

# CITY OF DANIA BEACH

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## CITYWIDE PARKS MASTER PLAN

DANIA BEACH, FLORIDA  
JULY 2019

PREPARED BY:





# ACKNOWLEDGMENTS

Prepared for:



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# INTRODUCTION







## 1.1 INTRODUCTION

In January 2018, the City of Dania Beach embarked on the creation of its first-ever comprehensive ten-year Citywide Parks Master Plan to address latent community park and recreation needs and provide a professionally prepared roadmap to improve public recreation and leisure facilities throughout the city. The professional team was composed of Bermello Ajamil & Partners (B&A), Ballard King & Associates (B\*K), and ETC Institute (ETC). This document outlines the process utilized to arrive at the Citywide Parks Master Plan.

Today, Dania Beach is undergoing a period of growth and expansion, with major large-scale commercial and residential projects in the process of construction. Park investments are needed to meet the recreational needs of current residents and future arrivals. The City and its leaders have been proactive in moving to create a long-term vision for tomorrow's Dania Beach and its recreation offerings.

There are many benefits to creating a Citywide Parks Master Plan. Improvements to the recreation offerings of the city can foster the betterment of its children, teens, adults, and seniors. Cross-generational

parks and community centers help to bring together all age groups and build a sense of place and community.

The Citywide Parks Master Plan is intended to provide a road map for the improvement of the City's park and recreation system, with special emphasis on physical improvements of existing facilities that need updating and expansion. The Dania Beach Citywide Parks Master Plan is a fluid document that will be further improved, elaborated, and changed as conditions vary over time, new players come into the arena, and more detail is developed for specific park designs and their future construction.

The Citywide Parks Master Plan provides an evaluation of existing park conditions, citywide and neighborhood park needs, park and recreation development policies, programs, and specific park design where required. A community-driven plan, it places special emphasis on the identification of neighborhood-specific and citywide recreational needs through participation and input by City residents, elected officials, administration, and parks and recreation staff. Its content reflects the

findings of community forums convened to gather citizen preferences and priorities for the improvement of recreation facilities and program offerings along both short- and long-term horizons.

The Citywide Parks Master Plan serves as a basis for future investments in parks and recreation. It is a supporting document for recreation grant applications and provides a potential capital investment path for the implementation of the proposed park improvements. These may include varied funding sources and future bond referendums.

### Goals

The Citywide Parks Master Plan comprises three overarching goals:

- Improve the citywide system of park and recreation venues to meet the needs of the citizens of Dania Beach
- Provide improvements that enhance the quality of life of all citizens
- Improve the neighborhoods through investments in the City's Park System

### Objectives

To assist in reaching these goals, the following specific guiding objectives were established.

- Identify perceived and real community recreation needs
- Maximize, to the greatest extent possible, the use of available recreation lands and facilities resources
- Provide multi-use fields and multi-use spaces in buildings to meet the cross-generational needs of the Dania Beach community

- Provide for the rational and equitable distribution of recreational facilities throughout the City of Dania Beach and improve accessibility to said facilities
- Plan park and recreation investments to create the greatest benefit for all citizens of Dania Beach while limiting duplication of high-maintenance facilities

## I.2 PUBLIC OUTREACH PROCESS

The planning process was organized to obtain community input and comments through area-specific community/neighborhood workshop meetings and targeted public City Commission Workshop meetings. Three major outreach efforts have guided the Master Plan and the identification of needs.

- Statistically valid community survey performed by ETC Institute to obtain a citywide perspective on community needs and preferences
- To address the geographic footprint of the City of Dania Beach and the major sector boundaries created by expressways and major thoroughfares, community meetings in three different sectors of the City were held to obtain community-specific input on recreation facilities/program needs, concerns, and aspirations.
- Targeted City Commission public workshops to obtain elected official input to address both sector-specific and Citywide recreational issues and investments. City of Dania Beach City Commission workshops were geared to gather input from all sectors and areas of the community and to provide a forum for active discussions with elected officials and City staff.

Following is a list of elected officials, community workshops/meetings, and public workshop meetings that were held during the project process.

- City Commission One-On-One Meetings (December 2018)
- Community Workshop No. 1 on October 3, 2018;



## PARKS IN MOTION

### CITY-WIDE PARKS MASTER PLAN

Join us in conversation to provide input and creative solutions, as the City of Dania Beach commences planning and conceptual design for our future world-class parks and open spaces.



**Tuesday, October 2nd, 2018  
(7:00p-8:30p)**

**FROST PARK COMMUNITY CENTER**  
300 NE 2nd Street  
Dania Beach, FL.

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**Wednesday, October 3rd, 2018  
(7:00p-8:30p)**

**C.W. THOMAS PARK COMMUNITY CENTER**  
800 NW 2nd Street  
Dania Beach, FL.

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**Thursday, October 4th, 2018  
(7:00p-8:30p)**

**P.J. MELI AQUATIC COMPLEX**  
2901 SW 52nd Street  
Dania Beach, FL.

FIGURE 1 – ADVERTISEMENT FLYER

- Community Workshop No. 2 on October 4, 2018;
- Community Workshop No. 3 on October 4, 2018;
- City Commission Master Plan Update Presentation on February 12, 2019;
- City Commission/Public Workshop on March 18, 2019;
- City Commission One-On-One Meetings (July, 2019)
- City Commission/Public Workshop July 30, 2019;

All these workshops/meetings, including the City Commission workshops, were duly advertised, and the public at large invited to participate in the process, in order to obtain the greatest degree of community participation.

It is important to note that public engagement and community outreach are ongoing processes that do not end with the Master Plan adoption. They will continue to take place as individual parks are slated for final design. Prior to the final design of each park, community participation will be solicited to confirm that the final venue to be constructed reflects the needs and aspiration of the immediate community and the residents of the City.

### I.3 PLANNING PROCESS

The planning process was organized into four major study and recommendation areas.

- Needs assessment, comprising a comprehensive analysis of the existing parks and recreation system, including the physical conditions of parks, demographics, Levels

of Service community preferences, recreation services and management assessment, recreation programs and services recommendations, and a statistically valid community survey. All were geared toward the ultimate objective of understanding existing conditions and identifying necessary improvements to the park system to meet latent and expressed community needs and preferences.

- Identification of community priority investments that resulting from the needs assessments findings
- Recreation services and management recommendations and recreation programs and services recommendations to address park programming and management
- Specific master plans for each of the City's major parks

An evaluation of existing park facilities and recreation programs provided the basis to compare how identified needs were being met and the issues and opportunities presented by the passive and active recreation offerings. Specific park improvement plans are provided where warranted and for needed new facilities that have been identified. These analyses, recommendations, and designs were done under the mantle of the public workshops. The resulting capital improvements plan provides the framework for the short- and long-term investments needed to improve parks and recreation facilities in the short-term (three to five years) and long-term (five to 10 years) time horizon.

The planning process consisted of fifteen consecutive tasks/steps organize around community outreach, elected officials, and City staff input. These steps were:

- Parks and Recreation Staff kick-off meeting
- One-on-one meetings with elected officials
- Statistically valid community survey
- Park System resources: inventory and assessment of existing park conditions
- Evaluation of community composition
- Identify geographic distribution of parks and community access to recreation facilities
- Clarify neighborhood and sector demographics and how these affects recreational activity demand
- Identify recreational Levels of Service (LOS) provided by city parks to ascertain that there is enough recreation space to meet comprehensive plan requirements
- Park and Recreation Department staff needs assessment meeting
- Stakeholder meetings
- Community Workshops No. 1, No. 2, and 3: Scoping Meetings
  - Summary of individual park needs and program
  - Individual park concept designs and site plans
- Commission/Community Workshop No. 4: Summary of Needs and Concept Park Site Designs Presentation
  - Cost opinions -- proposed parks improvements

- Long -range maintenance objectives and park systems resources evaluation and recommendations
  - Implementation strategy
  - Design principles recommendations
- Commission/Community Workshop No. 5
- Final City of Dania Beach City Wide Parks Master Plan Commission Presentation

## I.4 MASTER PLAN SUPPORTING DOCUMENTS

The Citywide Parks Master Plan incorporates the goals and objectives identified within the principal goal of the City of Dania Beach Comprehensive Plan Park and Recreation Element: “to ensure the provision of sufficient parks, recreation facilities, and open space areas to satisfy the needs of the City of Dania Beach residents and visitors. This will include a variety of types of recreational and open space uses.”

The City Commission-adopted Ocean Park Master Plan for the beach area of Dania Beach is incorporated in the Master Plan by reference. The site plan and summary are included in the Master Plan Development Concept section of the Citywide Parks Master Plan.

## I.5 MASTER PLAN REPORT ORGANIZATION

The Master Plan document is organized into nine chapters that follow the Master Plan process, approach, and methodology. The chapters flow as follows:

### 1. Introduction

Statement of the purpose and intent of the Master Plan and its overall

goals and objectives; the public outreach process; the planning process; Master Plan supporting documents; and report organization.



### 2. Urban Context

Presentation of our understanding of the urban form of the City of Dania Beach and its influences on the City’s parks, the location and service area of each park, and regional and neighboring city parks accessible to Dania Beach citizens. The intent is to clarify geographic and physical accessibility to recreational venues.

### 3. Existing Park Conditions

Outline of the Master Plan Team’s visit to each park, physical conditions identified, and improvement recommendations. This is a major thrust of the Master Plan.

### 4. Needs Assessment

This section comprises several analyses to establish recreational facility needs:

- Summary of the statistically valid community survey that presents citizen-identified priority investments
- Demographic analysis evaluating the effect of population characteristics on recreational demand
- Level of Service Analysis to ascertain that the City meets the anticipated park acreage as a function of its population numbers and distribution
- Summary of needs/issues and opportunities identifying community priorities for park and recreation facility improvements.



**5. Recreation Services and Management Assessment**

Assessment of the current recreation services, management, and operations practices of the City's Park and Recreation Department

**6. Recreation Programs and Services Recommendations**

Recommendations to improve the delivery of recreation programs and services

**7. Master Plan Development Concept**

Summary of the proposed physical improvements to the City's parks and designs of individual parks

**8. Funding Plan**

Discussion of options for project funding in the short and long term

**9. Design Principles**

Guidelines for facility design excellence in the future implementation of the Master Plan parks improvements recommendations

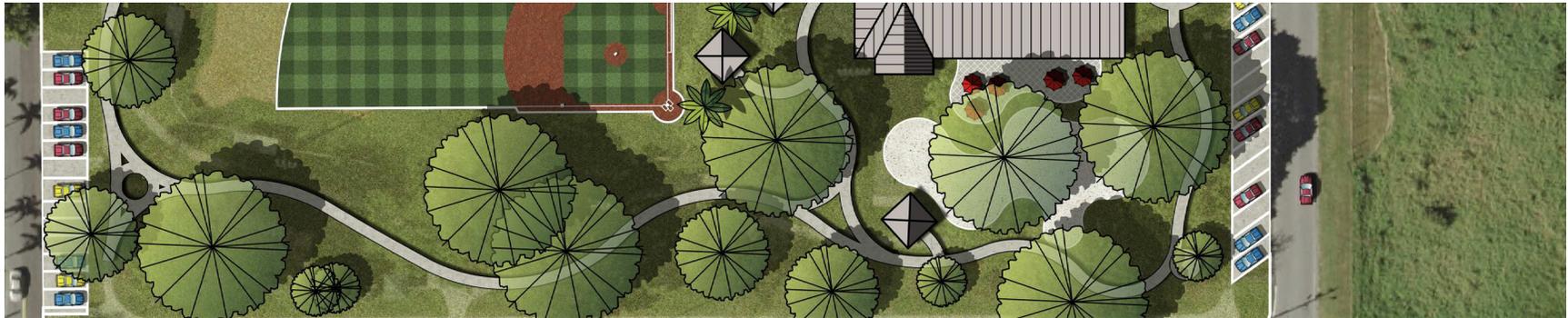
Included in the Appendix are charts and tables that were edited and condensed for the purpose of Master Plan clarity. The Master Plan includes an accompanying document under a separate cover: City of Dania Beach Community and Opinion Survey, Findings Report prepared by the ETC Institute in January 2019.

# 2

## URBAN CONTEXT







## 2.1 CONTEXT NARRATIVE

Dania Beach forms part of the extensive urban area that stretches along the east coast of South Florida from Florida City in the south to the City of Jupiter in the north. It is connected to this conurbation by the major north-south roads. City boundaries align with major streets and roads to define a land area composed of unique sectors and neighborhoods delimited by these manmade features. The City of Dania Beach geographic area spans from Anne Kolb Nature Center along its eastern shore to State Road 7 on the west. A beach sector to the east is accessed by Dania Beach Boulevard.

The City is bordered on the north by Griffin Road, running from South Federal Highway on the east westward to State Road 7. Along with Griffin Road, the Dania Cut-Off Canal and Fort Lauderdale International Airport define the City's northern edge. The City's southern edge is defined by Sheridan Street from Anne Kolb Nature Center to U.S. 1, running north to Stirling Road and west nearly to State Road 7. To the south and west, the City of Dania Beach borders the City of Hollywood. The map (Figure 2) illustrates the city boundaries.

