In Attendance
Rodney Cruise, Member
Charles Lichtigman, Member
Chris Bowler, Member
Paul Zimmerman, Member
Maryam Ghyabi, Member
Tony Grippa, Member
Dave LaMotte, Member
Troy Kent, Member
Harry Jennings, Member
Aaron Delgado, Member (arrived at 5:38 p.m.)
Frank Molnar, Member

Staff Members Present
Clay Ervin, Director, Growth and Resource Management
Briana Peterson, Special Projects Coordinator
Sarah Presley, Staff Assistant II

Member Grippa called meeting to order at 5:33 p.m.
Sarah Presley, Staff Assistant II, performed the roll call.
Member Grippa called for discussion and/or a motion on the November 13, 2017, meeting minutes.
Member Cruise motioned to approve the November 13, 2017, meeting minutes as written.
Member Ghyabi seconded the motion.
Motion passed unanimously (10-0).
Member Grippa stated that if the committee agreed, he would like to move public comment up on the agenda and then introduced Michael Sznapstajler, Cobb Cole
Mr. Sznapstajler gave a presentation on brownfields in the beachside area. He provided a map of the brownfield designation areas and the areas that are eligible. He also gave an overview of the process of receiving a brownfield designation including, the requirements and the benefits.
Member Delgado asked if the benefits were transferable to renters.
Mr. Sznapstajler stated that if the property owner signs the agreement and cleans up the property that the tenants would be eligible for the employment benefits for commercial properties.

Discussion ensued on the benefit.

Mr. Sznapstajler continued his presentation.

Member Lichtigman asked for clarification on the maximum credits.

Mr. Sznapstajler confirmed it was increased to 10 million a year, and then continued his presentation.

Member Grippa thanked Mr. Sznapstajler and opened the floor for questions.

Member Ghyabi asked Mr. Sznapstajler what is the average cost of a cleanup.

Mr. Sznapstajler stated there are different factors that determine the cost for example, the type of contamination and the size of the affected area.

Member Ghyabi asked if the map shows the type of contamination and asked if the DEP is cooperative and effective in working with those seeking to clean their property.

Mr. Sznapstajler stated that the portion of the map that depicts possible sites does not contain contamination information, but the sites that have already entered into an agreement, do have the information. He stated that DEP appreciates the people who are coming in to clean up and help them.

Member LaMotte asked if properties adjacent to a brownfield area could possibly be a brownfield area themselves.

Mr. Sznapstajler stated that yes the governing authority has the option to do so.

Member Delgado asked if the property always has to be torn down.

Mr. Sznapstajler responded him that as long as the cleanup can be done without tearing down the structure, it can remain in place.

Member Bowler asked to clarify that the maximum credit cannot exceed the cost of the cleanup.

Mr. Sznapstajler responded in the affirmative.

Discussion on qualified expenses and conditions.

Member Grippa thanked Mr. Sznapstajler for his presentation.
Mr. Ervin asked for a vote on item 4 of the agenda, the minutes of the December 4, 2017, subcommittee meeting.

Member Jennings motioned to approve the December 4, 2017, meeting minutes as written.

Member Molnar seconded the motion.

Motion passed unanimously (5-0).

Member Grippa asked to allow for public at this time.

Paul Rice, 222 Seabreeze Blvd., Daytona Beach, FL, asked the committee to not over look Seabreeze when making their recommendations and that the businesses are willing to work with them.

William Bittorf, 400 E. International Speedway Blvd., Daytona Beach, FL, stressed the importance of code enforcement and cleaning up the area to increase the curb appeal.

Member Lichtigman asked Mr. Bittorf if he believed a change in the code regarding how roof tops and streetscapes appear would be important to the development of property.

Mr. Bittorf responded in the affirmative that it is important what you see when you look out the window.

Jim Cameron, 126 S. Orange Ave., Daytona Beach, FL, thanked the committee for all of their work. He stated he is interested in seeing the final list of recommendations but agrees with the one focus project strategy. He reiterated the importance of code enforcement, lighting, and making the area walkable and inviting.

