

**REGULAR MEETING
MIDTOWN REDEVELOPMENT BOARD
MINUTES**

Tuesday, November 14, 2017

The regular meeting of the Midtown Redevelopment Board was held Tuesday, November 14, 2017, at 6:00 p.m., in Commission Chambers, 301 S. Ridgewood Avenue, Daytona Beach, Florida. The following people were present:

Board Members Present

Ms. Kenya Ford, Chair
Mr. Danny Fuqua, Vice Chair
Mr. John Baldwin
Mr. Alphonsa Bush
Mr. Pierre Louis
Mr. Oliver Ross

Staff Members Absent

Mr. Tony Barhoo (Planning Board appointee)
Mr. Steven Miller

Staff Members Present

Mr. Reed Berger, Redevelopment Director
Mr. Charles Bryant, Redevelopment Project Manager
Mr. Arthur Huggins, Assistant City Attorney
Ms. Becky Groom, Board Secretary

1. Call to Order

Ms. Ford called the meeting to order at 6:00 p.m.

2. Roll Call

The roll was called and attendance was noted as stated above.

3. Invocation

Mr. Baldwin gave the invocation.

4. Pledge of Allegiance to the Flag

Mr. Ross led the Pledge of Allegiance.

5. **Approval of Minutes for Meeting of October 10, 2017**

A motion was made by Mr. Louis, seconded by Mr. Baldwin, to approve the minutes of the Regular Meeting of October 10, 2017, as presented. The motion carried unanimously (6-0).

6. **Staff Report**

Police Department

Capt. Byron K. Williams presented the Compstat report which included the period from October 8, 2017, through October 21, 2017. Capt. Williams stated overall, Part I crimes have decreased by 10%; auto thefts were down 27%; burglaries were down 15%; larcenies were down 9%; robberies had increased by 39%; aggravated assault and batteries had increased by 9%; sexual batteries had increased by 14%; and there was a reduction by 22% of domestic violence cases. Capt. Williams stated there were only 2 car burglaries and 3 burglaries this period. Capt. Williams stated overall 23 stolen vehicles had been recovered in the City. Capt. William stated there had been an increase in burglaries in the last two weeks, 3 happened at car dealerships in the Midtown area. Capt. Williams stated there had been a large number of donations for the bike give-away for children during the holidays.

Mr. Bush commended the Department on the good work they do.

Mr. Fuqua commended the department for the excellent work they do.

Mr. Baldwin asked that he be provided with copies of flyers that can be distributed throughout the community regarding safety and preventing auto thefts.

Mr. Ross stated the Department does an excellent job, particularly during Biketoberfest.

Ms. Ford stated the Department was doing an excellent job and asked that she be provided with information that could be distributed regarding auto safety and preventing auto thefts.

Capt. Williams stated the Department had been putting on a program regarding active shooter incidents which had been offered to businesses and church groups.

Capt. Williams stated the Department was initiating an adopt-a-cop program which was available to churches in the area who could provide support, encouragement, and leadership.

Code Enforcement

Michael Fitzgerald, Neighborhood Services Inspector, presented the Code Enforcement Report which was included as part of the packet. Mr. Fitzgerald stated the U-Haul trucks had been removed from 537 Dr. Mary McLeod Bethune. Mr. Fitzgerald stated 117 S. Dr. Martin Luther King would be presented to Code Enforcement Board next month.

Public Comments:

There were no public comments.

7. **Presentation: Anthony Woods, Daytona Beach Housing Authority**

Mr. Woods reviewed the Power Point presentation which was included as part of the packet.

Mr. Louis commended Mr. Woods on the excellent job he did for the Housing Authority.

Mr. Fuqua thanked Mr. Woods for his service to the community and stated he was impressed with what the Authority does for the community.

Mr. Baldwin asked how the renovations to occupied units would affect existing tenants.

Mr. Woods stated tenants would be provided with the same voucher that was issued upon their placement in the Daytona Beach units and may use their voucher to assist in being placed in another public housing unit of their choice.

Mr. Ross asked how the Federal budget cuts would affect the Housing Authority. Mr. Ross stated he grew up in public housing and stated he was proud of what was offered today.