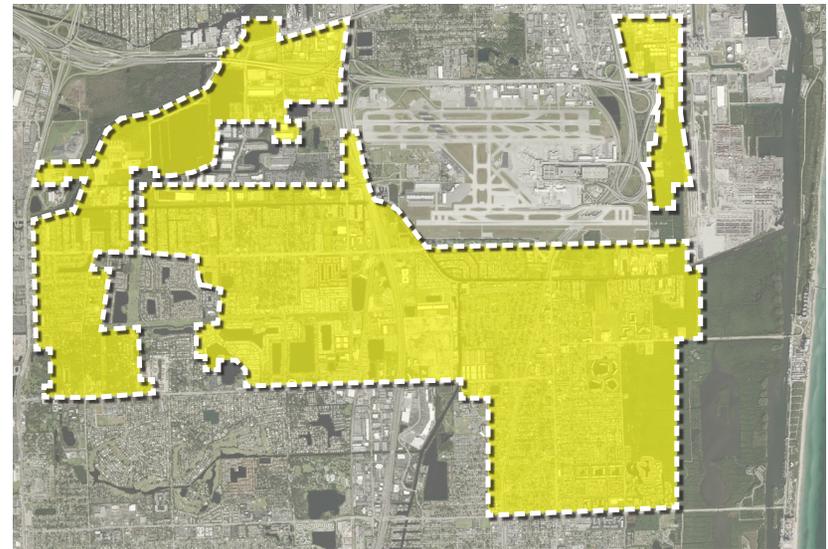


FIGURE 2— CITY OF DANIA BEACH GEOGRAPHIC BOUNDARY

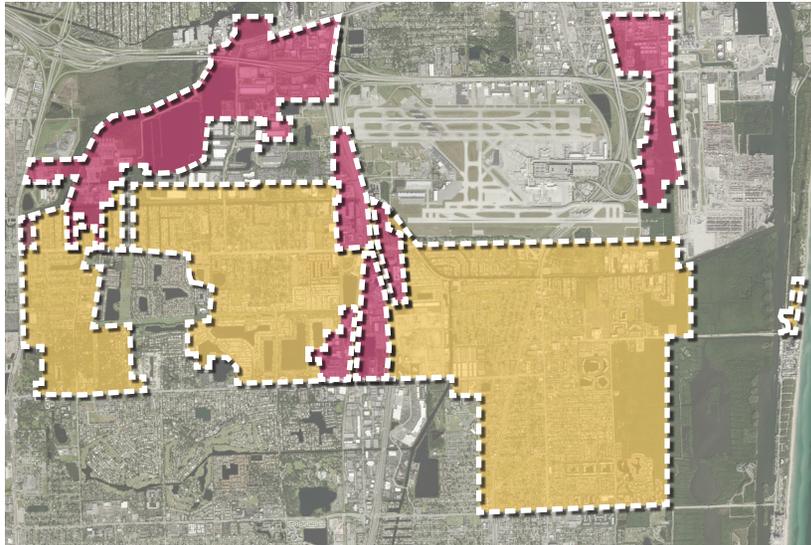


FIGURE 3 – RESIDENTIAL AND NON-RESIDENTIAL USES

## 2.2 LAND USE AREAS

Recreation demand is generated by the City’s residential areas. The yellow areas (Figure 3) indicate areas of predominantly residential uses and locations of the City’s parks. Outlined in red on the map’s Land Use Areas are sectors of the City that are non-residential, either light industrial or predominantly commercial centers. Light industrial and commercial land uses do not generate parks and recreation demand and are not part of the City’s Citywide Parks Master Plan. Recreation areas in these sectors, where present, are provided by the commercial enterprise in their properties.

### CITY OF DANIA BEACH COMMUNITY REDEVELOPMENT AREA (CRA)

The area defined by the red dotted line (Figure 4) is the City of Dania Beach Community Redevelopment Area. Two of the City’s

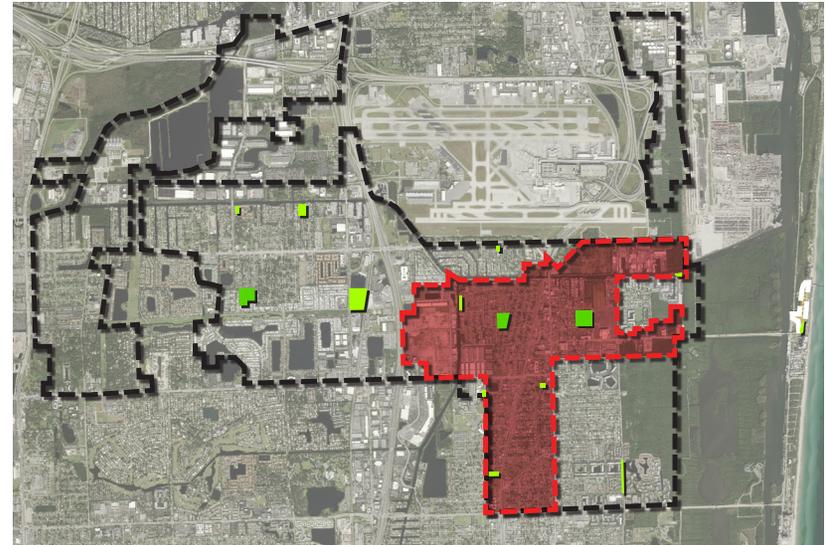


FIGURE 4 – CRA AREA AND PARKS

Neighborhood Parks and Community Centers are located within the CRA: C.W. Thomas Park and Frost Park. Several other mini-parks are also located in the City’s CRA.

## 2.3 URBAN FORM INFLUENCES

Figure 5 shows in yellow the land area of the City of Dania Beach. Manmade features such as expressways, major roadways, canals, and/or rail lines define the various sectors of the City of Dania Beach.

The north-south I-95 Expressway bisects two sectors of the City. Areas east of I-95 are part of early 20th-century city development. The Florida East Coast Rail Line and S. Federal Highway further subdivide the area east of I-95.

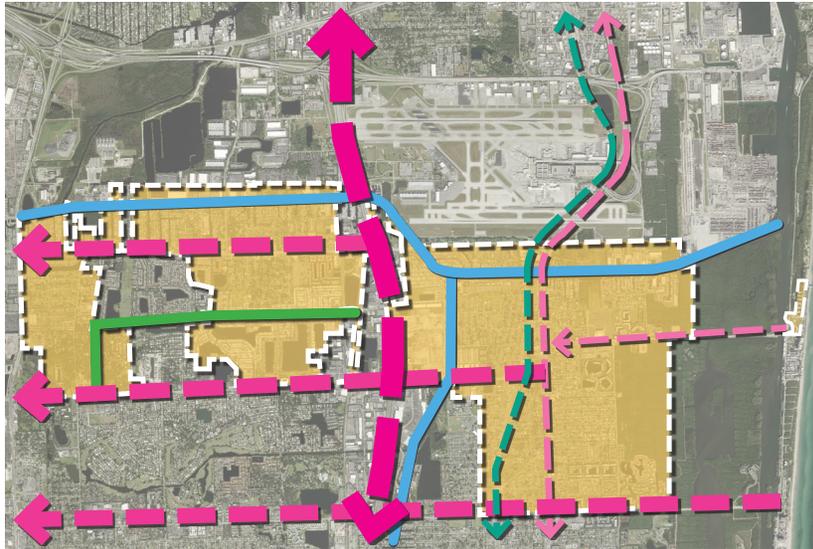


FIGURE 5 – GEOGRAPHIC DISTRIBUTION

West of I-95 are suburban areas developed towards the latter half of the 20th century.

East-west major streets further define sectors of the City. Sheridan Street is a boundary on the south from S.E. 10th Avenue to S. Federal Highway. Stirling Road demarcates the southern border of the City west the FEC rail line and I-95. The major east-west thoroughfare Griffin Road helps define sectors of the City’s northern area. The Dania Cut-Off Canal defines the City limits west of I-95.

In summary, these manmade features delineate each neighborhood and sector with its own unique character. The Citywide Parks Master Plan recognizes the influences on the distribution of recreational uses created by the urban form of the City.

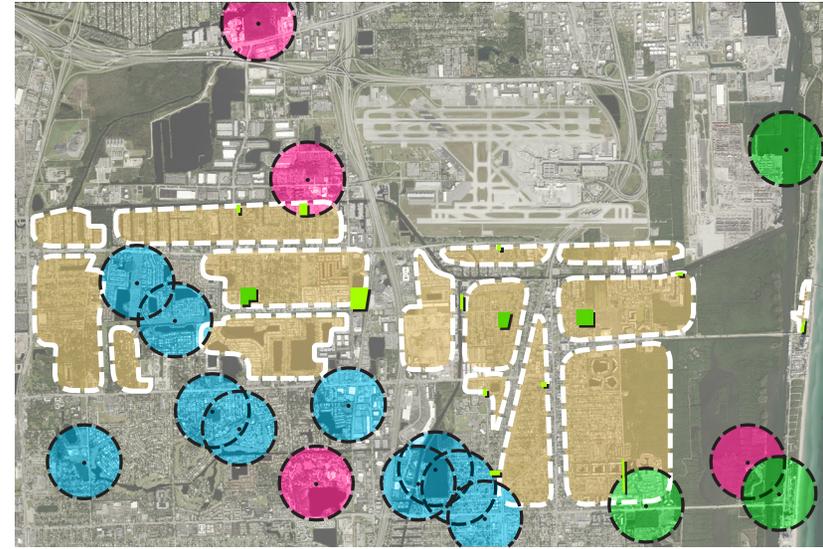


FIGURE 6 – HOLLYWOOD/BROWARD COUNTY PARK FACILITIES

## 2.4 REGIONAL PARKS

Broward County provides regional parks to serve the City of Dania Beach and other Broward County municipalities. Figure 6 indicates the regional parks in Broward County and the City of Dania Beach boundaries. Broward County regional parks offer a variety of experiences, from nature preserve areas to active parks that include picnic area and sports venues. There are no regional parks within the City of Dania Beach boundaries. However, the City is well served by bordering State of Florida and Broward County natural areas.

Broward County’s Park and Recreation Division manages almost 6,500 acres, of which approximately 3,500 acres are natural areas that provide indigenous flora and fauna for the enjoyment of residents and protection of the natural environment.

The mission of Broward County's Park and Recreation Division is stated as follows: "The Parks and Recreation Division is dedicated to providing a countywide park system with diverse facilities and recreation opportunities, along with natural area conservation and research-based educational outreach, to enhance the well-being of residents, businesses, and visitors."

The system comprises regional parks and nature centers, neighborhood parks, and natural areas. The facilities include water parks, campgrounds, a target range, a stadium, a skate park, an observatory, mountain bike trails, an educational farm with stables, a velodrome, and other sports facilities.

In addition to the regional parks, 31 municipalities in Broward County have their own park and recreation agencies. Also within Broward County are two state parks open to the public: Hugh Taylor Birch and John U. Lloyd.

Figure 6, indicates regional park and recreation facilities in Broward County. A full listing of activities can be found at the Broward County's Park and Recreation Division web page. Described in the following paragraphs are the regional parks that are easily accessible from the City of Dania Beach.

### ADJACENT REGIONAL AND COMMUNITY PARKS

Three major natural areas with large nature-oriented parks are adjacent to the City of Dania Beach. These parks are administered by the State of Florida Environmental Resource Department, Broward County, and the City of Hollywood. Dania Beach residents and visitors have complete access to these parks and their facilities to meet their nature-oriented recreational needs.

### DR. VON D. MIZELL-EULA JOHNSON STATE PARK

Accessed from Dania Beach via North Ocean Drive, this beachside park just south of Port Everglades encompasses an area 310 acres between the Atlantic Ocean and the Intracoastal Waterway. The last undeveloped coastal ecosystem in Broward County, the park is an unspoiled natural haven offering a multitude of nature-oriented activities including a nature trail, wildlife viewing, beach, mountain bike trail, scuba diving, swimming, snorkeling, and an interpretive exhibit. (Figure 7)



FIGURE 7— DR. VON D. MIZELL-EULA STATE PARK

### ANNE KOLB NATURE CENTER

On the north side of Sheridan Street and easily accessed from all areas of the City of Dania Beach, the Anne Kolb Nature Center is the largest regional park in Broward County. Comprising an area of approximately 1,500 acres, this natural coastal mangrove wetland is a unique habitat

in the South Florida coastline, featuring a rich variety of plant and animal life. The park offers a nature trail and biking, jogging, and walking paths as well as boat docks, environmental tours, fishing access, and facilities for meetings and exhibits (Figure 8).



FIGURE 8 – ANNE KOLB NATURE CENTER

### CITY OF HOLLYWOOD WEST LAKE PARK

This 65.4-acre park is located at 1200 Sheridan Street, Hollywood, west of the Intracoastal Waterway, along a three-mile strip of mangrove estuary. The park has more than 47,800 linear feet of waterfront and more than 20,600 feet of mangrove-fringed shoreline along interior waterways. The urban sector of the park is composed of athletic facilities and a marina. Open to all for a minimal charge, the park boasts a nature trail and biking, jogging, and walking paths as well as fishing.

## 2.5 CITY OF DANIA BEACH PARKS SERVICE AREA

Three major neighborhood parks-community centers form the core of the recreation system of the City of Dania Beach. They are Frost Park, C.W. Thomas Park, and P.J. Meli Aquatic Center Park. Illustrated in Figure \_\_ are the location and service radius area of each of the neighborhood parks. As can be seen from the map, most areas north of Stirling Road (S.E. 2nd Street east of S. Federal Highway) are within one-half mile of a neighborhood park and its community center.

For the area east of I-95, the areas south of Stirling Road (S.E. 2nd St.) are over one-half mile from the nearest neighborhood park. Figure 9 shows the service radius of the different mini-parks that serve the City of Dania Beach. The parks east of I-95—Mullikin Park, Chester Byrd Park, Mildred V. Jones Park, and Star Centennial Park—provide good access

