thomas made a motion, seconded by Charlie Mars, to approve the minutes of the October 4, 2001, meeting. A motion to amend the motion to delete the reference to Neta Harris leaving the meeting was made by Judy Renaud, seconded by Charlie Mars. Both the motion to amend and the motion as amended carried 7-0.**

**AYE: Gregory, Mars, Pace, Reilly, Renaud, Simonsen, Thomas**

**Nay: None**

**7-0**

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It was determined not to include in the minutes when committee members arrive or leave the meeting.

### III. PERSONAL APPEARANCE

Bill Singer from the Community Treatment Center Alco-Hall Inc. & H.O.W. House gave a history and overview of the organization which now is in compliance with State standards. He is also a licensed psychotherapist. On October 10, while in prayer regarding the September 11 incident, he was given a vision for the design for a memorial. Mr. Singer presented each committee member with a packet of information including a diagram of the design which is attached to the minutes.

A world globe is at the top of the memorial with an American flag flying above and behind the globe. Water flows out two sides of the globe into twin towers with one representing tears of pain and sorrow and the other representing tears of love and healing. Water flows out of the towers into graduated center bowls with smallest bowl on top. The bowls represent children, women, and men and those who are providing support to each. The base is a pool of life and recovery with "Peace be with you" on the base. H.O.W. House will build a smaller model in front of their house. Mr. Singer stated this is about recovery in our nation. He will present the memorial to schools and others. Mr. Singer stated a variety of

materials could be used and it would be a reasonable price.

When Ken Thomas inquired what is a reasonable price, Mr. Singer stated that is in the eye of the beholder. A man who is a manufacturer of stone estimated a 6' model would cost \$15,000. This was 13.5' tall and certainly would not cost \$50,000 or \$100,000. Mr. Singer related it can be as elaborate as is desired.

Chairman Reilly inquired if Mr. Singer is locked into special words. Mr. Singer indicated an open book with some type of tribute is on the left side, and right side what it represents. He stated this vision as given is for the community.

Chairman Reilly asked Woody Rice if he could come up with a price? Mr. Rice indicated he could. Wes Hoaglund noted it would be hard to do without a lot of work. Mr. Rice stated it would be a rough estimate, and there is the need to come up with elements for the park.

Chairman Reilly asked if anyone has any objection to having this in the park. Mr. Thomas expressed it is a good idea, but he is not for spending funds needed for the park. He stated he thinks people would contribute to building it and not cost the project anything.

Judy Renaud suggested saving the idea and weighing it with other possibilities.

Chairman Reilly suggested leaving it on the agenda if no one has a heavy objection.

Wes Hoaglund noted there are only 25 acres and there are other strong themes there already. Chairman Reilly suggested putting it on the side and see what develops.

Wes Hoaglund pointed out the U.S. Space Walk of Fame has been adopted by Titusville City Council as the theme. He questioned, how does this speak to Titusville, Florida? Chairman Reilly stated it is not known where the September 11 events will go. Wes Hoaglund stated it would be more appropriate in New York. Ken Thomas remarked that it speaks for the whole nation and says something for the community. It was pointed out it is not a large memorial and could be off to the side. Jackie Gregory inquired, why Sand Point and not another park?

Chairman Reilly indicated he read there are almost 30 acres at Sand Point Park. Woody Rice reported it varies because of the City of Titusville right of way; 25-30 acres is approximately correct.

Mr. Mars stated he thinks he understands why Mr. Singer is looking at a park and commented the Government Center in Viera would be a possibility.

Heie Simonsen observed if it were incorporated into the Sand Point Park design, it would make a statement for our close community to the rest of the country. He did not think it would take a lot of room for the monument itself. He related in Jacksonville, on the SE side of river, there is a tremendous walking park for relaxation, not amusement. He suggested a monument like this would show that Titusville really cares. People can't always look at things as to what they are getting out of it. This would make a statement of what can people can give back. He encouraged this to be looked at from a positive angle. He stated Titusville cares and this significant point in the country's history should be remembered.

