



The CITY OF DAYTONA BEACH ORANGE AVENUE RECREATION COMMITTEE

City Hall
Room 149-B
Regular Meeting

301 South Ridgewood Avenue
Wednesday, June 22, 2022
6:00 PM

Pursuant to Section 286.0105, Florida Statutes, if any person decides to appeal any decision made by this Board at this public meeting, such person will need a record of the proceedings and, for that purpose, such person may need to ensure that a verbatim record of the proceedings is made, which record includes the testimony and evidence upon which the appeal is to be based. The City does not prepare or provide such a record.

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MINUTES

SPECIAL MEETING – ORANGE AVENUE RECREATION CENTER COMMITTEE

June 22, 2022

Minutes of the Special Meeting of the Orange Avenue Recreation Center (OARC) Committee of The City of Daytona Beach, Florida, held on Thursday, June 22, 2022 at 6:00 p.m., in room 149, City Hall, 301 South Ridgewood Avenue, Daytona Beach, Florida.

1. Call to Order

Meeting was called to order at 6:00 p.m.

2. Roll Call

Kenneth Hunt (Vice Chair) Present
William 'Bill' Chapin Arrived 6:05 p.m.
Pierre Louis Present
Steven Pyle (Secretary) Present
Anne Ruby (Chair) Present
Nakeesha Harris Not Present
Evans Smith Not Present

Also Present:

Paula M. Long, Planner & OARC Staff Liaison
Steven Bapp, Senior Planner & Historic Preservation Board Liaison
Andrew Holmes, Public Works, Director
David Waller, Public Works, Deputy Director

3. Approval of the Agenda

Dr. Pyle discussed amending the agenda to include a discussion of each committee member with their respective appointing commissioner. Mr. Louis made a motion to approve the Agenda with the amendment. Dr. Pyle seconded the motion. Motion carried without objection or roll call vote.

4. Approval of the Minutes for 6-08-2022

Motion to approve the minutes for the meeting of 6-08-2022 made by Mr. Louis and seconded by Mr. Hunt. Motion carried without objection or roll call vote.

5. Sweetheart Trail Q&A/Presentation: Andrew Holmes and David Waller, Public Works

Mr. Holmes and Mr. Waller provided an overview of the Sweetheart Trail (ST).

Ms. Ruby inquired about a ramp sidewalk with railing north of the OARC along Orange Ave. Staff mentioned it was possible but required permitting.

Ms. Ruby inquired about the feasibility of placing the ST to the north or the south side of the OARC. Staff noted that they would need permission from the county to put it on the north side, and to the south side, they would have to identify room for it.

On the topic of closing the drive lane to the south of the OARC, staff didn't think they could close it completely. They need 14ft to have a single drive lane in order to egress the parking lot.

Ms. Ruby & Mr. Chapin inquired about making a deck over the water up to the skinny pier. Staff indicated that the pier is owned by other parties, so they could not make that decision, although it's physically possible.

Ms. Ruby inquired about making an egress for the parking lot that would allow the drive lane to be vacated. Staff noted various issues to making that work.

6. Discussion on final rough draft design layout for review based upon the Public Works Q&A

Ms. Ruby considered providing enough space for tables, to make the space attractive for potential private restaurant partners.

Mr. Louis suggested against getting too deeply into the weeds of the day-to-day operation.

Dr. Pyle suggested providing two solutions – one keeping the footprint as is, and another with expansion to the south. Dr. Pyle's opinion is that they should keep the footprint as is, but if it helps getting funding, they expansion is the way to go.

Ms. Ruby brought up keeping the stage or not. Dr. Pyle suggested keeping the stage. Ms. Ruby suggested making it a functional stage, if it's to be kept, and that temporary stages could be used.

Mr. Chapin noted that his design's flexibility fits all the uses proposed by Dr. Pyle. He also noted how large groups rent out such spaces around, which can be a great source of revenue. Additionally, he noted that the private partner of the restaurant space could be quite profitable.

Mr. Chapin considered the stage to be an important ingredient and gave several examples why.

There was a discussion on how to integrate the space or divide the space for a potential private restaurateur.

Mr. Louis highlighted the importance of enforcing the women in service theme, which was a very important aspect of the public's desire for the building.

There was a discussion of putting historic exhibits throughout the building.

Ms. Ruby emphasized how the area does not have an affordable event space, and thus, the city should maintain control of the event space to make it affordable.

Mr. Chapin highlighted how the lobby could provide the women in service theme, which would set the tone for the whole building.

Mr. Louis noted that there are many veterans organizations in the area that have many events, and this location would be a great location for those events, generating a solid base revenue.

There was discussion on how a non-profit can run the event space and the learning space and the location of the learning space.

Dr. Pyle brought up presenting two options again. Mr. Chapin emphasized that, as an architect, he considers giving two options to a client to be the kiss of death.

7. Discussion to par down the Uses/Tie-Ins

The committee considered Dr. Pyle's list of uses to cover all the desired uses for the OARC.

The committee considered important tie-ins to the OARC to be the ST, Veteran's Memorial Bridge, Veteran's Museum, the greater beach street community, and other local museums.

Mr. Chapin brought up using free-standing display boards for temporary rotating shows.

There was a discussion about whether or not to include exterior bathrooms in the plans for the OARC.

8. Strategic Planning

There was a discussion about having a special meeting before the next general meeting. July 7th at 6 p.m. was chosen as a tentative date for the special meeting.

9. Committee Members Report on Their Discussion with Appointing Commissioner

Mr. Louis noted that Commissioner Stacy Cantu was concerned about the budget, the cost of restoration, and whether the building can be designated historic. Ms. Cantu likes the primary uses the committee as discussed but wanted to emphasize the military aspects. Ms. Cantu also liked the idea of renting out space for a restaurant.

Dr. Pyle noted that Commissioner Strickland was impressed with Mr. Chapin's designs, and that his primary goal is to save the building. Mr. Strickland was on board with expanding the building if that helps get the funding to save the building.

Mr. Hunt noted that Commissioner May is concerned about the costs involved and how well the building is tied into the community.

Mr. Chapin noted that he hadn't had the chance to meet with Commissioner Trager, but that his previous discussions were positive, and she wants to save the building.

There was a discussion of estimate cost.

Ms. Ruby noted that Mayor Henry liked where the committee's ideas were headed, and he liked the idea of making the OARC a straight Black History Museum, with perhaps a big enough eating space to generate enough revenue to support it.

10. Staff Comments

Ms. Long considered how to make the "fly-through" of Mr. Chapin's designs into a video that could be presented.

Ms. Long brought up the importance of the report "knocking their socks off".

Dr. Pyle brought up how to divide the report writing. Ms. Ruby suggested writing a rough draft and then allowing the committee to pick it apart.

Mr. Bapp noted that the historic designation was postponed due to a non-quorum, pushing the commission meetings to discuss the historic designation to September.

11. Public Comments

Norm Anderson noted the News Journal sent out an email about grants for community improvements. Mr. Anderson also noted that he would love to see a porch, and perhaps an elevated porch.

John Nicholson noted that it's absolutely imperative that we bring up the cost necessary to bring the building up to code because that's what 5 of the commissioners were most concerned about. Mr. Nicholson also noted that the city island loop was going to cost \$5million. Mr. Nicholson also brought up considering the need for the driveway and whether we should use it or not.

Cycily Thomas introduced her company, which creates virtual reality spaces, and she demonstrated some of her products to the committee on her laptop.

12. Adjournment

There being no further discussion or comments the meeting was adjourned at 7:45 p.m.



Anne Ruby
Chair

ATTEST:



Steven Pyle
Secretary