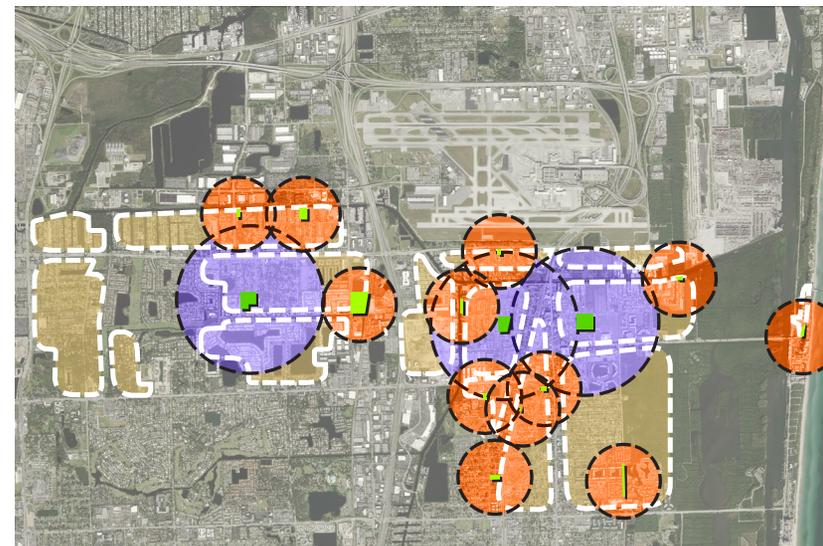


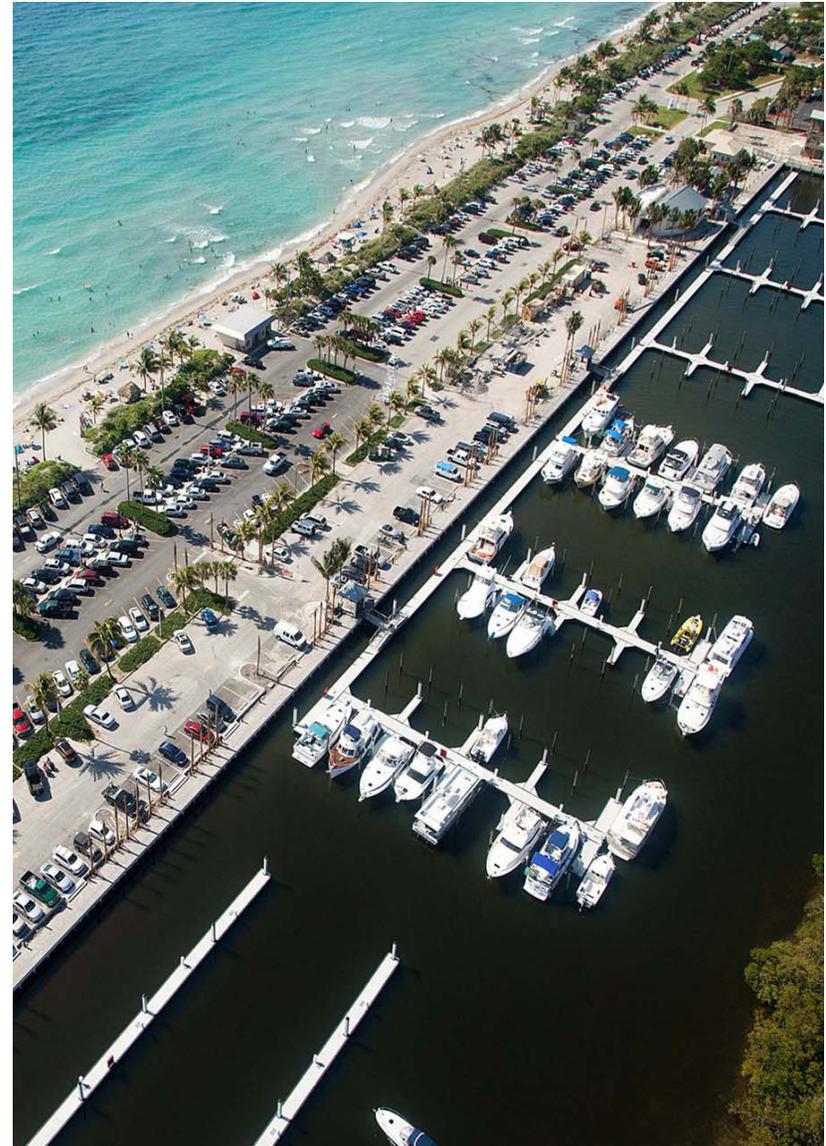
FIGURE 9 – DANIA BEACH PARK FACILITY DISTRIBUTION

coverage from the surrounding residential areas. Linear Park serves the area east of S. Federal Highway. Immediately north of Sheridan Street, this neighborhood has a substantial number of condominiums and apartments that provide pools, fitness rooms, and other private recreational activities.

West of I-95 are two parks. North Side Garden Park Melaleuca, located in the Melaleuca Gardens neighborhood, provides tennis courts and a children's playground. Also west of I-95 is Dania Cove Park, a small passive park facing the Dania Cut-Off Canal with a beautiful lake, landscaped areas, and walking paths.

The City of Dania Beach operate several special facilities with a service radius spanning the entire City area and beyond. These special facilities are the I.T. Parker Community Center, a large event venue; Griffin Marine Park, which provides a boat launching ramp and trailer parking on the Dania Cut-Off Canal; and Tigertail Dog Park on Tigertail Lake, offering a unique water experience for dogs and their owners.

Dania's Ocean Beach Park, the City's beach, is a natural resource of regional reach.



# 3

## EXISTING PARKS CONDITIONS





### 3.1 INTRODUCTION

This chapter provides an inventory of existing park resources and their urban context, conditions, and identified issues. The recreation facilities conditions analysis was developed by B&A personnel through numerous site visits and a detailed evaluation of existing conditions. In addition, each park was the subject of a photographic analysis.

#### SUMMARY OF INVENTORY OF RECREATION LANDS AND FACILITIES

As part of the existing conditions analysis, a detailed evaluation of present conditions at each of the City's parks addressed all aspects of each individual park's physical conditions. The analysis included park perimeter evaluation; parking at both on-street and off-street locations; present shelters; active recreational facilities/sports fields; existing buildings and their condition; present level of landscaping and general overall condition of the landscape; general urban context and proposed City improvements and investments; and the general aesthetic conditions of each of the parks.

The inventory of recreation lands and facilities provided a basis for required improvements and the inclusion of additional activities and structures within the city's existing park's system. This inventory, the analysis that accompanied it, the needs assessment, and community preferences identified during the site surveys formed the basis for the development of alternative concept designs for selected parks, as well as the basis for the proposed redistribution of sports facilities and uses within the city's park system.

The following pages provide a summary of the inventory of recreation lands and facilities. To better illustrate the conclusions, the inventory and analysis includes a summary of the B&A team's findings, illustrated with photos and plans of the existing recreation facilities. As with all the

analyses, the City's parks are organized according to their respective City of Dania Beach District, designated by B&A for study and report organizational purposes.

### 3.2 LIST OF CITY PARKS

#### Western Neighborhood District

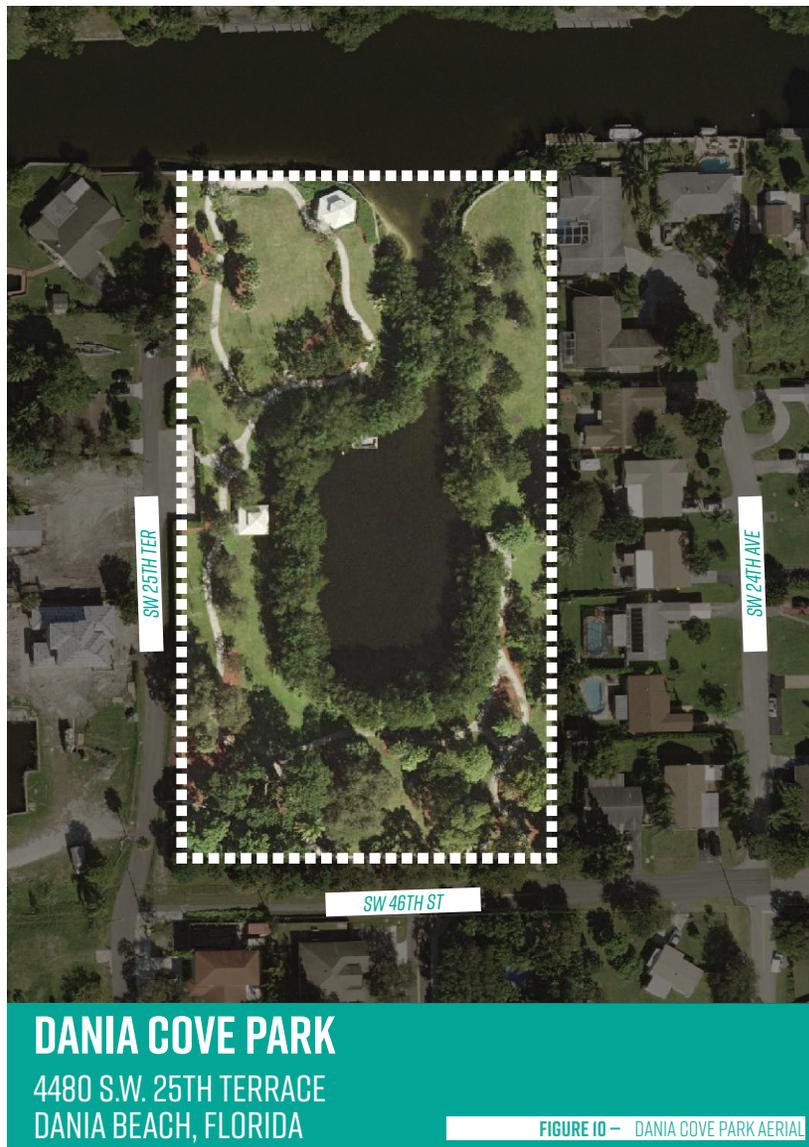
- P.J.Meli Park
- Dania Cove Park
- Tigertail Dog Park

#### Central Neighborhood District

- C.W. Thomas Park
- Chester Byrd Park
- Mildred V. Jones Park
- Mullikin Park
- S.W Community Center Park
- Star Centennial Park
- North Side Malleluca Park

#### Eastern Neighborhood District

- Frost Park
- Adler Park
- Whiskey Creek Park
- I.T. Parker Center
- Linear Park



## DANIA COVE PARK

### Park Location and Urban Context

Dania Cove Park is a passive park, approximately 4.7 acres located in a quiet single-family residential area. It is accessed from Griffin Road via S.W. 25th Terrace, spanning east to S.W. 24th Avenue. The southern edge of the park is S.W. 45th Street, while the north side of the park opens to views of the Dania Cut-Off Canal and Boaters Park.

### Issues and Opportunities

The following issues are presented within the park:

- Adequate seating areas but many are not shaded
- Need for water fountain
- Some furniture in need of replacement and more furniture needed under shelters
- Very pleasant dock areas adjacent to pond.
- Excellent views of waterway but vegetation blocks views from shelter at top of hill
- Need to complete the pedestrian path circuit with a bridge over the lake connection to the Dania Cut Off canal

The following opportunities are presented within the park:

- Attractive Park with peaceful central lake area
- Landscaping is attractive and well maintained
- Provide more shade trees and shade for seating areas
- Provide water fountain
- Construct bridge to complete pedestrian circuit within park

PARK INVENTORY	AVAILABILITY		CONDITION		
	YES	NO	GOOD	FAIR	POOR
BASEBALL FIELD		●			
BASKETBALL COURT		●			
BIKE RACKS		●			
BOAT LAUNCH/DOCK		●			
COMMUNITY CENTER		●			
ENTRY SIGNS	●			●	
EXERCISE EQUIPMENT	●	●			
FENCING AND WALLS	●			●	
FIELD LIGHTING		●			
FIELD STORAGE		●			
FOOTBALL FIELD		●			
GENERAL LANDSCAPING	●				●
PARKING	●				●
PARK LIGHTING		●			
PARKING LOT LIGHTING		●			
PLAYGROUND EQUIPMENT		●			
PLAYGROUND SURFACES		●			
RAQUETBALL COURTS		●			
RESTROOMS		●			
SEATING AND FURNITURE	●		●		
SHADE STRUCTURE		●			
SKATING FACILITIES		●			
SOCCER FIELD		●			
SOD	●				●
SWIMMING POOL		●			
TENNIS COURTS		●			
TREE CANOPY	●			●	
WALKWAY SURFACES	●			●	
WASTE RECEPTACLES	●		●		
WATER FOUNTAINS		●			





## GRIFFIN MARINE PARK

2987 S.W. 45TH STREET  
DANIA BEACH, FLORIDA

FIGURE II – GRIFFIN MARINE PARK AERIAL

### GRIFFIN MARINE PARK

#### Park Location and Urban Context

Griffin Marine Park is a specialized recreation area, approximately 1.86 acres located between S.W. 30th Avenue on the west and residential development to the east. The primary entrance to the park from S.W. 30th Avenue is located at S.W. 45th Street on the south edge. The northern boundary is established by the Dania Cut-Off Canal, which provides access to the Intracoastal Waterway and open ocean.

#### Issues and Opportunities

The following issues and opportunities are presented within the park:

- There is ample parking for individual vehicles and those towing boats.
  - Improve surface and striping of parking, including additional lighting.
- Provide on-site furnishings, including seating, garbage cans, fountains and lighting.
- Bridge overpass creates visual and noise pollution.
  - Improve screening (structural/landscaping) to reduce bridge impact on the park.

PARK INVENTORY	AVAILABILITY		CONDITION		
	YES	NO	GOOD	FAIR	POOR
BASEBALL FIELD		●			
BASKETBALL COURT		●			
BIKE RACKS		●			
BOAT LAUNCH/DOCK	●		●		
COMMUNITY CENTER		●			
ENTRY SIGNS		●			
EXERCISE EQUIPMENT		●			
FENCING AND WALLS		●			
FIELD LIGHTING		●			
FIELD STORAGE		●			
FOOTBALL FIELD		●			
GENERAL LANDSCAPING	●			●	
PARKING	●			●	
PARK LIGHTING		●			
PARKING LOT LIGHTING	●				●
PLAYGROUND EQUIPMENT		●			
PLAYGROUND SURFACES		●			
RAQUETBALL COURTS		●			
RESTROOMS		●			
SEATING AND FURNITURE		●			
SHADE STRUCTURE		●			
SKATING FACILITIES		●			
SOCCER FIELD		●			
SOD		●			
SWIMMING POOL		●			
TENNIS COURTS		●			
TREE CANOPY		●			
WALKWAY SURFACES		●			
WASTE RECEPTACLES	●				●
WATER FOUNTAINS		●			





## P.J. MELI AQUATIC CENTER

### Park Location and Urban Context

P.J. Meli Aquatic Center is an active recreation park of approximately 12.3 acres located in a single-family residential area. The park's only access comes from Griffin Road, via north-south connections on S.W. 27th Terrace, S.W. 28th Avenue, and S.W. 28th Terrace, which intersect S.W. 52nd Street, leading directly into the park/aquatic complex's southern boundary.

