

GREATER BOCA RATON BEACH & PARK DISTRICT
MINUTES OF A REGULAR MEETING OF THE BOARD OF COMMISSIONERS
SUGAR SAND PARK - 300 SOUTH MILITARY TRAIL, BOCA RATON
January 9, 2017

The MEETING was called to order by CHAIRMAN Robert K. Rollins, Jr. at approximately 5:15 p.m.

COMMISSIONERS PRESENT: Craig F. Ehrnst
Steven M. Engel
Robert K. Rollins, Jr.
Susan Vogelgesang
Erin A. Wright

CHANGES TO AGENDA: None

PUBLIC REQUESTS:

Dr. Jody Forstot

711 Parkside Circle N., Boca Raton

Dr. Forstot, Director of Boca Hoops Youth Basketball, advised that the "Hoops" will be celebrating its 29th Anniversary this year. He gave an update on the programs offered and its participants, and thanked the Board for its assistance over the years. Commenting that a second field is needed, he hopes to celebrate the 30th Anniversary in the new facility.

Mr. Robert DuKate

5351 NW 3rd Terrace, Boca Raton

Referencing the Ocean Breeze property, Mr. DuKate, inquired if the Board responded to the questions posed by Deputy City Manager George Brown in his correspondence dated December 1, 2016.

Chairman Rollins stated that a response to the City has not been issued. The District is currently in the process of gathering financial and other pertinent information.

Mr. Raul Travieso

1037 W. Royal Palm Road, Boca Raton

Mr. Travieso, a Pickleball advocate, requested that the Board consider tinting the windows on the south side of the field house to reduce the glare.

APPROVAL OF MINUTES OF PREVIOUS BOARD MEETINGS:

MOTION was made by Commissioner Vogelgesang and seconded by Commissioner Engel to approve the minutes of the regular meeting of December 19, 2016.

MOTION APPROVED 3-0

Commissioners Ehrnst and Wright abstained from voting as they were not Commissioners on that date.

REGULAR BUSINESS:

1. Approval of Beach Renourishment Agreement

Mr. Koski presented the City's revised Beach Renourishment Interlocal Agreement wherein the District agrees to 1) contribute 50% of the local share of all beach renourishment projects [both public & private] in the City of Boca Raton; 2) When a renourishment project is completed, the District will remit its 50% contribution. In the event that a beach renourishment project is not completed within a single fiscal year, the District will remit its 50% contribution based on what the City has paid at the end of that fiscal year; 3) the District agrees to participate in the dredging of the Boca Raton Inlet on a monthly basis. He recommends approval.

MOTION was made by Commissioner Engel and seconded by Commissioner Vogelgesang to approve the Beach Interlocal Agreement as presented.

MOTION UNANIMOUSLY APPROVED

2. Discuss City RFP for Architectural & Professional Services for Various Maintenance Facility Projects

DeHoernle Park Maintenance Building CIP Request

Mr. Mickey Gomez, City of Boca Raton Recreation Services Director asked the Board for a commitment to fund 35% (\$100,000) of the design costs for a maintenance facility at Spanish River Park and \$330,000 for a maintenance facility at DeHoernle Park.

Mr. Dan Grippo, Municipal Services Director and Mr. Michael Dyko, Capital Improvement Project Manager explained the RFP process. To reduce costs, the RFP will include three projects under one consultant. The Board requested Mr. Grippo to provide a project timeline.

MOTION was made by Commissioner Vogelgesang and seconded by Commissioner Engel to approve the two maintenance facility projects to include Spanish River Park and DeHoernle Park.

MOTION UNANIMOUSLY APPROVED

3. Gumbo Limbo Pumps & Piping Project

Ms. Jennifer Bistyga, City of Boca Raton Coastal Project Manager advised that the temporary solution to the pumping/piping system was completed in March 2016. The long-term solution will cost \$2.5 million over a two year period. Currently working on the RFP process; consultant on board late summer/early fall; six to nine months of engineering design and permits; construction is anticipated to commence late summer 2018.

Commissioner Ehrnst asked Ms. Bistyga if the pumping system is just for the existing tanks, or if the system would have the capacity to accommodate a future expansion.

Ms. Bistyga responded that the pumping system envisioned will accomplish both concerns: 1) bring the existing tanks up to the appropriate gallons per minute to have adequate turnover, and 2) design development will allow for any future expansion.

