

**TOWN OF DAVIE  
OPEN SPACE ADVISORY COMMITTEE (OSAC)  
MONDAY, OCTOBER 22, 2012 – 7:30 P.M.  
DAVIE TOWN HALL COMMUNITY ROOM  
6591 Orange Drive, DAVIE, FLORIDA**

**MEMBERS PRESENT**

Kathy Cox, Chair  
Linda Greck, Vice Chair (arr. at 7:45 pm.)  
Wayne Arnold  
Donald Burgess  
Donna Evans  
Barry Mowell  
Charlene Murray  
Toni Webb (arr. at 7:44 p.m.)

**MEMBERS ABSENT**

Christina Pellicane

**STAFF AND GUESTS PRESENT**

Mitch Taylor, Administration

**MOTIONS INDEX**

**Motion to approve September 24, 2012, minutes**

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**Motion to adjourn**

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**1. ROLL CALL**

Chair Cox called the meeting to order at 7:30 p.m. Following roll call, it was determined a quorum was present.

**2. APPROVAL OF MINUTES**

**2.1 September 24, 2012**

**Motion** by Ms. Evans, seconded by Ms. Murray, to approve the minutes of the September 24, 2012, meeting. In a voice vote, the motion passed unanimously.

**3. LIAISON UPDATE**

Mr. Taylor provided the following update:

Devine Parcels. Completion is expected by mid-February 2013.

C-11 Bridge. Revised specifications should be completed and ready for bid by October 26, 2012. The bid opening will take place the last week of November, and is expected to go to Town Council approval in December. Contract should be executed in January. Upon approval, construction will begin and should be completed in August, 2013.

Chair Cox brought up the matter of available monies for the project. Mr. Taylor said it was included in the 2009 CIP, and staff is still looking into the need for further funding.

Old Davie School. The project is 99% complete and should be completed by late November, 2012.

Sunny Lake. The Phase 1 grand opening is scheduled for early November. The next phase will be removing or trimming some invasive plants on the east side, and that is going out to bid the following week.

N-23 Bridge on 14<sup>th</sup> Street Trail. The contractor has submitted structural drawings to the engineer. When those are approved, bridge fabrication will commence with an expected 12-14 weeks for construction.

Owl Lookout Park. Site amenities (bench, trash containers) should be installed by October 26.

C-11 Culvert Extension. Chair Cox asked if that item is the three extensions on Griffin Road or the bridge over the C-11. Mr. Taylor replied that the C-11 bridge discussed earlier should have been referred to as the C-11 crossings. He added that the culvert extension was also programmed in 2009 CIP, but he has to consult Mr. De Simone for more information.

#### **4. OLD BUSINESS**

##### **4.1 Trail Map**

Mr. Taylor reported that funding will come out of the Open Space bond for the printing of the maps. The cost will be between \$5,000 and \$8,000 to print. The contract for printing is in place.

Regarding the maps themselves, Mr. Taylor reported that Planning and Zoning is currently working on correcting the plotting of the trails on the maps. Mr. Taylor suggested to Planning and Zoning that Committee members provide assistance with trail identification and locations.

Chair Cox wondered what they are going to do regarding the format. Mr. Taylor remarked that the current Town Parks and Recreation Trail Guide format (booklet) is what the Committee decided to use. He explained that the range of \$5,000 - \$8,000 for printing depended on the artwork involved.

Mr. Taylor distributed copies of the map that Planning and Zoning is using and displayed the large version of the map.

##### **4.2 Walmart Light**

Mr. Taylor reported that he spoke with the Town Engineer, who had spoken with the Florida Department of Transportation. A letter has been drafted for a formal request, and the backup is being accumulated to complete the package. The final decision is up to the Department of Transportation. Mr. Taylor will obtain clarification on the source of funding for the project (if approved).

Mr. Burgess was curious if the trail issue on the west side of University Drive had been resolved. Chair Cox responded that it has not been resolved, but there is not much that can be done. Mr. Burgess confirmed that the trail also provides access to the road (where the light would be). Chair Cox said it would not be too bad for pedestrians or bikers, but is rather narrow for equestrians. She did say they might be able to have FDOT open the guard rail for the equestrians to wait near the light.

[Ms. Webb arrived at 7:44 p.m.]

[Vice Chair Greck arrived at 7:45 p.m.]