III. STAFF REPORTS—Cheryl Page stated she could give updates on projects, but due to time suggested postponing that to the next meeting. She noted all the project are at different stages.

#### IV. OLD BUSINESS

Woody Rice reviewed some of the points made at the first meeting and presented a summary of uses and

issues discussed at last meeting. Mr. Rice distributed a sheet to list elements to be discussed as desired, with headings of must have, to be removed, note location of elements.

Mr. Rice displayed a board with existing conditions. He reviewed the elements starting at point and circling around clockwise, noting:

- Nice shoreline which needs to be improved.
- Existing small pavilion and water fountain on point.
- Rest rooms.
- Two additional pavilions
- Parking area.
- Need to address surrounding areas such as Westland Marina with older boats in disrepair
- Drainage, major canal in central area and south area which can be handled in different manners.
- Electrical and water available almost entirely throughout park.
- Access along river, 18" between edge of pavilion and bulkhead. Pavilion, auxiliary ramp and building and another ramp.
- Storage capabilities (auxiliary and pavilion).
- 3' drop at exit.
- Photos from bridge.
- Storm water ponds.
- Waterfront has wooden bulkhead at south, then concrete, then concrete rubble.
- Ball fields will not stay in the park.
- Rest room and concession.
- Astronaut Memorial.
- New storm water facility.
- Line of about three pavilions near playground.
- Ditch separating US 1 and Entrance.
- Marina/Sand Point gap with newly constructed sidewalk.
- Marina exit which ramps up considerably.
- US 1 Marina Hill over train bridge.
- Westland Marina fence with boats and dry storage.
- Skate park.
- Exercise trail with 22 stations.
- Shuffle board courts.

The group took a break to view the board and complete page of element priorities.

Woody Rice reported he took comments from the last meeting and put them into a plan to start with, noting elements can be moved or discarded. He then displayed a second board. He reviewed opportunities as following starting at the point in the NE corner:

- Marina Basin good for day mooring for access to park.
- Tower to look over Marina.
- Fishing.
- A major element could be a fountain playground where the water dances and is lighted at night.
- Shoreline stabilization with boardwalk by water.
- Refurbish rest rooms which are in a good location.
- Parking with cul de sac because there are no elements there.
- U.S. Walk of Fame an important opportunity.
- Open space.
- 12 foot sidewalk with pavers.
- River walk with pavers.
- Lighted fountain in storm water pond.
- Open air events in triangle where there are few trees and where ball fields are now located.

- Pavilion in good shape, may not be in the best location, but thinks it should be used.
- Boardwalk around pavilion.
- Educational signage.
- Improve Coast Guard Auxiliary and Titusville Yacht Club and give it an architectural style to match park.

Chairman Reilly asked about keeping the inside of building. Heie Simonsen reported the Titusville Yacht Club put between \$25,000 and \$30,000 into the building. It was noted improvement on the building is definitely something which should be considered.

The list continued:

- Parking off the river, however limited parking is necessary around strategic elements.
- Benches and trash containers.
- Catwalk under new high rise bridge with tie to U.S. Space Walk of Fame.
- Can provide thoroughfare to get to the pier and opportunity for additional parking on both sides of the road and pedestrian & bike paths.
- Ditch can be piped or be a storm water pond—a combination of some ditch, pond, and pipe was suggested. Access is needed so area is not cut off.

Mr. Mars inquired about drainage. Mr. Rice stated a network of drainage to channel to storm water ponds, some by natural grade and piping at low spots, will be considered after element locations are determined.

Mr. Rice continued the list with:

- Information kiosk.
- Thoroughfare with park setting.
- Band shell/amphitheater, 30'x50' stage, tiered with landscaping and lighting. It could be flat like Taylor Park, but slope gives it a style.

Ken Thomas noted Taylor Park is flat due to drainage and grant. Chairman Reilly reported the band and drama club showed great interest. Heie Simonsen commented there is a great one in Long Island and the slope keeps audience focused.