4. Gumbo Limbo Boardwalk Phase II Update

Mr. Joseph Chaison of Applied Technology Management stated that Phase II will consist of connecting the western section of the boardwalk [the loop] to Phase I that has been completed, and bringing the south section into ADA compliance. By the end of 2017, the boardwalks should be completed. The observation tower will be redesigned; various ideas will be considered to make the structure ADA compliant. Mr. Chaison will submit a project timeline to the District.

5. Swim & Racquet Center Update

Mr. Doug Mummaw of Mummaw Associates, the architect of record, gave a brief update on the project: Architectural plans are completed for 1) the new community building and all of the new site renovations which include an expansion of the parking lot; and 2) the enhancements and expansion of the tennis facility and the creation of a new maintenance facility. By mid-February, drawings will be bid and permit ready. Phasing of the project is under discussion. Mr. Mummaw will submit a project timeline to the District.

Commissioner Ehrnst inquired as to how long the facilities will remain closed and how many patrons will be affected.

Mr. Mummaw responded that the Tennis Center will remain open during the duration of construction. He stated that the pool is intricately connected to the building, and that the first targeted task is to demolish the building and disconnect utility and equipment components. Trailers will be on-site to accommodate patrons.

Mr. Gomez offered that when the pool is closed, patrons can utilize Meadows Park Pool.

Mr. Koski advised that the entire parking facility will be replaced and expanded. Efforts are being undertaken to keep the parking area in operation for access by tennis patrons.

6. Sugar Sand Park Playground Renovation Update

Approval of NuJak Construction Change Orders for Sugar Sand Playground

Mr. Clifford Moore, Vice-President of NuJak Construction, stated that the project will be completed on March 17. He proceeded to explain that the most recent project delay was due to the replacement of rotted wood posts at the space station. It takes approximately six weeks to get the replacement material on site. A total of eleven posts will be replaced with plastic which is very strong, has extreme longevity and is safe for children. To mitigate as much of the cost that caused the impact, NuJak has tried to do things simultaneously with the sub-contractors within the schedule.

Commissioner Engel expressed the concerns of the Board and tried to convey to Mr. Moore the sense of urgency that the Board and the public has to get the playground open.

Commissioner Ehrnst asked Mr. Moore what lessons he has learned from working on the playground project that could be applied to the District or the City that would have moved the project forward or flagged it.

Mr. Moore stated that there is a major difference between renovating and building a brand new structure. Essentially, the project turned into a design build. It is an intricate project. He spoke

about the bi-weekly meetings held with the District to determine areas of misses, maybe from design or things that just came about. Solutions to problems were made on-site to move the project forward. The safety of the project is the primary concern.

Mr. Mike Fichera, engaged by the District for inspection and permitting services, stated that he inspected the project and finds the quality of workmanship to be extremely good.

Mr. Koski furnished six change orders proposed by NuJak Construction totaling \$282,125.90 and recommends approval.

MOTION was made by Commissioner Vogelgesang and seconded by Commissioner Engel to approve the six change orders submitted by NuJak Construction in the amount of \$282,125.90.

Discussion:

Commissioner Ehrnst inquired about the type of contract issued for the project.

Mr. Koski responded that it was a low-bid contract based upon a set of plans. He offered a comprehensive history of the project from its inception.

Commissioner Ehrnst reiterated the cost of the project: The initial contract cost was \$487,744; subsequent change orders to move the project forward totaled \$1,183,325; the current change order requested is \$282,125.90 for a total project cost of \$1,953,194.90.

MOTION PASSES 4-1

Commissioner Ehrnst votes No

7. Patch Reef Park – Artificial Turf

Mr. Jeff Crews of Stantec stated that his company is under contract for a set of plans for all three athletic fields. He described a variety of infill options and explained how the turf is connected. Decisions for consideration are: the lifespan of the product; replacement intervals; how much heat the project generates; and the cost. Estimated cost is \$3 million. Design and construction will take six months; a three month project is envisioned.

8. Second Field House Update

Mr. James Barretta of Barretta & Brewer Associates, the architect of record, advised that the schematic design of the second field house is complete and should be presented to the Board within the next two weeks. The design is a duplicate of the existing field house. The anticipated cost is \$7 million.