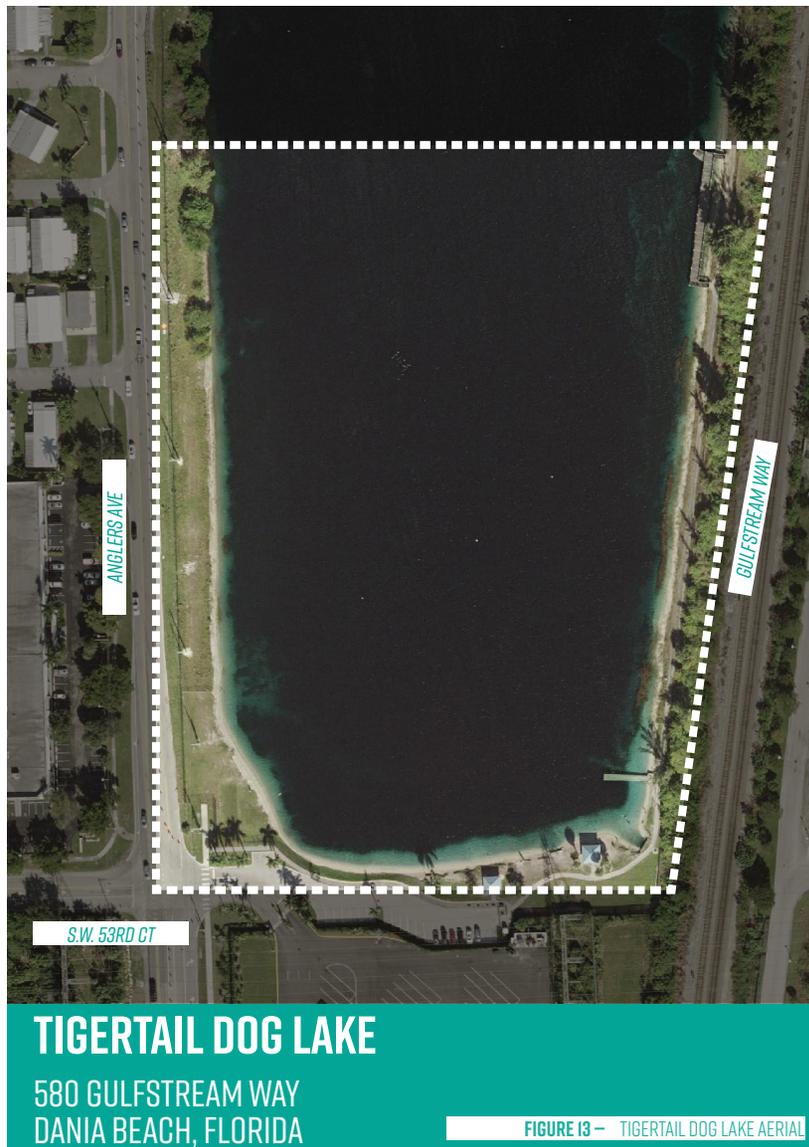
### Issues and Opportunities

The following issues and opportunities are presented within the park:

- Community Center building is outdated and provides sub-standard amenities.
  - While there are some negatives, the facility is well maintained, and the overall park is heavily used.
  - Lack of dedicated parking area for the building.
  - Current location at the center of stable residential area offer an opportunity for a state of the art facilities.
- Grounds are well-maintained and large baseball field is heavily used.
  - Underutilized baseball field can be reprogrammed into a rectangular sports field.
  - All sports fields need updates to lighting.
- Community Center access from surrounding areas is somewhat limited.
  - Potential to open access into and out of adjacent neighborhoods, through the extension of streets and/or creation of pedestrian connections.

PARK INVENTORY	AVAILABILITY		CONDITION		
	YES	NO	GOOD	FAIR	POOR
BASEBALL FIELD	●		●		
BASKETBALL COURT	●			●	
BIKE RACKS		●			
BOAT LAUNCH/DOCK		●			
COMMUNITY CENTER	●			●	
ENTRY SIGNS	●			●	
EXERCISE EQUIPMENT	●				●
FENCING AND WALLS	●			●	
FIELD LIGHTING	●			●	
FIELD STORAGE	●			●	
FOOTBALL FIELD		●			
GENERAL LANDSCAPING	●			●	
PARKING	●		●		
PARK LIGHTING	●		●		
PARKING LOT LIGHTING	●		●		
PLAYGROUND EQUIPMENT	●				●
PLAYGROUND SURFACES	●				●
RAQUETBALL COURTS	●			●	
RESTROOMS	●			●	
SEATING AND FURNITURE	●				●
SHADE STRUCTURE	●				●
SKATING FACILITIES		●			
SOCCER FIELD		●			
SOD	●			●	
SWIMMING POOL	●			●	
TENNIS COURTS	●			●	
TREE CANOPY	●			●	
WALKWAY SURFACES	●			●	
WASTE RECEPTACLES	●				●
WATER FOUNTAINS		●			





## TIGERTAIL DOG LAKE

### Park Location and Urban Context

Tigertail Dog Lake is an active recreation facility of approximately 11.9 acres located in an area bound to the west by Anglers Way, a major north-south road, and to the east by the Tri-Rail Line. The Broward College Tigertail Lake Recreational Center operates additional lake area to the northern boundary, with the Ravenswood Bus Terminal and Maintenance Facility and S.W. 53rd Court holding the south edge of the park.

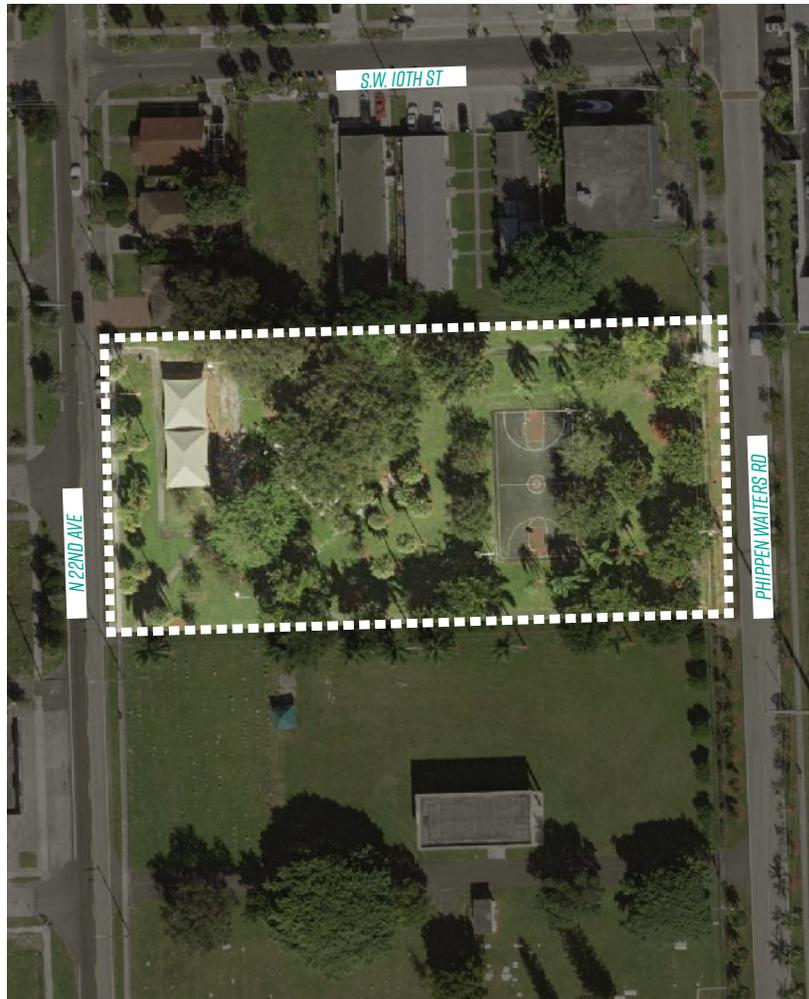
### Issues and Opportunities

The following issues and opportunities are presented within the park:

- Water's edge is heavily used and requires updating.
  - Shoreline needs bank stabilization.
  - Base of shelter concrete pads is breaking down and will require reinforcement and rebuild to block access under the pad.
- Park amenities are limited outside of water access.
  - Site furnishings such as benches, picnic tables, and waste receptacles could be installed.
- Parking is limited and restricted.
  - Parking lot could be reorganized to be more efficient and simpler to navigate.

PARK INVENTORY	AVAILABILITY		CONDITION		
	YES	NO	GOOD	FAIR	POOR
BASEBALL FIELD		●			
BASKETBALL COURT		●			
BIKE RACKS		●			
BOAT LAUNCH/DOCK		●			
COMMUNITY CENTER		●			
ENTRY SIGNS	●			●	
EXERCISE EQUIPMENT		●			
FENCING AND WALLS	●			●	
FIELD LIGHTING		●			
FIELD STORAGE		●			
FOOTBALL FIELD		●			
GENERAL LANDSCAPING		●			
PARKING	●			●	
PARK LIGHTING		●			
PARKING LOT LIGHTING	●				●
PLAYGROUND EQUIPMENT		●			
PLAYGROUND SURFACES		●			
RAQUETBALL COURTS		●			
RESTROOMS		●			
SEATING AND FURNITURE		●			
SHADE STRUCTURE	●				●
SKATING FACILITIES		●			
SOCCER FIELD		●			
SOD	●				●
SWIMMING POOL		●			
TENNIS COURTS		●			
TREE CANOPY	●				
WALKWAY SURFACES	●				●
WASTE RECEPTACLES	●				●
WATER FOUNTAINS		●			





## CHESTER BYRD PARK

1021 SW 12TH AVENUE  
DANIA BEACH, FLORIDA

FIGURE 14 – CHESTER BYRD PARK AERIAL

### CHESTER BYRD PARK

#### Park Location and Urban Context

Chester Byrd Park is an active recreation park of approximately 1.8 acres, bordered to the east by Phippen Waiters Road (N. Dixie Highway) and to the west by North 22nd Avenue. These roads serve as the primary access from Stirling Road to the north and Sheridan Street on the south.

The context around the park also includes a cemetery on the southern boundary as well as the Florida East Coast Rail line, isolating the park from the surrounding residential community. The residential community to the west is within the limits of the City of Hollywood, as the park bestrides jurisdiction between the Cities of Dania Beach and Hollywood.

#### Issues and Opportunities

The following issues and opportunities are presented within the park:

- Years of wear and tear on the park require general overall update.
- Playground is antiquated/rusting.
  - Playground could be reconstructed with modern amenities.
- Park amenities are limited.
  - Updated site furnishings such as benches, picnic tables, and waste receptacles could be installed.
- Lack of lighting and sight lines into the park is a safety hazard for the community.
  - Lighting design could be updated for better security and visibility.
- Landscape tree canopy is abundant and an asset to park users.

PARK INVENTORY	AVAILABILITY		CONDITION		
	YES	NO	GOOD	FAIR	POOR
BASEBALL FIELD		●			
BASKETBALL COURT	●			●	
BIKE RACKS		●			
BOAT LAUNCH/DOCK		●			
COMMUNITY CENTER		●			
ENTRY SIGNS	●			●	
EXERCISE EQUIPMENT		●			
FENCING AND WALLS	●			●	
FIELD LIGHTING		●			
FIELD STORAGE		●			
FOOTBALL FIELD		●			
GENERAL LANDSCAPING		●			
PARKING		●			
PARK LIGHTING	●				●
PARKING LOT LIGHTING		●			
PLAYGROUND EQUIPMENT	●			●	
PLAYGROUND SURFACES	●			●	
RAQUETBALL COURTS		●			
RESTROOMS		●			
SEATING AND FURNITURE	●				●
SHADE STRUCTURE	●			●	
SKATING FACILITIES		●			
SOCCER FIELD		●			
SOD	●			●	
SWIMMING POOL		●			
TENNIS COURTS		●			
TREE CANOPY	●		●		
WALKWAY SURFACES	●			●	
WASTE RECEPTACLES	●				●
WATER FOUNTAINS		●			





## C.W. THOMAS PARK

100 N.W. 8TH AVENUE  
DANIA BEACH, FLORIDA

FIGURE 15 – C.W. THOMAS PARK AERIAL

### C.W. THOMAS PARK

#### Park Location and Urban Context

C.W. Thomas Park is an active recreation park of approximately 6.05 acres, bordered by N.W. 1st Street on the south and N.W. 2nd Street on the north. N.W. 6th Avenue sets the eastern boundary of the park and N.W. 10th Court the west. Just north of the park across N.W. 2nd Street is Collins Elementary School, with a large multi-use field to complement those at C.W. Thomas Park.

#### Issues and Opportunities

The following issues and opportunities are presented within the park:

- Overall, the park is in good condition; however, there is a general lack of storage within the facilities.
  - Lack of interior storage space for building, office, and flexible activity spaces
  - Limited exterior storage space for field equipment
- Building is disjointed and separate from the outdoor activity spaces.
  - Building could be connected visually with exterior spaces to take advantage of views and provide security.
- Lack of indoor court space and outdoor rectangular field
  - Indoor basketball courts could be included within new building program.
  - Trends in this area indicate that a flexible soccer/football field would be better utilized at this location.
- Pool is confined within fenced area and in proximity to the existing building.

PARK INVENTORY	AVAILABILITY		CONDITION		
	YES	NO	GOOD	FAIR	POOR
BASEBALL FIELD	●				
BASKETBALL COURT	●				
BIKE RACKS		●			
BOAT LAUNCH/DOCK		●			
COMMUNITY CENTER	●				
ENTRY SIGNS	●				
EXERCISE EQUIPMENT		●			
FENCING AND WALLS	●				
FIELD LIGHTING	●				
FIELD STORAGE	●				
FOOTBALL FIELD	●				
GENERAL LANDSCAPING	●				
PARKING	●				
PARK LIGHTING	●				
PARKING LOT LIGHTING	●				
PLAYGROUND EQUIPMENT	●				
PLAYGROUND SURFACES	●				
RAQUETBALL COURTS		●			
RESTROOMS	●				
SEATING AND FURNITURE	●				
SHADE STRUCTURE	●				
SKATING FACILITIES		●			
SOCCER FIELD	●				
SOD	●				
SWIMMING POOL	●				
TENNIS COURTS		●			
TREE CANOPY	●				
WALKWAY SURFACES	●				
WASTE RECEPTACLES	●				
WATER FOUNTAINS		●			





## MILDRED V. JONES PARK

### Park Location and Urban Context

Mildred V. Jones Park is a passive recreation park of approximately .65 acres located on N.W. 14th Way from N.W. 2nd Street to N.W. 3rd Street. The western edge of the park overlooks a canal, while the eastern context area includes single-family residential uses.

### Issues and Opportunities

The following issues and opportunities are presented within the park:

- Seating areas are worn out.
  - All street and park furnishings can be updated to match the remainder of the park's palette.
  - Bench seating within the park require paved surface access and a paved pad.
- Parking is informal and structured around the inclusion of a double row of bollards.
  - Parking can be formalized along the street, removing the bollards and opening up the park to the neighborhood.
- Pedestrian connectivity occurs at the edge.
  - Sidewalk should occur within the park, rather than at the road edge, to help bring people through the park and activate the space.
- Existing dock structure could be improved both structurally and aesthetically to further activate the water front amenity.