Mr. Rice continued the list with:

- Band shell/amphitheater to be handicap accessible where they can see and others' vision not be blocked.
- Bike racks strategically placed.
- Walkway treatment.
- Street lighting and landscape buffer.
- Main entrance.
- Expand current playground, maybe one for toddlers, one for ages 6-12 placed next to amphitheater.

Wes Hoaglund commented he is not sure the playground functions with amphitheater. Mr. Rice noted there is a tree canopy there. It was noted Clearwater put a pavilion over the playground.

Mr. Rice continued the list with:

- Challenger memorial.
- Close ditch.
- Benches, quiet, respectful.
- 6' walkway with pavers.
- Connectivity to Marina, to Indian River Avenue and branch out to Titusville Commons or one block south by Burger King to keep pedestrian traffic off US 1.

- Opportunity for parking across US 1, but getting people across US 1 a problem.

Discussion ensued regarding crossing U.S. 1. When asked if it would be possible to get under US 1, Mr. Rice responded affirmatively, but noted no one will use it. As to a crosswalk, Mr. Rice suggested that might not be a wise use of funds at this point. Jackie Gregory noted additional parking is needed only for a few functions. It was suggested there is a decent area for parking near Westland Marine. Mr. Mars observed that is where the Indian River Festival activities are located. Mr. Rice stated that is because they can't use the ball fields. He suggested channeling those activities to where they need to be and leave some of the parking.

Mr. Rice reported he observed the park for four or five days. The majority of the use was for walking, playground, running, and few use the exercise stations. Mr. Rice commented he runs in the park everyday. Wes Hoaglund inquired about gating the park and controlling access to charge for concerts. Mr. Rice suggested having 5-6 points at the amphitheater. Wes Hoaglund observed the Orlando Symphony uses gates at Eola. Mr. Rice stated temporary gates could be provided in the pavers.

Mr. Simonsen inquired if storm water discharge is controlled. Mr. Rice responded it is and there is probably a lot more provision for storm water than is needed. However, if some is needed for the bridge it will be available. A gazebo could be out over the water and model boats run under bridge.

Mary Ann Pace inquired, what percentage of funding will go into the park? Mr. Rice noted the need to identify other funding sources after elements are determined. The band shell could begin as a platform only and be covered in a later stage.

Ms. Pace stated there must be good drainage. Mr. Rice agreed it is definitely an issue. In response to an inquiry of the depth of ponds by Mr. Simonsen, Mr. Rice discussed code requirements for ponds.

Mr. Simonsen commented about day docking and problems of turning in channel. If it were part of the discharge system, there could be some amenities for day boaters. Chairman Reilly inquired if Mr. Rice is considering the high rise bridge. Mr. Rice reported it is going on the south side. Chairman Rice suggested using spoils to form an island with bridge for walk to connect to U.S. Walk of Fame.

Chairman Reilly suggested wings on the amphitheater for rest rooms and dressing rooms. Mr. Simonsen suggested the back part of stage for dressing rooms and access to stage. Mr. Rice indicated the storm water pond can be a different shape. Mr. Simonsen indicated another thing to consider in setting up the stage is that the NE winds chill the area quickly, and suggested perhaps rotating the stage. Mr. Rice stated he considered that but he doesn't want to isolate it from park.

The suggestion was made that the stage be put where the orange circles are located which Mr. Rice indicated are opportunities for the U.S. Walk of Fame.

Mr. Rice requested the committee list the elements they desire in the park.

Mr. Mars inquired of the purpose for changing the entrance. Mr. Rice reported the access is terrible with a steep incline at U.S. 1. Mark Leslie agreed access is difficult. Mr. Nelson noted there is a lot of traffic there and suggested splitting it so there is restricted access. Traffic to the Marina and VectorWorks was noted. Mr. Rice indicated he was concerned about stacking but can change it. Mr. Mars asked about making it a two-lane entrance, as it looks like bottleneck. Mr. Reilly reminded consideration must be given for 18 wheelers going to VectorWorks and the Marina. Wes Hoaglund stated maybe it needs to be a standard four-way intersection.