Amy Pyle, 136 S. Grandview Ave., Daytona Beach, FL, spoke to the importance of code enforcement and parking. She stated that the code violators need to be addressed, that special treatment should not be given to anyone, and parking violations should be enforced.

Andrew Konopasik, 719 Davis St., Daytona Beach, FL, suggested bringing in entrepreneurs, bike trails, physical fitness, boardwalk expansions, family and pet friendly activities.

Member Ghyabi asked Mr. Konopasik how he picked Daytona Beach.

Mr. Konopasik stated that he did lots of research and Daytona Beach has a ton to offer. From his research, Daytona Beach was the number one choice to turn a profit.

Discussion ensued.
James Hunt, 1190 Herbert St., Port Orange, FL, stated that people do not want the Marine Science Center expansion in Ponce Inlet. He suggested putting it behind the Ocean Center.

Member Jennings asked who was opposed to the expansion.

Mr. Hunt said he has spoken to people and they don’t want the expansion to take place in Ponce Inlet, but they approve of the hospital remaining.

Member LaMotte asked if Mr. Hunt had taken this to the County Council.

Mr. Hunt stated he has not.

Member LaMotte stated the relocation concept has some merit and was worth looking into.

Member Grippa stated the decision belongs with County Council.

Mr. Hunt stated he brought it to the committee to recommend.

Member Kent called point of order and noted Mr. Hunt was over his three minute time limit.

Member Grippa thanked Mr. Hunt and moved on to the recommendation discussion.

Member Jennings stated that the format and amount of specific information was not acceptable to present to council.

Mr. Ervin explained that the intent of the document was a summary so that the members could clarify if the proposed recommendation was acceptable. Once the Committee finalized the brief recommendations, then the County staff would prepare a final draft for the Committee’s review.

Discussion of the structure and timeline ensued.

Member Ghyabi asked for the deadline to be extended.

Member Grippa agreed with Member Ghyabi.

Member Zimmerman stated that item one on the cover letter was misleading as the beach topic was taken off the table.

Mr. Ervin stated that he would reword item one to clarify that it was referencing the beachside area.
Member Cruise stated that there needed to be more specific information. He suggested setting “bookend” projects—projects that start and end at specific points and provide sufficient clarity on what is to be done, who is responsible for the project and when the project will be started/completed. He then reiterated that the county is not telling the city what they should be do.

Member Grippa stated that the majority of the vacant parking lots belong to the county, and, therefore, it is their responsibility to take care of those.

Member Jennings stated that the document could be used as a resource. He also stated that it has been suggested to pick one project to start the redevelopment, and he thinks that is a good idea. He added that he feels the recommendations need substance and specifics.

Member Molnar stated that he also provided a list for the committee with ideas he had based upon what he had heard from the committee.

Member Lichtigman stated that the focus in Member Molnar’s document is what the committee needs.

Member Cruise stated he feels the committee needs to be very specific and again mentioned the “bookend” projects.

Member LaMotte reiterated the committee needs to pick one area and make it the focus.

Member Ghyabi suggested A1A and the arteries connecting it to the mainland be a potential project. She suggested safety be a focus.

Member Grippa thanked those involved with the East International Speedway Boulevard (E ISB) project.

Member LaMotte asked for an update on the E ISB project.

Member Cruise stated that it was created as a priority on the TPO list and a number issues from the city. While it has made a lot of progress, it is still important to stay on top of the project, until it is started.

Member Ghyabi added that it is a priority with FDOT. It is waiting for FDOT to move the funds from one project to another, and by creating it as a design build project, it will move much quicker.

Member Molnar asked if the speedway project was done the same way.

Member Ghyabi stated that it had different circumstances but was a design build project.
Member Bowler suggested picking a few key things to focus on.