PARK INVENTORY	AVAILABILITY		CONDITION		
	YES	NO	GOOD	FAIR	POOR
BASEBALL FIELD		●			
BASKETBALL COURT		●			
BIKE RACKS		●			
BOAT LAUNCH/DOCK		●			
COMMUNITY CENTER		●			
ENTRY SIGNS	●			●	
EXERCISE EQUIPMENT		●			
FENCING AND WALLS	●				●
FIELD LIGHTING		●			
FIELD STORAGE		●			
FOOTBALL FIELD		●			
GENERAL LANDSCAPING	●				●
PARKING		●			
PARK LIGHTING		●			
PARKING LOT LIGHTING		●			
PLAYGROUND EQUIPMENT		●			
PLAYGROUND SURFACES		●			
RAQUETBALL COURTS		●			
RESTROOMS		●			
SEATING AND FURNITURE	●				●
SHADE STRUCTURE		●			
SKATING FACILITIES		●			
SOCCER FIELD		●			
SOD	●			●	
SWIMMING POOL		●			
TENNIS COURTS		●			
TREE CANOPY	●			●	
WALKWAY SURFACES		●			
WASTE RECEPTACLES	●				●
WATER FOUNTAINS		●			





## MULLIKIN PARK

230 SW 1ST COURT  
DANIA BEACH, FLORIDA

FIGURE 17 — MULLIKIN PARK AERIAL

### MULLIKIN PARK

#### Park Location and Urban Context

Mullikin Park is an active recreation park of approximately .6 acres, sandwiched between two north-south streets, S.W. 1st Avenue (Federal Highway) to the east and S.W. 1st Court on the western side. The park is situated to serve as a transition buffer from the predominantly more commercial uses along Federal Highway and the single-family residential to the west.

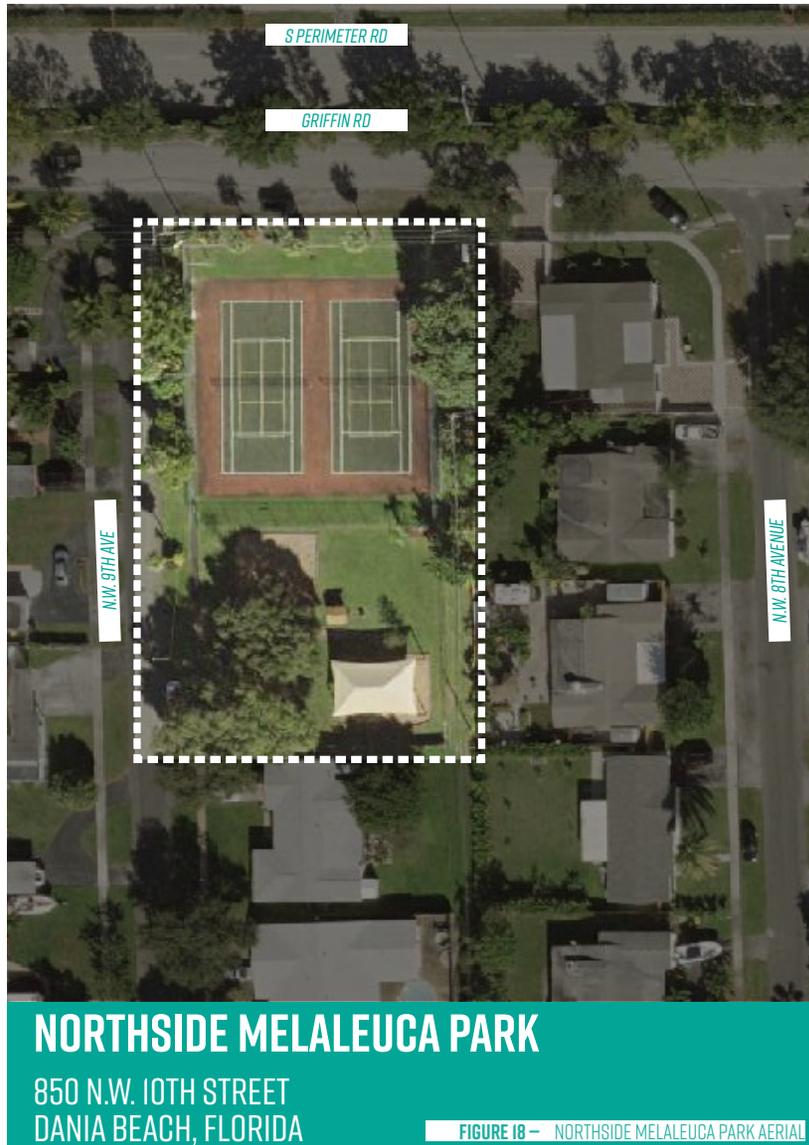
#### Issues and Opportunities

The following issues and opportunities are presented within the park:

- Present playground is wearing due to extended use and exposure to the elements.
  - Provide structured shading or canopy to protect users from the sun.
  - Update playground equipment to a contemporary design and finish.
  - Replace playground surfaces.
- Landscape requires additional maintenance.
  - Trim overgrown tree roots to relieve negative impact on park structures and uneven surfaces.
- Seating areas are worn out.
  - Updated site furnishings such as benches, picnic tables, and waste receptacles could be installed.
- Initial park perception lacks curb appeal.
  - Additional landscaping and ground cover would improve visual perception from the street.

PARK INVENTORY	AVAILABILITY		CONDITION		
	YES	NO	GOOD	FAIR	POOR
BASEBALL FIELD		●			
BASKETBALL COURT		●			
BIKE RACKS		●			
BOAT LAUNCH/DOCK		●			
COMMUNITY CENTER		●			
ENTRY SIGNS	●				●
EXERCISE EQUIPMENT		●			
FENCING AND WALLS	●				●
FIELD LIGHTING		●			
FIELD STORAGE		●			
FOOTBALL FIELD		●			
GENERAL LANDSCAPING	●				●
PARKING		●			
PARK LIGHTING		●			
PARKING LOT LIGHTING		●			
PLAYGROUND EQUIPMENT	●				●
PLAYGROUND SURFACES	●				●
RAQUETBALL COURTS		●			
RESTROOMS		●			
SEATING AND FURNITURE	●				●
SHADE STRUCTURE		●			
SKATING FACILITIES		●			
SOCCER FIELD		●			
SOD	●			●	
SWIMMING POOL		●			
TENNIS COURTS		●			
TREE CANOPY	●			●	
WALKWAY SURFACES	●				●
WASTE RECEPTACLES	●				●
WATER FOUNTAINS		●			





## **NORTHSIDE MELALEUCA PARK**

### **Park Location and Urban Context**

Northside Melaleuca Park is an active recreation park of approximately .59 acres at the edge of a well-kept neighborhood between N.W. 8th and 9th Avenue on N.W. 10th Street. The park's primary street frontage, just south of Fort Lauderdale/Hollywood International Airport, is easily accessible from a western entrance to the neighborhood off of Griffin Road.

### **Issues and Opportunities**

The following issues and opportunities are presented within the park:

- While in fair shape, landscape materials are a bit scarce.
  - Provide additional trees to increase tree canopy and shade in and around seating/playground areas, including the swing set area.
- Small wooden picnic shelter is in poor condition.
  - Replace picnic shelter to match any new site furnishings.

PARK INVENTORY	AVAILABILITY		CONDITION		
	YES	NO	GOOD	FAIR	POOR
BASEBALL FIELD		●			
BASKETBALL COURT		●			
BIKE RACKS		●			
BOAT LAUNCH/DOCK		●			
COMMUNITY CENTER		●			
ENTRY SIGNS	●		●		
EXERCISE EQUIPMENT		●			●
FENCING AND WALLS	●				●
FIELD LIGHTING		●			
FIELD STORAGE		●			
FOOTBALL FIELD		●			
GENERAL LANDSCAPING	●				●
PARKING		●			
PARK LIGHTING		●			
PARKING LOT LIGHTING		●			
PLAYGROUND EQUIPMENT	●		●		
PLAYGROUND SURFACES	●			●	
RAQUETBALL COURTS		●			
RESTROOMS		●			
SEATING AND FURNITURE	●				●
SHADE STRUCTURE	●			●	
SKATING FACILITIES		●			
SOCCER FIELD		●			
SOD	●			●	
SWIMMING POOL		●			
TENNIS COURTS	●		●		
TREE CANOPY	●				●
WALKWAY SURFACES	●				●
WASTE RECEPTACLES	●				●
WATER FOUNTAINS	●			●	





**STAR CENTENNIAL PARK**  
S.W. 3RD PLACE AND S.W. 4TH AVENUE  
DANIA BEACH, FLORIDA

FIGURE 19 – STAR CENTENNIAL PARK AERIAL

### STAR CENTENNIAL PARK

#### Park Location and Urban Context

Star Centennial Park is a passive pocket park, of approximately .15 acres located in a triangular parcel of land defined by S.W. 3rd Place to the south and a bifurcated S.W. 4th Avenue on the east and west. Railroad tracks along the western side of S.W. 4th Avenue establish a hard edge, while the eastern edge of the park is accessible to the residential neighborhood.

#### Issues and Opportunities

With positive attributes including the following, the park presents no immediate issues to be addressed.

- Park is well supplied with furnishings, seating areas, and well-maintained landscaping with tree canopy.
- Paver surface walkways are provided, connecting through the park.
- Identification sign at the northwest side of the parcel is well maintained, attractive and visible to the street.

PARK INVENTORY	AVAILABILITY		CONDITION		
	YES	NO	GOOD	FAIR	POOR
BASEBALL FIELD		●			
BASKETBALL COURT		●			
BIKE RACKS		●			
BOAT LAUNCH/DOCK		●			
COMMUNITY CENTER		●			
ENTRY SIGNS	●		●		
EXERCISE EQUIPMENT		●			
FENCING AND WALLS		●			
FIELD LIGHTING		●			
FIELD STORAGE		●			
FOOTBALL FIELD		●			
GENERAL LANDSCAPING	●		●		
PARKING		●			
PARK LIGHTING	●		●		
PARKING LOT LIGHTING		●			
PLAYGROUND EQUIPMENT		●			
PLAYGROUND SURFACES		●			
RAQUETBALL COURTS		●			
RESTROOMS		●			
SEATING AND FURNITURE	●		●		
SHADE STRUCTURE		●			
SKATING FACILITIES		●			
SOCCER FIELD		●			
SOD	●		●		
SWIMMING POOL		●			
TENNIS COURTS		●			
TREE CANOPY	●		●		
WALKWAY SURFACES	●		●		
WASTE RECEPTACLES	●		●		
WATER FOUNTAINS		●			





### S.W. COMMUNITY CENTER

#### Park Location and Urban Context

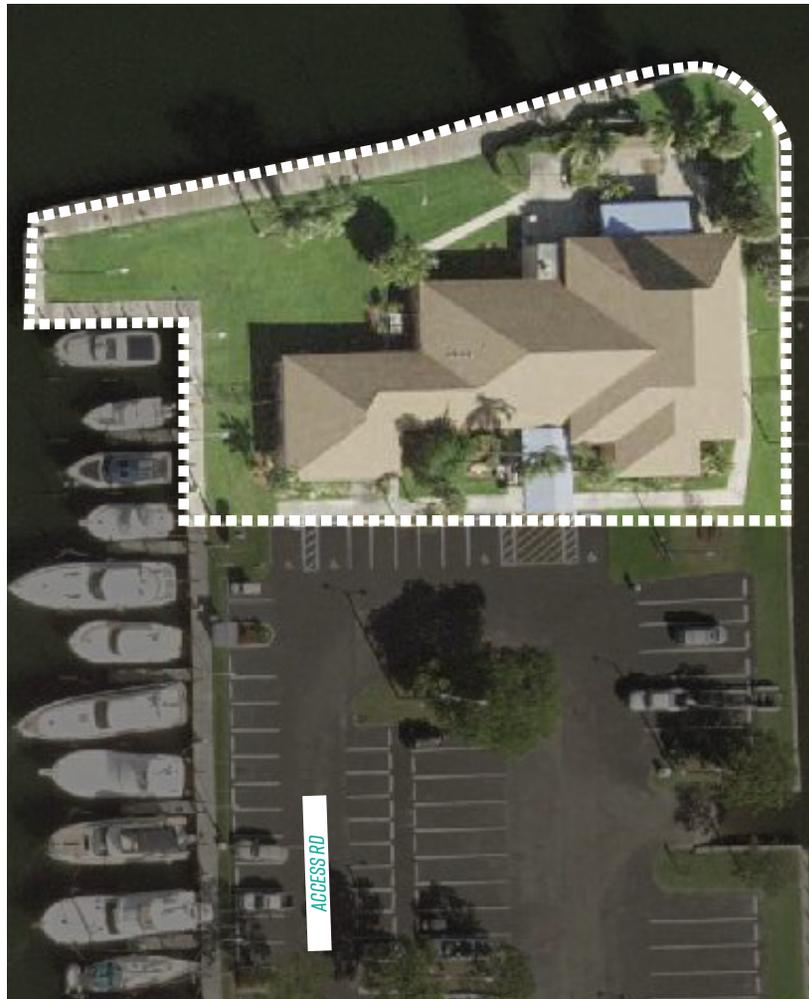
The S.W. Community Center is an active community center located on approximately .53 acres of land on the west side of S.W. 12th Avenue. The nearest major east-west connector is Stirling Road, about one block north adjacent to the City of Dania Beach Public Service Department property. S.W. 2nd Place is the intersecting street at the southern boundary of the community center site.

#### Issues and Opportunities

Given the existing conditions of the structure and surrounding property, there are no major issues/opportunities identified for the building and facilities.

PARK INVENTORY	AVAILABILITY		CONDITION		
	YES	NO	GOOD	FAIR	POOR
BASEBALL FIELD		●			
BASKETBALL COURT		●			
BIKE RACKS	●			●	
BOAT LAUNCH/DOCK		●			
COMMUNITY CENTER	●		●		
ENTRY SIGNS	●		●		
EXERCISE EQUIPMENT		●			
FENCING AND WALLS		●			
FIELD LIGHTING		●			
FIELD STORAGE		●			
FOOTBALL FIELD		●			
GENERAL LANDSCAPING	●		●		
PARKING	●		●		
PARK LIGHTING		●			
PARKING LOT LIGHTING	●		●		
PLAYGROUND EQUIPMENT		●			
PLAYGROUND SURFACES		●			
RAQUETBALL COURTS		●			
RESTROOMS	●		●		
SEATING AND FURNITURE		●			
SHADE STRUCTURE		●			
SKATING FACILITIES		●			
SOCCER FIELD		●			
SOD	●		●		
SWIMMING POOL		●			
TENNIS COURTS		●			
TREE CANOPY		●			
WALKWAY SURFACES	●			●	
WASTE RECEPTACLES		●			
WATER FOUNTAINS		●			





## I.T. PARKER CENTER

901 N.E. 3RD STREET  
DANIA BEACH, FLORIDA

FIGURE 21 – I.T. PARKER CENTER AERIAL

### I.T. PARKER CENTER

#### Park Location and Urban Context

The I.T. Parker Center is an event facility located on approximately 20.11 acres of land within the Harbor Towne Marina, which is accessed from the south via Dania Beach Boulevard by way of Gulfstream Road. Traveling through the marina, primary access to the facility occurs where Access Road terminates at the building. To the north, the building is bordered by the Dania Cutoff Canal.