Chairman Reilly reported there is an offshore wooden dock at Taylor Park. Mr. Rice stated there were

two pictures of that. Messrs. Reilly and Simonsen suggested it be closer to the shoreline. Wes Hoaglund noted the need to replace wooden docks every 15 years.

Jackie Gregory stated she loves the idea of 12' walkways which allow walking and biking and asked if it would be smooth enough for skating. Mr. Rice stated pavers are not conducive to skating, and also not for skateboarding. Chairman Reilly stated he sees it as an adult park, with toddler playground, and senior activities, and then asked Mr. Nelson if he sees skating and skateboards. Mr. Nelson stated it is a choice; some uses are very active and others very passive. Mr. Nelson stated he has found it is better to replace rest rooms due to ADA requirements. Mr. Rice noted from a design perspective, the utilities are there. Mr. Nelson agreed the same location could be used.

Ken Thomas noted only \$1 million to work with is not much considering Taylor Park cost \$2-3 million. He noted the need for infrastructure and retention, and suggested also doing outside areas of walkways, then getting grants. Mr. Rice stated the project could be phased. He noted it is important to look at where the committee wants to go, looking beyond present funding, then pulling it back to make the park functional today.

Charlie Mars stated he would like to have a Shuttle monument as a continuation of the river walk.

Mr. Rice asked the committee if they would like to list items on a board or sheets or use dots on desired use elements.

Chairman Reilly stated he envisions the Valicenti Pavilion with restaurant or at least restaurant facilities for special events. He noted at Taylor Park, around the amphitheater, every 20-30' backed up to a section which lends itself to vendors for special events. Mr. Rice stated it is 12' and there could be a 10'-12' buffer to use for booths. He suggested maybe needing 15 or 20'. When elements are defined, Mr. Rice will define utilities needed.

Chairman Reilly stated he liked Mr. Hoaglund's comment about closeness of playground to amphitheater. Mr. Nelson stated it is just as close at Taylor Park. Chairman Reilly inquired if a lifeguard would be needed at the water fountain area. Mr. Nelson indicated not really. Mr. Rice noted the City of Cocoa built and designed Taylor Park and now they want to turn in over to the County.

Mr. Nelson suggested the committee may want a rougher surface around amphitheater, but could have a smooth loop for skaters, etc. The proposed connecting parks with walkways, would run through this park. Ken Thomas asked if algae buildup on pavers would be a problem and suggested the park needs to be more maintenance free. Mr. Nelson stated the area with pavers at Taylor Park is over irrigated. Mr. Rice suggested not using pavers everywhere. Mr. Nelson noted the same algae would occur on sidewalks.

Mr. Mars asked if the committee should take into consideration there are plans for using the old railroad for bike paths. Mr. Rice stated this could be a trail head. Mr. Mars noted dedicated skaters and bikers would prefer the bike path. Discussion ensued on trail from Maytown to Mims and on to Titusville. Wes Hoaglund indicated he saw a map from Barbara Meyers showing it as west of US 1. Mr. Nelson reported there is a spur line and a grant application just went up last week. Mr. Mars noted if the railroad is granted in one fell swoop, it might drive the use at Sand Point to more walking. Mr. Nelson noted paver blocks are more expensive than cement. Chairman Reilly reported the Central and North Area Parks Operations managers suggested stamping. Mr. Nelson indicated the installation of stamping is a problem.

Someone in the audience asked if the Rails to Trails users will want to go to Sand Point. Another in the audience suggested the amphitheater and pavilion are important as revenue sources. Mr. Rice indicated revenue would barely fund maintenance. Drainage was discussed. Mr. Nelson reported the project will get some money for drainage from the bridge project. Mr. Rice stated he expects there are other funding

sources which will be coming before the public. Mr. Nelson noted, as to revenue, there will be some revenue, but it is anticipated \$100,000 will be required annually just to maintain Taylor Park. Unless the amphitheater is turned over to a management company for major theatrical performances, it wouldn't be a major revenue source. Some in the audience stated more culture is wanted in Titusville.

Chairman Reilly noted a bridge would keep sailboats out of the channel. Now that it is dredged, it is used a lot.