### **4.3 Westridge Park Management Plan**

Mr. Burgess presented the Plan which he devised. He explained that he used the formula used by Broward County Parks. He also took information from an Environmental Impact Report done by the County, an archaeological survey done by a private entity, and other language comparable to the Robbins Lodge Plan. He said that the archeologist asked him to not be too specific, especially on Westridge, due to the artifact sites being "out in the open." Mr. Burgess noted that if they do any planting or digging, the sites would have to be taken in account.

Chair Cox wondered how they could provide the archaeological information to Public Works without making the information public. Mr. Burgess suggested that if the Town Council approves the Management Plan, there should be a condition that prior to any additional plantings, an archaeologist be contacted. He mentioned that impact is already being made to the sites by golf carts and so forth. Mr. Burgess added that the sites should be protected so that in the future, when more sophisticated technology may be available, the sites could be examined, rather than having them emptied now, or built over.

Mr. Burgess continued that he divided the area up into three blocks for management:

- Block 1, easternmost and wettest area
- Block 2, Ridge area, high elevations
- Block 3, former wetlands but drier now with trees

Mr. Burgess said that Davie would make the decisions about a potential wetland on Block 3. There would need to be permitting from various entities for mitigation. The neighbors in the area would also need to be agreeable to it (wetlands can result in mosquito breeding).

Chair Cox suggested going through the Plan step by step and the following comments were made:

- Include canoe landing area on the south portion as part of the history of the Ridge?
  - Generic information on it would be all right and not compromise the archaeology; could even have "living history" or something minimal like a sign
  - Does the Town already have a booklet on history?
  - Provide some history and recommendations on how to educate the public
- Westridge is a minimal access site - preservation and the visual aspects are most important
- There were recommendations in the Town's environmental study for preservation of historical sites, but no action taken
- Farming activities have occurred on sites, resulting in damage
- Have another set of eyes go through the document to proofread content and typos
- Cover sites with fill, then plant sod in rainy season?
- Have more in the introduction or Recommendations for Management (p. 5-6) regarding information on historical uses and events on the Ridge itself
- Add an item "f" to Recommendations for Management: "Adopt the recommendations from the archaeological assessment that was done in 1997 (?) for preserving the archaeological sites."

- P. 5 (3.5-b) says planting should be avoided, but add something to this effect: “two feet of fill over the top of a site with plantings is an approved method.”
- P. 6, “d,” “Robbins Grove” should be “Westridge Open Space.”
- P. 4, 3.3, refers to mowing as needed - should there be something said about limitations on mowing?
- Under-story planting was difficult to maintain
  - Only two trees in the area are non-native on the south side
  - Reference a specific funding source to re-establish the native under-story plantings
  - Possible signage to guide maintenance workers
- Education for neighbors about plants and nature of open space
  - Communicate to public through Town publication, and Forest Ridge newsletter
- Objective of management plan is to set a standard for each property; be clear and specific about goals and objectives in the plan
  - Say how often to mow, or how much of a certain plant should be used
  - New contractors may or may not be told where and how to mow
  - Cutting down on mowing should save the Town money
  - Mowing contractors could be invited to meetings to educate them, or appropriate staff person
- Area used to be part of the Adopt a Park - maybe still
  - Landscaper’s name (mower) was on the sign
  - Specific mowing parameters/rules could possibly be incorporated into the Town’s contract with the mowing contractors
- Perhaps involve Mr. (Tim) Lee in Management Plans, at least for feasibility of plans
- How natural (in terms of vegetation) should it be?
- Should creation of management plan be done by staff, or at least with their input?
- Committee is trying to bring to the attention of the Town Council that there should be a proactive plan for the property, and not just reaction to complaints
- Discussion on existence of previous management plan and perception that the new document will not be taken seriously
- New document was not copied from old plan; information from archaeological and environmental studies were incorporated
- Issues are:
  - What surrounding residents will allow to happen
  - What items Town Council will fund
  - What resources will be provided?
- Public Works staff will need to be educated
- After input from the Advisory Committee, send the plan to staff for review before it goes to Town Council
  - Mr. Taylor, Mr. Lee, Mr. Collins, Mr. Holste could all review it
- Perhaps approach the plan from a restoration approach (to restore it to its original state) as opposed to directives
  - Get citizens involved in a positive way
    - Assist with plantings
    - Invite to meetings so they understand the plan

Mr. Burgess remarked he would take the comments from this meeting and create some options that the Town could peruse. The Committee could pick and choose from the options (“restoration opportunities”) or put all of them in the document. They would be identified as minimal, moderate, and maximum restoration. Mr. Burgess will insert the options in the Key Management section, and recommend how to accomplish them.