#### Issues and Opportunities

The following issues and opportunities are presented within the park:

- Restrooms are outdated and in need of renovation.
- Serving kitchen is insufficient for event requirements and requires renovation improvements.
- Given the location of the facility within the marina context, wayfinding and signage is not clear for visitors to locate the building.
  - The facility requires a new sign at the entrance of the marina, in addition to wayfinding signage.

PARK INVENTORY	AVAILABILITY		CONDITION		
	YES	NO	GOOD	FAIR	POOR
BASEBALL FIELD		●			
BASKETBALL COURT		●			
BIKE RACKS		●			
BOAT LAUNCH/DOCK	●		●		
COMMUNITY CENTER	●			●	
ENTRY SIGNS	●				●
EXERCISE EQUIPMENT		●			
FENCING AND WALLS		●			
FIELD LIGHTING		●			
FIELD STORAGE		●			
FOOTBALL FIELD		●			
GENERAL LANDSCAPING	●			●	
PARKING	●		●		
PARK LIGHTING		●			
PARKING LOT LIGHTING	●		●		
PLAYGROUND EQUIPMENT		●			
PLAYGROUND SURFACES		●			
RAQUETBALL COURTS		●			
RESTROOMS	●			●	
SEATING AND FURNITURE	●				●
SHADE STRUCTURE		●			
SKATING FACILITIES		●			
SOCCER FIELD		●			
SOD	●		●		
SWIMMING POOL		●			
TENNIS COURTS		●			
TREE CANOPY		●			
WALKWAY SURFACES	●			●	
WASTE RECEPTACLES	●				●
WATER FOUNTAINS		●			





**FRANK C. "TOOTIE" ADLER PARK**  
 NORTH BEACH ROAD AND CAMBRIDGE STREET  
 DANIA BEACH, FLORIDA

FIGURE 22 – ADLER PARK AERIAL

### FRANK C. "TOOTIE" ADLER PARK

#### Park Location and Urban Context

Frank C. "Tootie" Adler Park is an active recreation community park located on approximately 1.71 acres on North Beach Road at the ramp for East Dania Beach Boulevard. The eastern edge of the park overlooks the beach and Atlantic Ocean, while the south is edged by Cambridge Street.

#### Issues and Opportunities

The following issues and opportunities are presented within the park:

- The park suffered significant damage due to Hurricane Irma.
  - Overall condition is substandard, including damaged landscape/tree canopy.
- Tiki huts are in poor condition due to combination of age and exposure to salt water and the elements.
  - All of the tiki huts require reconstruction.
- Playground equipment is antiquated and worn out.
  - Playground can be outfitted with new, updated equipment, including shade structures, suitable playground surfaces, and additional seating areas.
  - Updated site furnishings such as benches, picnic tables, and waste receptacles could be installed.
- Sidewalk space connecting playground/tiki huts to concession restaurant and bathrooms is inadequate.
  - Network of sidewalks should be redesigned to maximize connectivity across the totality of the park.

PARK INVENTORY	AVAILABILITY		CONDITION		
	YES	NO	GOOD	FAIR	POOR
BASEBALL FIELD		●			
BASKETBALL COURT		●			
BIKE RACKS	●			●	
BOAT LAUNCH/DOCK		●			
COMMUNITY CENTER		●			
ENTRY SIGNS	●			●	
EXERCISE EQUIPMENT		●			
FENCING AND WALLS		●			
FIELD LIGHTING		●			
FIELD STORAGE		●			
FOOTBALL FIELD		●			
GENERAL LANDSCAPING	●				●
PARKING	●			●	
PARK LIGHTING		●			
PARKING LOT LIGHTING	●			●	
PLAYGROUND EQUIPMENT	●			●	
PLAYGROUND SURFACES	●				●
RAQUETBALL COURTS		●			
RESTROOMS		●			
SEATING AND FURNITURE	●				●
SHADE STRUCTURE		●			
SKATING FACILITIES		●			
SOCCER FIELD		●			
SOD	●				●
SWIMMING POOL		●			
TENNIS COURTS		●			
TREE CANOPY		●			
WALKWAY SURFACES		●			
WASTE RECEPTACLES	●				●
WATER FOUNTAINS	●			●	





## FROST PARK

300 NE 2ND STREET  
DANIA BEACH, FLORIDA

FIGURE 23 – FROST PARK AERIAL

### FROST PARK

#### Park Location and Urban Context

Frost Park is an active recreation community park located on approximately 8.55 acres east of S. Federal Highway (US1) and north of Dania Beach Boulevard at 300 N.E. 2nd Street. The park is accessed from these two major roadways at its edges.

The park is bordered to the east, across the Fronton Boulevard parking area, by the Dania Beach Casino. The surrounding neighborhood to the west, east, and south is predominantly composed of one-story single family homes and duplex multifamily buildings.

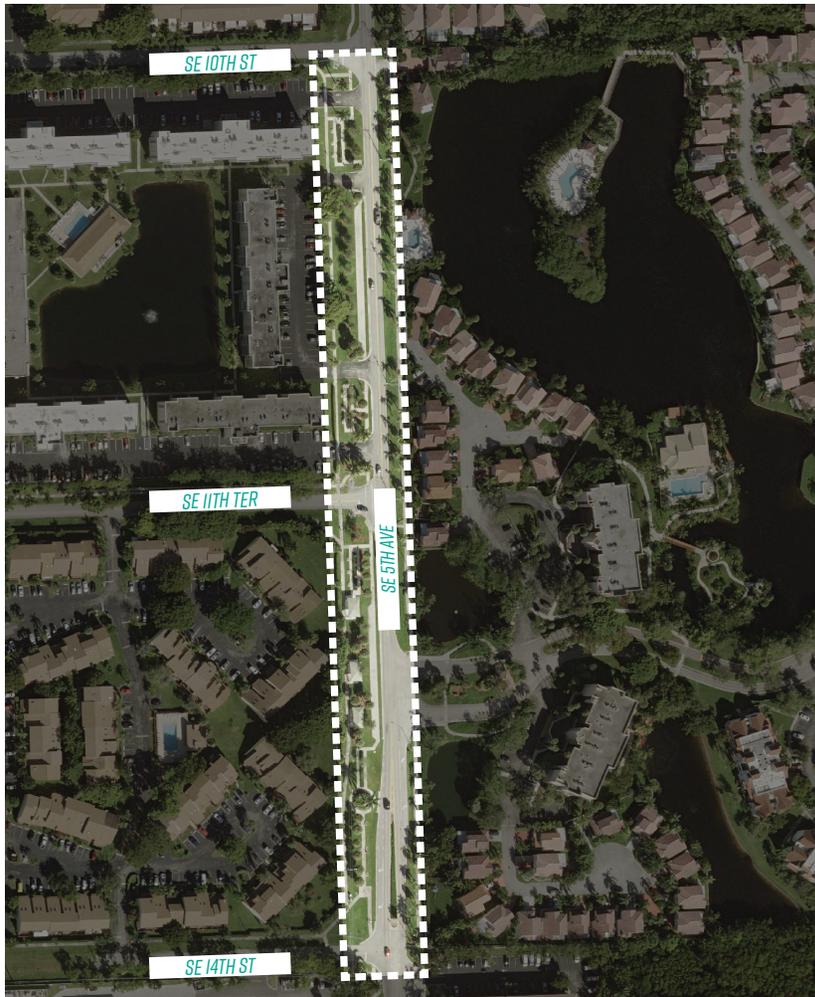
#### Issues and Opportunities

The following issues and opportunities are presented within the park:

- Overall, while the park is in good condition, the building, office, and flexible activity spaces have a lack of interior storage space.
- The building is disjointed and separate from the outdoor activity spaces.
  - Connecting the building visually with exterior spaces would enhance views and improve security.
- The open field space does not drain well due to uneven surfaces that collect water during rainstorms.
  - New drainage patterns should be designed and implemented.
- Lack of a rectangular sports field, underutilized baseball fields, and no pickleball court
  - Fields should be redesigned and reconfigured to reflect community needs, demands, and utilization patterns

PARK INVENTORY	AVAILABILITY		CONDITION		
	YES	NO	GOOD	FAIR	POOR
BASEBALL FIELD	●			●	
BASKETBALL COURT	●		●		
BIKE RACKS	●			●	
BOAT LAUNCH/DOCK		●			
COMMUNITY CENTER	●			●	
ENTRY SIGNS	●		●		
EXERCISE EQUIPMENT	●			●	
FENCING AND WALLS	●				●
FIELD LIGHTING	●			●	
FIELD STORAGE	●			●	
FOOTBALL FIELD		●			
GENERAL LANDSCAPING	●		●		
PARKING	●		●		
PARK LIGHTING	●			●	
PARKING LOT LIGHTING	●			●	
PLAYGROUND EQUIPMENT	●			●	
PLAYGROUND SURFACES	●				●
RAQUETBALL COURTS	●				●
RESTROOMS	●			●	
SEATING AND FURNITURE	●				●
SHADE STRUCTURE	●			●	
SKATING FACILITIES	●			●	
SOCCER FIELD		●			
SOD	●		●		
SWIMMING POOL		●			
TENNIS COURTS	●			●	
TREE CANOPY	●		●		
WALKWAY SURFACES	●			●	
WASTE RECEPTACLES	●				●
WATER FOUNTAINS		●			





## LINEAR PARK

SE 5TH AVENUE (FROM S.E. 10TH STREET TO S.E. 14TH STREET)  
DANIA BEACH, FLORIDA

FIGURE 24 — LINEAR PARK AERIAL

### LINEAR PARK

#### Park Location and Urban Context

The Linear Park is an active neighborhood park, approximately 50 feet wide alongside S.E. 5th Avenue, extending the length of four blocks from S.E. 10th Street to S.E. 14th Street.

#### Issues and Opportunities

Given the existing conditions, there are no major issues/opportunities identified for the park.

PARK INVENTORY	AVAILABILITY		CONDITION		
	YES	NO	GOOD	FAIR	POOR
BASEBALL FIELD		●			
BASKETBALL COURT		●			
BIKE RACKS		●			
BOAT LAUNCH/DOCK		●			
COMMUNITY CENTER		●			
ENTRY SIGNS		●			
EXERCISE EQUIPMENT	●		●		
FENCING AND WALLS		●			
FIELD LIGHTING		●			
FIELD STORAGE		●			
FOOTBALL FIELD		●			
GENERAL LANDSCAPING	●		●		
PARKING		●			
PARK LIGHTING		●			
PARKING LOT LIGHTING		●			
PLAYGROUND EQUIPMENT		●			
PLAYGROUND SURFACES		●			
RAQUETBALL COURTS		●			
RESTROOMS		●			
SEATING AND FURNITURE	●		●		
SHADE STRUCTURE	●		●		
SKATING FACILITIES		●			
SOCCER FIELD		●			
SOD	●		●		
SWIMMING POOL		●			
TENNIS COURTS		●			
TREE CANOPY	●			●	
WALKWAY SURFACES	●		●		
WASTE RECEPTACLES	●		●		
WATER FOUNTAINS		●			





# 4

## NEEDS ASSESSMENT







## 4.1 COMMUNITY SURVEY SUMMARY

ETC Institute administered a needs assessment during the fall of 2018 for the City of Dania Beach to evaluate its parks, recreation, programs, cultural arts, events, and open space. After conducting this comprehensive study, the City will create a Parks and Recreation Master Plan to guide the future of parks and recreation services in the community. The results of the study will be used to better understand the residents' priorities for parks, sports facilities, recreation, social, and cultural programs and services within the community of Dania Beach.

### METHODOLOGY

ETC Institute mailed a survey packet to a random sample of households in the City of Dania Beach. Each survey packet contained a cover letter, copy of the survey, and postage-paid return envelope. Residents who received the survey were given the option of returning the survey by mail or completing it online at [www.CityofDaniaBeachParkSurvey.org](http://www.CityofDaniaBeachParkSurvey.org).

Ten days after the surveys were mailed, ETC Institute sent emails and placed phone calls to the households that received the survey to encourage participation. The emails contained a link to the online version

of the survey to make it easy for residents to complete. To prevent people who were not residents of Dania Beach from participating, everyone who completed the survey online was required to enter their home address prior to submitting the survey. ETC Institute then matched the addresses entered online with the addresses originally selected for the random sample. If the address from a survey completed online did not match one of the addresses selected for the sample, the online survey was not counted.

The goal was to obtain completed surveys from at least 400 residents. This goal was exceeded with a total of 419 residents completing the survey. The overall results for the sample of 419 households have a precision of at least +/-4.75% at the 95% level of confidence.

This report contains the following:

- Charts showing the overall results of the survey (Section 1)
- Priority Investment Rating (PIR) that identifies priorities for facilities and programs (Section 2)

- Benchmarking analysis comparing the City's results to national results (Section 3)
- Tabular data showing the overall results for all questions on the survey (Section 4)

The major findings of the survey are summarized on the following pages.

### OVERALL PARTICIPATION AND SATISFACTION OF CITY PARKS

#### Park Use

More than half (64%) of respondents indicated that they had visited Frost Park during the past year. The three parks that respondent households indicated they had visited most often, based on the sum of respondents' top two choices, were: Frost Park (46%), C.W. Thomas Park (12%), and P.J. Meli Aquatic Center Park (12%). Survey respondents indicated that they or members of their household visit parks in the City of Dania Beach: almost daily (13%), at least once per week (22%), at least once per month (17%), a few times per year (24%), and seldom or never (22%).

#### Park Satisfaction

The overall satisfaction respondents have with the parks provided by the City of Dania Beach Parks Department, as indicated by respondent households, were fifteen percent (15%) as "very satisfied," 35% of respondents were "satisfied," 23% of respondents were "neutral," 6% of respondents were "dissatisfied," and 4% of respondents were "very dissatisfied."

### OVERALL PARTICIPATION AND SATISFACTION OF PROGRAMS

#### Program Participation

Thirty nine percent (39%) of respondents indicated that, over the last five years, they or members of their household have participated in special events, 16% in fitness activities, and 12% in senior programs.

#### Program Ratings

Ten percent (10%) of respondent households indicated they were "very satisfied" with the programs offered by the City of Dania Beach, 26% were "satisfied," 24% were "neutral," 6% were "dissatisfied," and 3% of respondents were "very dissatisfied."