The committee ranked the elements with colored dots with the following results:

- \*Amphitheater—Two 1st, Three 2nd, One 3rd
- \*Docks—Three 2nd, Two 3rd
- \*US Space Walk of Fame—Four 1st, One 3rd
- \*Stormwater Fountain—One 1st, One 3rd
- Open Space—One 3rd
- Playground fountain—One 2nd, One 3rd

Jackie Gregory stated the reason she place a red dot in water with fountain is because that is something that can be done now or soon and show something is happening.

Heie Simonsen stated he thinks the committee ought to look at preparing the site more than anything else, considering funding at present time. Infrastructure must be in place including drainage, walks, and parking. Mr. Rice stated the committee must define elements for design purposes. Mr. Mars stated he thought the seed money will do infrastructure. Wes Hoaglund stated he thinks Mr. Rice has done a good job. Mr. Mars inquired why the drainage can't be dumped straight into the river. Mr. Rice stated perhaps he could reduce some of the water area to which Mr. Mars inquired how much can it be reduced. Mr. Rice indicated it depends on impervious surfaces. Discussion relating to runoff from bridge and environmental issues ensued. Mr. Rice stated for the State to allow water from bridge to river, storage must be provided elsewhere. Mr. Thomas noted the bridge project will pay for it. Mr. Mars inquired if they pay proportionately. Mr. Nelson stated they pay fair market value. Mr. Rice mentioned to bring up whole area, there will be water to treat from grass surfaces. Mr. Mars requested Mr. Rice tell the committee what the minimum would be using a dotted line for park elements, which Mr. Rice agreed he could do.

Mr. Mars suggested it seems there would be an advantage to having the pavilion and support building closer together for staging. If amphitheater were strategically closer, then facilities could be closer together.

The committee members were asked where they thought the amphitheater should be with comments as follows:

- Ken Thomas liked where it is but is not sure of angle. If it were further off the river it would be better for breezes.
- Mary Ann Pace liked location and direction, wind is to back, and drainage comes down and creates a buffer.
- Heie Simonsen likes the way it is situated but would like it closer to pavilion.
- Chairman Reilly would like to see it turned and closer to pavilion so public can see band and river at the same time. He noted the need to block wind.
- Charlie Mars liked it the way Chairman Reilly suggested. (See further comments below.)

Mr. Nelson noted if it were butted to the pavilion, it would become one dimensional and would make it impossible to run two functions at the same time. Mr. Rice stated he was looking at an area for festivities where cloggers could be at the pavilion and a musical function at the amphitheater. Mr. Mars inquired if

music would be a problem? It was noted that at 400' acoustics wouldn't be a problem.

Comments continued on location of amphitheater:

- Mr. Mars stated that based on more data, he likes it where it is but turned. It was noted it would then get into trees.
- Ken Thomas stated he thinks the acoustics would be better with back to highway.
- Jackie Gregory thought the location proposed by Mr. Rice is best which makes a nice big diamond with open space in middle. She agreed it would be nice to look at water over the river, but a large retention pond will be seen from the seating area.
- Chairman Reilly changed his vote to having it where it is now on drawing, with a codicil for a windbreak. Mr. Rice noted trees could be used.

Heie Simonsen inquired if there is enough depth for the support building.

Wes Hoaglund inquired about rotating it for viewing Shuttle launches. Several noted the bridge would block the view. Mr. Thomas suggested people could just sit the other direction.

Chairman Reilly suggested putting the rest rooms and dressing rooms on the ends to allow a view through. He noted the more open, the less expensive, but it needs to be acoustically correct. Chairman Reilly commented that all seem to want the amphitheater, and hopes it can be done soon.

Cheryl Page inquired about trails. Mr. Rice indicated that once the elements are defined, he will look at connectivity, stating it's a given there will be a trail. The committee members were encouraged to speak up if they don't want a linkage.

Mr. Rice reviewed the elements which will remain as on the drawing, moving amphitheater slightly, and moving the playground out. Most committee members suggested a tot playground be placed on the point.