Mr. Woods stated budget cuts had impacted the Housing Authority over the last 15 years; and there were currently 30 to 35 personnel and they used to have 40 to 45.

Ms. Ford asked about the completion of the property at Pine Haven; she asked how long the application process took; and expressed concern about safety in the housing units.

Mr. Woods stated it was the plan to eventually build out all of the single family lots that were available but only 5 have been constructed adjacent to Lakeside Village. Mr. Woods stated to date, there were approximately 14,000 applications and 8,000 of those were within the voucher program; and if he did not have the budget authority, vouchers could not be issued. Mr. Woods stated security was always an issue and worked closely with the Daytona Beach Police Department to insure that the housing units received the same patrols as any other area.

Mr. Woods stated the Housing Authority had implemented a homeless preference program and those individuals were moved up on the waiting list; and a preference was also provided for working families.

8. **Presentation: Helen Riger, Cultural and Leisure Services Department**

Helen Riger, Acting Cultural and Leisure Services Director, provided an overview of all programs offered by Cultural and Leisure Services, particularly those in the Midtown area. Ms. Riger stated volunteers were needed for all programs in order to make them successful.

Mr. Louis stated there were many programs that were offered people were unaware of. Mr. Louis stated he was glad to see the renovations were done to the Campbell pool and asked if the grassy area was part of the Master Plan. Mr. Louis also asked if the weight room equipment could be renovated since the equipment was too close together and could not be used properly. Mr. Louis asked where the little league field would be located.

Vincent Terry, Cultural and Leisure Services Specialist, stated the equipment that was not working in the weight room would be removed so there was more usable space; and some new equipment had been purchased that would be added. Mr. Terry stated walls would be removed between the

two rooms to the east in order to expand the fitness area. Mr. Terry stated the parking area that was currently being used for Midtown-Motown was the planned area for the little league field.

Mr. Bush thanked Ms. Riger and Mr. Terry for their presentations.

Mr. Fuqua stated his questions had been answered regarding program offerings.

Mr. Baldwin asked what funding was needed for the expansion of the Dickerson Center and asked if items had been identified that were needed for that space in the event someone wanted to purchase and donate a particular item for that site.

Ms. Riger stated she had a listing of items needed and she would provide the listing to Mr. Bryant so it could be shared with the Board.

Mr. Ross stated he appreciated the Department's service that was provided to the community.

Ms. Ford stated her only concern about the Department is communication. Ms. Ford stated responses were not received when emails were sent to the Department in a timely manner. Ms. Ford asked how the Department determines what events could be held at the facilities and she would like a copy of the pricing list for rentals of various facilities. Ms. Ford stated she personally knows of a situation where someone contacted Cultural Services about rental of a facility and a response was not received in a timely manner; and as a result, the individual rented a facility in Ormond Beach. Ms. Ford stated the lack of communication resulted in the loss of revenue to the City of Daytona Beach. Ms. Ford asked why the retention pond could not be filled in at the Midtown Cultural Center in order to place a baseball field there.

Mr. Louis stated when there is new development, retention ponds were part of the requirements for construction so that was why a retention pond was located next to the Midtown Cultural Center.

Ms. Riger stated staff was in the process of reviewing fees and comparing them to those charged by other cities. Ms. Riger stated the fees had been reduced and a monthly report was created that showed how many rentals took place at each facility and how many participants use the facility. Ms. Riger stated that report could be provided to the Board.

Ms. Riger stated rules were in place for teen parties; and as long as the family was willing to provide security on site, that was acceptable. Ms. Riger stated the problems were not within the building when a teen party was held; the problems were outside the building.

Ms. Riger stated the City had recently hired an individual to help the Department with its Facebook communications. Ms. Riger stated the information had been upgraded on the City's website. Ms. Riger stated an e-newsletter would be generated to provide information to individuals on programs and events.

Ms. Riger stated she knew there had been a problem with communication and she was working to address that. Ms. Riger stated there was now an Office Manager in the Department who oversees the office staff in the front office which she felt will help with communication concerns.