### FACILITY/AMENITY NEEDS AND PRIORITIES

#### Facility/Amenity Needs

Respondents were asked to identify their households' needs for 29 types of recreation facilities and amenities and rate how well their needs for each were currently being met. Based on this analysis, ETC Institute was able to estimate the number of households in the community that had the greatest unmet needs for various facilities.

The four recreation facilities identified as needed by the highest percentage of households were: walking and hiking trails (66%), natural areas/nature parks (59%), paved bike trails (57%), and picnic shelters/areas (51%). ETC Institute estimates that, of the approximately 15,505 households in the City of Dania Beach, 10,171 households have a need for walking and hiking trails, 9,179 households have a need for natural areas/nature parks, and 8,884 households have a need for paved bike trails.

ETC Institute estimates that some 7,161 City of Dania Beach households have unmet needs for walking and hiking trails, 6,770 households have unmet needs for paved bike trails, and 5,791 households have unmet needs for a fitness center/spa.

The estimated number of households that have unmet needs for each of the 29 facilities and amenities that were assessed is shown in Figure 25.

**Q12. Estimated Number of Households Whose Needs for Facilities/Amenities Are Being Not Met or Partly Met**

*by number of households based on 15,505 households in the City of Dania Beach, FL*

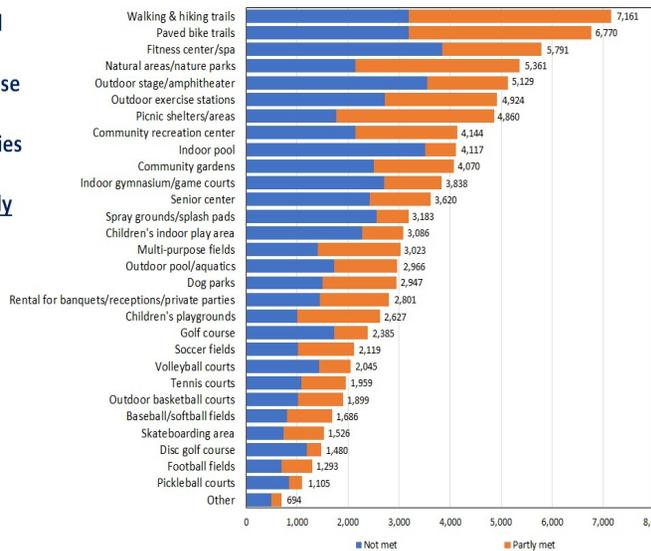


FIGURE 25 – ESTIMATED HOUSEHOLDS WHOSE NEEDS FOR FACILITIES/AMENITIES ARE BEING NOT MET OR PARTLY MET

**Facility/Amenity Importance**

In addition to assessing the needs for each facility, ETC Institute also assessed the importance that residents placed on each facility. Based on the sum of respondents' top four choices, the four most important facilities to residents were:

- walking and hiking trails (43%),
- paved bike trails (29%),
- natural areas/nature parks (28%), and
- dog parks (19%)

The percentage of residents who selected each facility as one of their top four choices is shown in Figure 26.

**Priorities for Facility/Amenity Investments**

The **Priority Investment Rating (PIR)** was developed by ETC Institute

**Q13. Facilities/Amenities Most Important to Households**

*by percentage of respondents who selected the items as one of their top four choices*

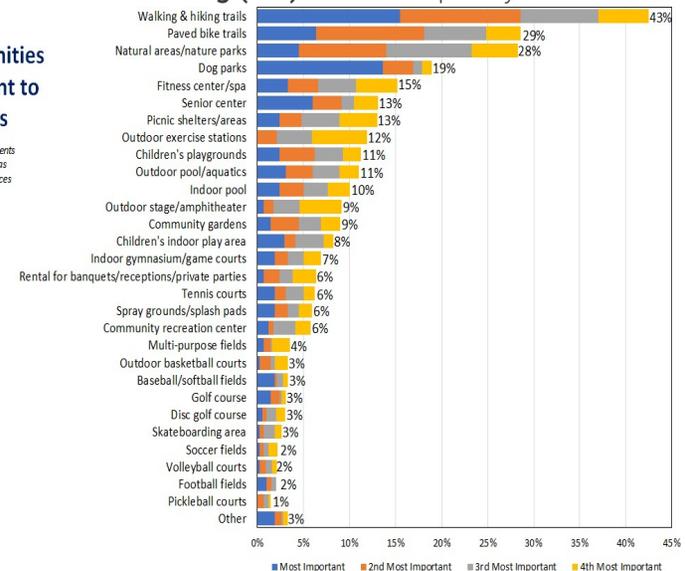


FIGURE 26 – FACILITIES/AMENITIES MOST IMPORTANT TO HOUSEHOLDS

to provide organizations with an objective tool for evaluating the priority that should be placed on Parks and Recreation investments. The

**Priority Investment Rating (PIR)** equally weights (1) the importance that residents place on facilities and (2) how many residents have unmet needs for the facility. [Details regarding the methodology for this analysis are provided in Section 2 of this report.]

Based the **Priority Investment Rating (PIR)**, the following four facilities were rated as high priorities for investment:

- Walking and hiking trails (PIR=200)
- Paved bike trails (PIR=162)
- Natural areas/nature parks (PIR=141)
- Fitness center/spa (PIR=117)

Figure 27 shows the **Priority Investment Rating (PIR)** for each of the 29 facilities that were assessed on the survey.

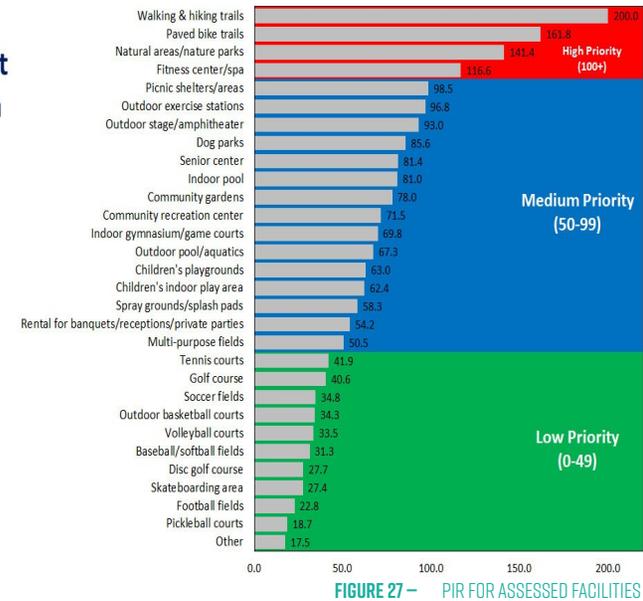
**PROGRAM/ACTIVITY NEEDS AND PRIORITIES**

**Program/Activity Needs**

Respondents were also asked to identify their households’ needs for 17 recreational programs and rate how well their needs for each program were currently being met. Based on this analysis, ETC Institute was able to estimate the number of households in the community that had unmet needs for each program.

The four programs/activities identified as needed by the highest percentage of households were: adult fitness/wellness (62%), summer concerts (57%), special events (53%), and nature programs (48%). ETC Institute estimates that 9,629 of the approximately 15,505 households in the City of Dania Beach have a need for adult fitness/ wellness programs, 8,776 households have a need for summer concerts, and

**Top Priorities for Investment for Recreation Facilities Based on the Priority Investment Rating**



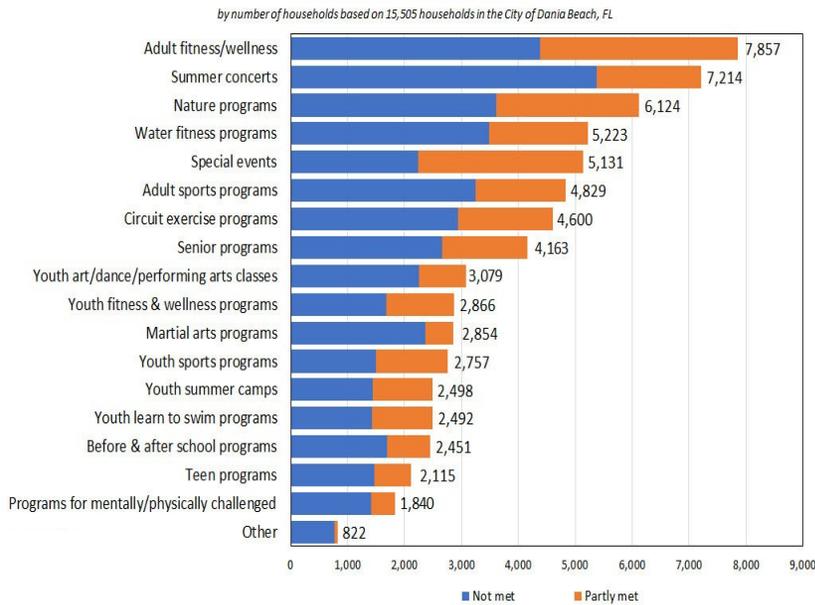
8,171 households have a need for special events.

ETC Institute estimates that 7,857 City of Dania Beach households have unmet needs for adult fitness/wellness programs, 7,214 households have unmet needs for summer concerts, and 6,124 households have unmet needs for nature programs. The estimated number of households that have unmet needs for each of the 17 programs that were assessed is shown in Figure 28.

**Program/Activity Importance**

In addition to assessing the needs for each program, ETC Institute also assessed the importance that residents placed on each program. Based on the sum of respondents’ top four choices, the four most important programs to residents were:

**Q15. Estimated Number of Households Whose Needs for Programs are Being Not Met or Partly Met**



**FIGURE 28 – ESTIMATED NUMBER OF HOUSEHOLDS WHOSE NEEDS FOR PROGRAMS ARE BEING NOT MET OR PARTLY MET**

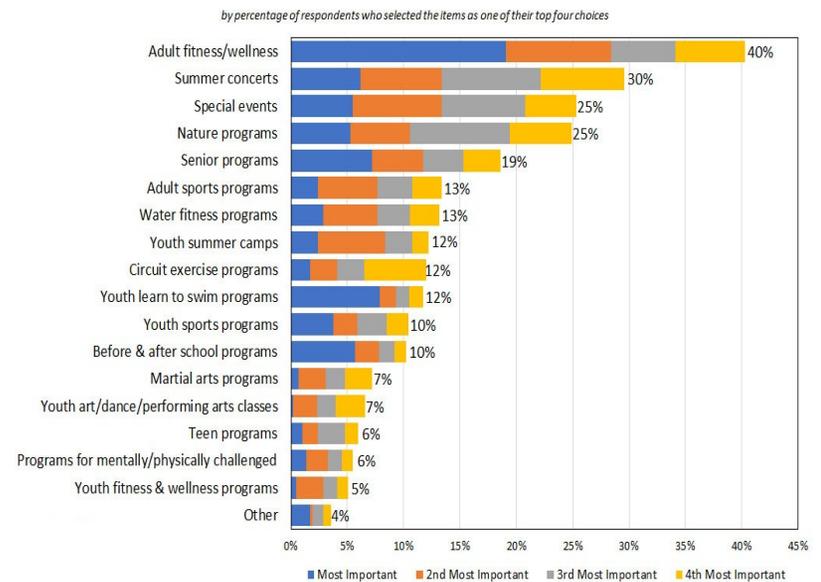
- adult fitness/wellness
- special events (25%), and (40%),
- summer concerts (30%),
- nature programs (25%).

The percentage of residents who selected each program as one of their top four choices is shown in Figure 29.

**Priorities for Program/Activity Investments**

Based on the Priority Investment Rating (PIR), which was described briefly on Page iv of this Executive Summary and is described in more detail in Section 2 of this report, the following four programs were rated as “high priorities” for investment:

**Q16. Programs That Are Most Important to Households**



**FIGURE 29 – PROGRAMS THAT ARE MOST IMPORTANT TO HOUSEHOLDS**

- Adult fitness/wellness (PIR=200)
- Summer concerts (PIR=165)
- Nature programs (PIR=140)
- Special events (PIR=128)

Figure 30 shows the **Priority Investment Rating (PIR)** for each of the 17 programs that were rated.

**Top Priorities for Investment for Recreation Programs Based on the Priority Investment Rating**

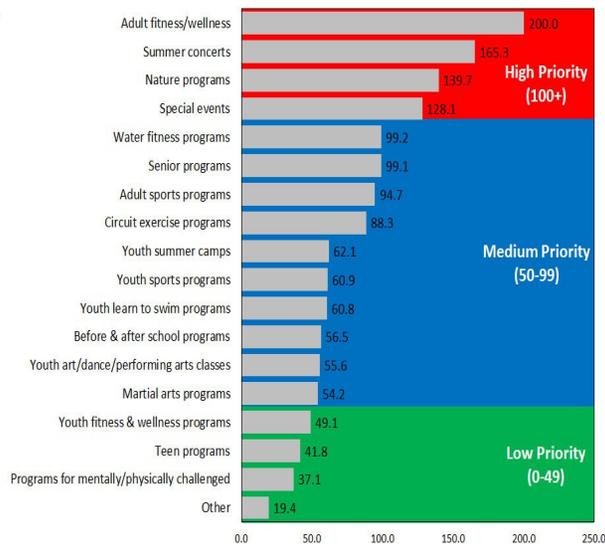


FIGURE 30 – TOP PRIORITIES FOR INVESTMENT FOR RECREATION PROGRAMS BASED ON PIR

**ADDITIONAL FINDINGS**

The top sources of information that respondent households indicated they use as their primary source for information about City of Dania Beach Parks Department related events and programs were the internet (31%) and by word of mouth (23%).

More than half (52%) of respondents indicated they or members of their household use Broward County for recreation programs and facilities.

Fifty-one percent (51%) of respondents indicated that they or members of their household currently utilize Frost Park.

The top three from a list of ten factors that respondent households indicated as the reasons they do not use parks and recreation programs more frequently were: don't know what's offered/available (49%), lack

of quality programs (16%), and program or facility not offered (16%).

The highest level of agreement with various statements, based on the sum of "strongly agree" and "agree" responses among residents who had an opinion, were: It is important to connect parks and open space in Dania Beach (86%), Dania Beach parks enhance the quality of life for residents in the community (74%), and Dania Beach parks increase property values in the community (70%).