9. DeHoernle Park Phase II

Mr. Koski advised that the District is waiting to hear from the City on whether the Phase II project will move forward. He noted that the joint City/District meeting scheduled for January 30th has been cancelled by the City. The City will advise the District on a future meeting date.

10. Ocean Breeze Update

a) *Approval of Attorney Review of Eminent Domain of Ocean Breeze*

Referencing the December 1, 2016 correspondence from Deputy Manager Mr. George Brown inquiring if the District would consider/undertake eminent domain proceedings in order to acquire the Ocean Breeze Golf Course, Mr. Koski recommends approval of a fee engagement agreement with the law firm of Goren, Cherof, Doody & Ezrol P.A. The firm has an extensive background in golf course/eminent domain proceedings.

MOTION was made by Commissioner Vogelgesang and seconded by Commissioner Engel to approve the engagement agreement between the District and the law firm of Goren, Cherof, Doody & Ezrol P.A.

MOTION UNANIMOUSLY APPROVED

b) Approval of Appraisal Services for Ocean Breeze

Mr. Koski recommends approval of Callaway & Price, Inc., real estate appraisers and consultants, to provide a verbal range of values on the Ocean Breeze Golf Course.

MOTION was made by Commissioner Vogelgesang and seconded by Commissioner Engel to approve the engagement of Callaway & Price, Inc. to assess the value of the Ocean Breeze Golf Course.

MOTION UNANIMOUSLY APPROVED

11. District Project Priority Discussion – This item will be placed on the January 18th agenda.

12. Approval of Financial Institution Resolutions & Signature Cards
[Northern Trust; PNC; SunTrust; Wells Fargo; Florida State Board of Administration]

District financial depository information needs to be updated to include newly elected Commissioners Craig Ehrnst and Erin Wright.

MOTION was made by Commissioner Engel and seconded by Commissioner Vogelgesang to update District depository information at the aforementioned financial institutions.

MOTION UNANIMOUSLY APPROVED

13. Election of Board Officers for 2017

CHAIRMAN

Commissioner Engel nominated Commissioner Rollins for the position of Chairman.

By acclamation, Commissioner Rollins accepted the position of Chairman

VICE-CHAIRMAN

Commissioner Vogelgesang nominated Commissioner Engel for the position of Vice-Chairman.

By acclamation, Commissioner Engel accepted the position of Vice-Chairman

SECRETARY-TREASURER

Commissioner Engel nominated Commissioner Vogelgesang for the position of Secretary-Treasurer.

By acclamation, Commissioner Vogelgesang accepted the position of Secretary-Treasurer

APPROVAL OF INVOICES:

MOTION was made by Commissioner Rollins and seconded by Commissioner Vogelgesang to approve the invoices as presented totaling \$1,098,283.55.

MOTION UNANIMOUSLY APPROVED

REPORTS AND DISCUSSION ITEMS:

Executive Director: None

District Counsel: None

Commissioners

Commissioner Vogelgesang commented that Mr. Koski wrote a comprehensive article in Boca Watch explaining the relationship between the District and the City.

Commissioner Rollins welcomed newly elected Commissioners Craig Ehrnst and Erin Wright to the Board.

NOTE: A swearing-in ceremony was held prior to the start of the meeting at which time Commissioners Engel (re-elected) Ehrnst and Wright took the Oath of Office.

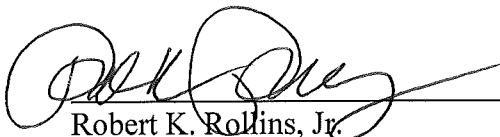
FUTURE AGENDA ITEM

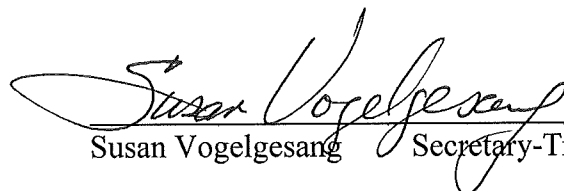
January 18 - District Project Priority Discussion

ADJOURNMENT:

MOTION was made by Commissioner Engel and seconded by Commissioner Vogelgesang to adjourn the meeting at 7:50 p.m.

MOTION UNANIMOUSLY APPROVED


Robert K. Rollins, Jr. Chairman


Susan Vogelgesang Secretary-Treasurer