Mr. Terry stated he meets bi-weekly with all of the facility managers and the managers had been instructed to talk with people and work to resolve issues before they were forwarded to others within the department for resolution.

Ms. Ford asked about the hours of operation of the facilities and making them available for the public.

Mr. Terry stated even though the swim team uses the pool, the pool was still open to the public at the same time. Ms. Terry stated the swim team used a certain number of lanes which did not preclude the public from using the pool. Mr. Terry stated staff was reviewing the hours of operation of the facilities. Mr. Terry stated if an application was approved for rental of a facility, the department would insure a staff person was assigned to the facility during the rental period.

9. Presentation: Chris Dunn, Halifax Heritage Byway

Chris Dunn, Volunteer Chair for the Halifax Heritage Byway, presented a power point regarding the Byway areas and noted that Daytona Beach had a significant black community historically. Mr. Dunn stated that many of the facilities needed maintenance and attention, including the Mt. Arrarat Cemetery on Bellevue, the Masonic Lodge, Campbell Hotel, and the Gypsy Tea House. Mr. Dunn stated he was in attendance at the meeting in order to start a dialogue in an attempt to help some of the structures be preserved and at the least, have markers placed at historic sites.

Mr. Berger stated some of the structures received State funding in the past; but now we are in danger of losing some of the structures. Mr. Berger stated volunteers were needed to help coordinate needed funding.

Mr. Louis stated the Black Heritage Trail was listed on the City's website so the appearance was that there was support for this.

Mr. Dunn suggested holding a workshop with the Board and several historic experts to coordinate efforts for historic preservation in Midtown.

Mr. Dunn suggested having old photographs provided to the Keech Street library so they could be scanned and preserved.

The Board members thanked Mr. Dunn for his efforts in helping to preserve the City's black heritage.

10. Redevelopment Project Updates

Mr. Bryant stated the Health Fair would be held on December 9, 2017, and volunteers were needed for the event. Mr. Bryant stated the Senior Prom would be held on December 15, 2017 and encouraged Board members to attend and support the event.

11. Public Comments

Patricia Heard, 822 Vernon Street, Daytona Beach, Florida, stated she was concerned about Midtown, Newtown, and the area from International Speedway to Shady Place. Ms. Heard stated she was concerned about Cedar Street and a bar/club on the corner of Cedar and Whitehall in a residential area and asked how a bar/club got licensed to be in a residential area. Ms. Heard stated

she was concerned about prostitution in the area. Ms. Heard stated the lights were dim along Martin Luther King and the trees needed trimming. Ms. Heard stated she is concerned about speeding vehicles and loud music in the area. Ms. Heard asked where parking will be if a ball field is constructed next to the Midtown Center. Ms. Heard would like to see something done about the items she has discussed.

12. **Board Comments**

Mr. Louis stated he thought there was signage in the City for historical sites. Mr. Louis stated there should be municipal Wi-Fi in the Midtown area.

Mr. Fuqua stated he would like to hold a workshop to do a tour of Midtown so a list could be made of things that need attention. Mr. Fuqua stated when the Board leaves after the meetings, nothing happens with the things that were mentioned. Mr. Fuqua stated there were overgrown trees along the sidewalks and poles in the middle of sidewalks. He stated those items needed addressing. Mr. Fuqua stated his second term was about to end and he would like to see something happen before his term was complete.

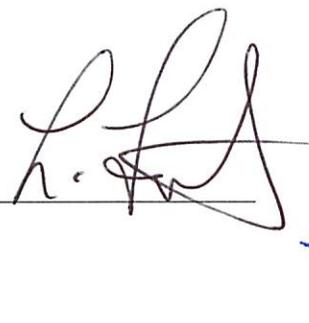
Mr. Baldwin stated he would like to develop a branding campaign for Midtown.

Ms. Ford stated a city-owned van could be used to transport the Board through Midtown. Ms. Ford stated the Board members could take notes and bring those items back for discussion.

13. **Adjournment**

There being no further business to come before the Board, the meeting was adjourned at 8:15 p.m.


Kenya Ford, Chair

 for: 
Becky Groom, Board Secretary