Mr. Burgess explained the carbon offset program being developed by the Green Energy and Environmental Committee, and suggested it could be utilized at places such as Robbins Lodge and Pine Island Ridge.

Discussion returned to specific items in the plan as follows:

- P. 4, last sentence of 1<sup>st</sup> paragraph under 3.3
  - Encourages regular mowing - needs to be changed
    - Add something like this: “open spaces are supposed to be more natural and so the Committee recommends doing a more restorative approach”
  - Perhaps Mr. Lee can provide suggestions as to plantings there to restore to original condition
    - Ask Mr. Lee if he can review the plan, visit the site and attend the next meeting
- P. 4, 5<sup>th</sup> sentence of 1<sup>st</sup> paragraph, perhaps say, “is only mowed,” instead of, “is mowed”
- Be careful when talking about cost factor - emphasize the Town will save money maintaining it as proposed instead of losing tax revenue with open spaces
  - Ties in with restoration approach
- P. 8 has several references to Robbins Lodge
- P. 4, under “Listed Species,” add, “The site could be suitable habitat for (list animals) and restoration efforts could help...”
- Remind the public that the site’s original intent was to provide communities for the natural animals
- Any brochures about the park should include information about restoration
- Nobody wanted additional physical improvements such as picnic tables or benches
- Discussion about the hours of the park
  - Document says, “during scheduled hours,” but it is open all the time
  - If there is a “dusk to dawn” rule, police can enforce after hours activity
- P. 7, 5.2, include better trail maps
  - Equestrians do not ride in the low area due to its hazardous nature
  - The old road on top is stabilized, and does not seem to suffer from horse riding
  - Several culverts exist

Mr. Burgess will incorporate comments into an updated document for Mr. Taylor to pass on to Mr. Lee. Hopefully Mr. Lee can attend the next meeting.

#### **4.4 Robbins Lodge Management Plan**

By Committee consensus, it was decided to table Robbins Lodge Management Plan until the next meeting. Mr. Burgess did ask for suggestions on how certain areas should be maintained. Chair Cox stated that the southern end is used mainly for pasture that the Town rents out. Referring to a map, Chair Cox said that Blocks 1-3 are open (public access), although Block 1 is mostly under water. Block 4 is

used for agricultural preservation/cattle leasing. Chair Cox mentioned that the small buildings should be included in Block 3.

Chair Cox expressed her appreciation to Mr. Burgess for his work on the Management Plans.

There was a discussion on the proposed location of a community garden, it being noted that the presence of a water source determined the location.

## **5. NEW BUSINESS**

### **5.1 C-11 Culverts**

This item was covered by Mr. Taylor in his report.

## **6. SUBCOMMITTEE REPORTS**

### **6.1 Emergency Markers Update**

Ms. Evans reported that she met with the Fire Chief and several individuals from Public Works - a small number of markers were placed at Treetops as a trial run in the area near the lake. She added they were placed about every four miles and are not marked at this time.

Ms. Webb commented that she emailed the Marketing Department for the County Parks and reported issues that needed addressing, and she received a prompt call-back promising to correct the problem (bollard repair and overgrown trees). Ms. Webb added that the work had not yet been done, but she will check again the next week.

Mr. Taylor clarified that the C-11 culverts will be along Orange Drive, and were in the 2009 CIP. The culvert extension bridge over the C-11 canal was taken care of at the July 21, 2010, meeting by resolution from District Regional Obligation Parks and Open Space Bond. Chair Cox asked about the C-11 culverts on Orange Drive, and Mr. Taylor replied that they are "three canal crossings on the north side of Griffin, parallel to the C-11 canal from Davie Road to University."

## **7. AGENDA ITEMS FOR THE NEXT MEETING**

The following items were suggested for the next meeting:

- Robbins Lodge Management Plan
- Westridge Park Management Plan

## **8. COMMENTS AND/OR SUGGESTIONS**

None.

## **9. ADJOURNMENT**

Upon **motion** made by Mr. Arnold, and duly seconded, the meeting was adjourned at 9:08 p.m.

[Minutes prepared by J. Rubin, Prototype, Inc.]

1/28/13  
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Approved

  
\_\_\_\_\_  
Chair/Committee Member