Chairman Reilly cautioned about watching for the sun setting behind the amphitheater. Mr. Rice indicated he has taken that into consideration.

Mr. Mars inquired if there is a way to change the Valicenti Pavilion to be the amphitheater. Jackie Gregory inquired about other picnic pavilions. Mr. Rice indicated benches, small pavilions, and park lighting can be looked at after major elements are defined and located.

Mr. Simonsen commented as to Mr. Mars's idea, the amphitheater is for performances, but the pavilion is used for parties and couldn't be done on a stage.

Chairman Reilly suggested maybe in the future providing windscreens for the pavilion. Mr. Nelson noted that over \$100,000 has been spent on the pavilion in the past five years for roofing and decking. He liked the idea of windscreens.

Wes Hoaglund inquired if any other parks are considering a stage and if so could one on a trailer be purchased with shared cost. Mr. Nelson reported that has been considered in Parks and Recreation. Mr. Hoaglund reported such stages are fold out self-leveling and could be shared in the County and rented to others. He also noted the amphitheater is a big ticket item.

Chairman Reilly reported there are grants from FIND for docks. He also noted the restaurant he mentioned is actually a kitchen like at Fox Lake Park to be used for private parties.

Ken Carlson stated he is very impressed with Woody Rice who he considers an expert.

Alex Chamberlain indicated he likes the plan which he thinks is good. He asked about the parking being left as is. Mr. Rice noted on the drawing the locations of parking and support for major elements.

Mr. Thomas noted that when the entrance roads are built, curbing can discourage parking on grass. Chairman Reilly asked if there is any way to put a road closer to Valicenti Pavilion for the handicapped. Mr. Nelson noted that would introduce traffic into an area where it isn't desired.

Dr. Jane Miley stated she wants to continue to walk her dog on a leash in the park. She is new to the community and lives on a boat. She noted the void of representation of children on the committee. She reported her observations of users of the park as follows: Children use the playground. Elderly come and sit in their cars on the point and look at the river. People eat lunch on the point.

Mr. Rice commented by controlling traffic, it opens up area and places parking in an area designed for such.

Chairman Reilly noted transient boaters do have dogs on board and with courtesy docks, dogs should be allowed in the park. He also spoke in defense of his ideas regarding children, stating most other parks in Referendum are for children.

Mark Leslie inquired regarding the courtesy docks, will there be some sort of closure of the park at night, what about controlling overnight, and noted there are large boats moored there now. Mr. Rice indicated the courtesy docks are short to eliminate large boats. Mr. Leslie agreed.

Chairman Reilly suggested Mr. Leslie meet with Mr. Rice regarding the design of the courtesy docks. The question was asked: What about posts for mooring larger boats; would city be able to charge? Mr. Nelson indicated that would change use of area, even from a permitting issue. Wes Hoaglund noted it is already permitted. Mr. Nelson indicated the real question is: Do you want to change the use? He noted he has a problem with transient docks as part of the Referendum project. Mr. Rice noted a 200' ship would change uses on the point.

Heie Simonsen inquired if Mr. Rice knows where the bridge heads for the high rise bridge will be located. Wes Hoaglund stated that process is just started.

Mr. Simonsen suggested thinking about continuing the Walk of Fame and leave that part on the burner to see if it can get under the bridge. Mr. Rice reported there have been two concepts, but both come over the river on south side. Mr. Simonsen asked about the walkway. Mr. Rice stated the walkway may need to be moved slightly.

Mr. Nelson noted Parks Maintenance can be moved out of the Upland Building. Chairman Reilly reported the Yacht Club has a plan to put a pavilion on the second level.

IV. NEW BUSINESS--None

V. PUBLIC INPUT--None

It was agreed the next meeting will be Wednesday, December 5, at 6 p.m., in the Brevard Room.

The meeting adjourned at 9 p.m. at the motion by Charlie Mars, seconded by Heie Simonsen.

Respectfully submitted,

Francis Reilly, Chairman

jbi

Call 321-264-5105 for attachments