Member Grippa agreed that there need to be action items. He asked Mr. Ervin if the committee could continue beyond the January deadline.

Mr. Ervin stated that was an option.

Member Grippa discussed the potential ½ cent sales tax that is being proposed.

Member Ghyabi asked how many years it is proposed for.

Member Grippa stated he believes ten years. He continued to say that the tax will be designated for transportation expenses.

Member Jennings clarified that each city and the county have a stake in the tax and will choose how to spend their share. He clarified that it is not a found pot of money that needs to be spent.

Member Grippa stated that he understands that, but believes the committee could make recommendations on how that money could be spent, if the cities or county choose.

Member Jennings agreed the committee could make suggestions but they are not obligated to listen.

Member Grippa stated the federal government is only going to fund shovel ready projects. He also stated that he spoke to Dean Cannon and got some good information. He suggested getting to the specifics of streets and projects.

Member Cruise stated he saw a list of potential projects and believes it would be beneficial to know what is on that list.

Discussion ensued.

Member Ghyabi discussed the A1A project she suggested and stated it will have many different parts to it, as each intersection will need different things.

Discussion continued on the list.

Mr. Ervin clarified the discussion started years ago. Consideration was given to a one cent sales tax, but surveys showed the voters would not support it. Options are now being explored, because the current roads will not support the growth and are currently funded by impact fees and gas tax.
Member Ghyabi stated that the impact fees have been greatly reduced and that the gas tax is the maximum it can be. She added that the committee needs to find the project and find the funding to make a good recommendation.

Member Kent stated he hoped that during this meeting the committee would be able to narrow down the projects to move forward. He offered a suggestion of looking at code enforcement and remedying blight beginning at Seabreeze and continuing to 5 streets south of Main Street. He stated he did not feel the committee needed to hear any more presentations.

Member Grippa stated if there is a list, he would like to see if as to not waste time and duplicate efforts.

Member Ghyabi stated that blight is too small of an agenda. She reiterated the need for infrastructure.

Member Zimmerman stated the image of Daytona Beach is a problem that needs to be addressed.

Member Grippa started to review the list of assumptions with item number two.

Discussion ensued.

Mr. Ervin reviewed each of the bullet points in item two.

Member Lichtigman stated that item two is too general and doesn’t provide a tangible benefit.

Discussion ensued.

Member Grippa made a suggestion of making residential, commercial, and a parking garage on the surface parking lots.

Discussion ensued.

Member Delgado stated that discussion of each item was going to be too much and would lead to loosing focus.

Member Delgado made a motion to table the assumptions and come back with more specific ideas.

Member Jennings seconded the motion.

Discussion ensued.

Member Delgado amended the motion to state continue in replace of table.
Member Delgado withdrew the motion.

Member Zimmerman asked Mr. Ervin if he can compile a more specific list based upon his notes from the meetings.

Mr. Ervin responded yes and then clarified that the document provided was to provide general policy clarification so that the committee could provide the specification. He stated he will provide a more detailed document at the next meeting.

Member Bowler stated that he feels the last line of number six is offensive and sends the wrong message, if referring just to Bike Week.

Member LaMotte responded that it was not geared towards Bike Week.

Member Jennings asked if he could send something to Mr. Ervin for him to send to the committee. He encouraged anyone with ideas they would like included to send them to Mr. Ervin.

Member Delgado made a motion to continue the item.

Member Cruise seconded the motion.

Motion passed unanimously (11-0).

Member Grippa suggested disbanding the subcommittee. He then asked if everyone would like to email Mr. Erwin their thoughts.

Member Cruise asked if they could have a working draft and email their thoughts directly to Mr. Ervin.

Mr. Ervin stated he will check with the county attorney to verify that it will not violate Sunshine Laws.

Member Grippa discussed his meeting and ride along with the Daytona Beach Police Department and made the recommendation of having a joint task force with other local entities in order to assist Daytona Beach Police Department with the beachside area.

Meeting adjourned 7:46 p.m.