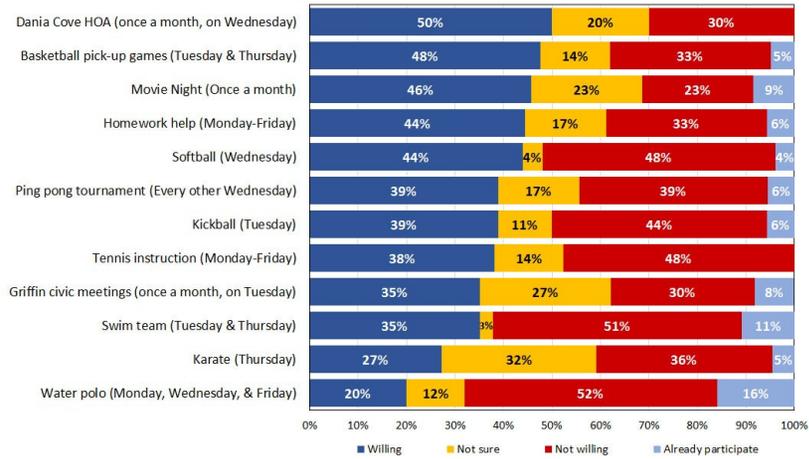
From a list of 12 various programs/activities currently offered at the P.J. Meli Recreation Center, respondent households indicated which ones they were aware of. Thirteen percent (13%) of respondents were aware of both Movie Night and Griffin civic meetings, and 12% were aware of the swim team. Figure 31 shows the willingness of respondent households that are aware of a specific program/activity to participate in that program/activity.

From a list of 11 various programs/activities currently offered at C.W. Thomas Park, respondent households indicated whether they were aware of the programs/activities that were happening. Thirteen percent (13%) of respondents were aware of the Gracefully Aging program, Walk Around the Park, and adult computer classes. Figure 32 shows the willingness of respondent households that are aware of the specific program/activity to participate in each respective program/activity.

The facilities/amenities that respondent households indicated they would use most if developed by the City of Dania Beach, based on respondents' top four survey choices, were: walking and hiking trails (39%), paved bike trails (27%), and natural areas/nature parks (25%). The programs/activities that respondent households indicated they would use most, based on respondents' top four choices, were: adult fitness/wellness (25%), special events (20%), and summer concerts (19%).

**Q18. If "YES," please indicate how likely you would be to participate in it.**

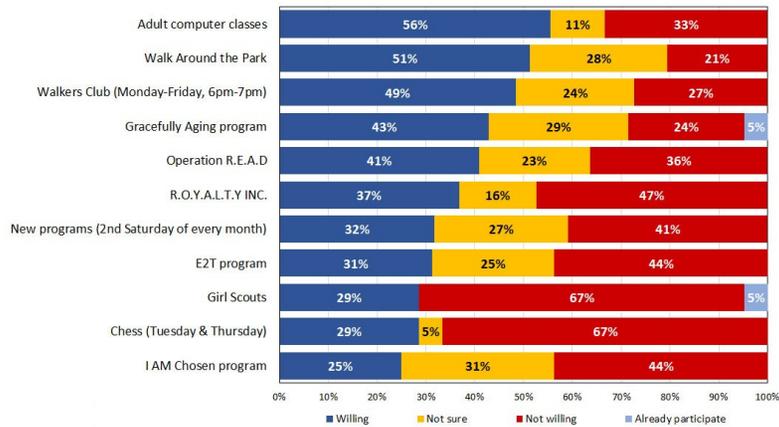
*by percentage of respondents (excluding "not provided")*



**FIGURE 31 – RESPONDENT WILLINGNESS TO PARTICIPATE IN PROGRAM/ACTIVITY**

**Q19. If "YES," please indicate how likely you would be to participate in it.**

*by percentage of respondents (excluding "not provided")*



**FIGURE 32 – RESPONDENT WILLINGNESS TO PARTICIPATE IN PROGRAM/ACTIVITY**

**RECOMMENDATIONS**

To ensure that the City of Dania Beach meets the needs and expectations of the community, ETC Institute recommends that the Parks and Recreation Department sustain and/or improve performance in areas that were identified as “high priorities” by the **Priority Investment Rating (PIR)**. The facilities and programs with the notable PIR ratings are listed below.

**Facility Priorities**

- Natural areas/nature parks (PIR=141)
- Fitness center/spa (PIR=117)

**Programming/Activity Priorities**

- Adult fitness/wellness (PIR=200)
- Summer concerts (PIR=165)

## 4.2 DEMOGRAPHIC ANALYSIS

DEMOGRAPHIC SUMMARY	
POPULATION	
2010 CENSUS	29,639 <sup>1</sup>
2018 ESTIMATE	32,014
2023 ESTIMATE	33,614
HOUSEHOLDS	
2010 CENSUS	12,877
2018 ESTIMATE	13,653
2023 ESTIMATE	14,233
FAMILIES	
2010 CENSUS	7,234
2018 ESTIMATE	7,708
2023 ESTIMATE	8,030
AVERAGE HOUSEHOLD SIZE	
2010 CENSUS	2.28
2018 ESTIMATE	2.32
2023 ESTIMATE	2.34
ETHNICITY (2018 ESTIMATE)	
HISPANIC	28.2%
WHITE	65.0%
BLACK	24.5%
AMERICAN INDIAN	0.4%
ASIAN	2.5%
PACIFIC ISLANDER	0.0%
OTHER	4.3%
MULTIPLE	3.2%

<sup>1</sup> 200-2010 Census, Dania Beach experienced a 9.5% increase in population

TABLE 1 – DANIA BEACH DEMOGRAPHIC SUMMARY

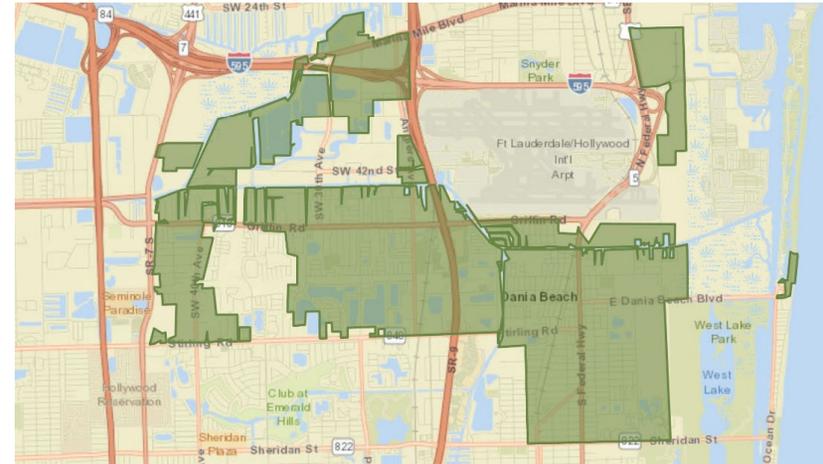


FIGURE 33 – SERVICE AREAS MAP

### AGE AND INCOME

The median age of residents and household income levels in the City of Dania Beach are compared with those statewide and nationally, as both factors are secondary determinants of participation in recreation activities. The lower the median age, the higher the participation rates are for most activities. The level of participation also increases as the median income level goes up.

MEDIAN AGE			
	2010 CENSUS	2018 PROJECTION	2023 PROJECTION
DANIA BEACH	41.1	42.7	43.7
STATE OF FLORIDA	40.8	42.3	42.8
NATIONALLY	37.1	38.3	39.0

TABLE 2 – MEDIAN AGE TABLE

The median age of residents in Dania Beach (Table 2) is slightly older than that of residents of the State of Florida and the United States. A lower median age typically reflects the presence of families with children.

**HOUSEHOLDS WITH CHILDREN**

The information contained in Table 3 further highlights the presence of families with children. As a point of comparison, in the 2010 Census, 33.4% of households nationally had children present.

HOUSEHOLDS WITH CHILDREN		
	NUMBER OF HOUSEHOLDS WITH CHILDREN	PERCENTAGE OF HOUSEHOLDS WITH CHILDREN
DANIA BEACH	3,247	25.2%
STATE OF FLORIDA	2,209,965	29.8%

TABLE 3 – HOUSEHOLDS WITH CHILDREN TABLE

**MEDIAN HOUSEHOLD INCOME**

Based on 2018 projections for median household income, the following narrative describes the service areas.

In Dania Beach, the percentage of households with median income (Table 4) of over \$50,000 per year is 48.5% compared to 55.9% on a national level. Furthermore, the percentage of the households in the service area with median income less than \$25,000 per year is 23.0% compared to a national level of 21.5%.

While there is no perfect indicator of use of an indoor recreation facility, the percentage of households with more than \$50,000 median income is a key indicator. Therefore, those numbers are significant and balanced with the overall cost of living.

MEDIAN HOUSEHOLD INCOME		
	2018 PROJECTION	2023 PROJECTION
DANIA BEACH	\$48,191	\$54,833
STATE OF FLORIDA	\$52,098	\$59,013
NATIONALLY	\$58,100	\$65,727

TABLE 4 – MEDIAN HOUSEHOLD INCOME TABLE

**HOUSEHOLD BUDGET EXPENDITURES**

In addition to median age and median income, it is important to examine household budget expenditures (Table 5). In particular, reviewing housing information; shelter, utilities, fuel, and public services along with entertainment and recreation can provide a snapshot of the cost of living and spending patterns in Dania Beach.

The total number of housing units in Dania Beach is 15,671, and 82.2% (12,877 units) are occupied. The total vacancy rate for the service area is 6.2%. Of the available units:

- For rent (5.7%)
- Rented, not occupied (0.2%)
- For sale (1.9%)
- Sold, not occupied (0.3%)
- For seasonal use (8.0%)
- Other vacant (1.8%)

HOUSEHOLD BUDGET EXPENDITURES <sup>2</sup>			
DANIA BEACH	SPI	AVERAGE AMOUNT SPENT	PERCENT
HOUSING	83	\$17,963.72	31.0%
SHELTER	83	\$13,869.54	23.9%
UTILITIES, FUEL, PUBLIC SERVICE	83	\$4,094.18	7.1%
ENTERTAINMENT AND RECREATION	81	\$2,603.48	4.5%
STATE OF FLORIDA	SPI	AVERAGE AMOUNT SPENT	PERCENT
HOUSING	91	\$19,763.27	30.5%
SHELTER	90	\$15,188.52	23.5%
UTILITIES, FUEL, PUBLIC SERVICE	92	\$4,574.75	7.1%
ENTERTAINMENT AND RECREATION	91	\$2,926.02	4.5%

TABLE 5 – HOUSEHOLD BUDGET EXPENDITURES TABLE

**SPI:** Spending Potential Index as compared to the national index of 100.

**Average Amount Spent:** The average amount spent per household.

**Percent:** Percent of the total 100% of household expenditures.

Note: Shelter, Utilities, Fuel, and Public Service compose the Housing Percentage.

2 Consumer Spending data are derived from the 2004 and 2005 Consumer Expenditure Surveys, Bureau of Labor Statistics. ESRI forecasts for 2018 and 2023

### RECREATION EXPENDITURES SPENDING POTENTIAL INDEX

Finally, through the demographic provider that B\*K utilizes for the market analysis portion of the report, we can examine the overall propensity of households to spend dollars on recreation activities (Table 6). The following comparisons are possible.

RECREATION EXPENDITURES SPENDING POTENTIAL INDEX <sup>3</sup>		
DANIA BEACH	SPI	AVERAGE SPENT
FEES FOR PARTICIPANT SPORTS	75	\$44.73
FEES FOR RECREATIONAL LESSONS	80	\$90.46
SOCIAL, RECREATION, CLUB MEMBERSHIP	74	\$102.06
EXERCISE EQUIPMENT/GAME TABLES	79	\$141.64
OTHER SPORTS EQUIPMENT	79	\$6.05
STATE OF FLORIDA	SPI	AVERAGE SPENT
FEES FOR PARTICIPANT SPORTS	87	\$51.45
FEES FOR RECREATIONAL LESSONS	84	\$115.57
SOCIAL, RECREATION, CLUB MEMBERSHIP	89	\$200.65
EXERCISE EQUIPMENT/GAME TABLES	87	\$49.92
OTHER SPORTS EQUIPMENT	87	\$6.70

TABLE 6 – RECREATION EXPENDITURES SPENDING POTENTIAL INDEX TABLE

**SPI:** Spending Potential Index as compared to the national index of 100.

**Average Amount Spent:** The average amount spent per household.

3 Consumer Spending data are derived from the 2006 and 2007 Consumer Expenditure Surveys, Bureau of Labor Statistics

### POPULATION DISTRIBUTION BY AGE

Utilizing census information for Dania Beach, the following comparisons are possible. The demographic makeup of Dania Beach, when compared to the characteristics of the national population, indicates a larger population in the older age groups, 25+, and a smaller population in the younger age groups under 5, 6-17, and 18-24. The greatest positive variance is in the 55-64 age group with +2.0%, while the greatest negative variance is in the 6-17 age group with -2.6%.

**ETHNICITY AND RACE**

Shown below is the distribution of the population by ethnicity (Table 7) and race (Table 8) for Dania Beach, based on 2018 population projections. These numbers were developed from 2010 Census Data.

DANIA BEACH ETHNIC POPULATION AND MEDIAN AGE 2018 (US CENSUS BUREAU AND ESRI)				
ETHNICITY	TOTAL POPULATION	MEDIAN AGE	% OF POPULATION	% OF FL POPULATION
HISPANIC	9,034	35.0	28.2%	25.9%

TABLE 7 – DANIA BEACH ETHNIC POPULATION AND MEDIAN AGE TABLE

DANIA BEACH BY RACE AND MEDIAN AGE 2018 (US CENSUS BUREAU AND ESRI)				
ETHNICITY	TOTAL POPULATION	MEDIAN AGE	% OF POPULATION	% OF FL POPULATION
WHITE	20,815	48.7	65.0%	73.0%
BLACK	7,852	32.3	24.5%	16.4%
AMERICAN INDIAN	115	38.8	0.4%	0.4%
ASIAN	798	40.1	2.5%	2.8%
PACIFIC ISLANDER	14	45.0	0.0%	0.1%
OTHER	1,391	31.1	4.3%	4.3%
MULTIPLE	1,016	29.4	3.2%	3.0%

TABLE 8 – DANIA BEACH BY RACE AND MEDIAN AGE 2018 TABLE

**PARTICIPATION, TRENDS, AND PROVIDERS**

**Summary of Sports Participation:** The following Table 9 summarizes participation for activities utilizing information from the 2017 National Sporting Goods Association survey.

SPORTS PARTICIPATION SUMMARY		
SPORT	NATIONAL RANK <sup>4</sup>	NATIONAL PARTICIPATION (MILLIONS)
EXERCISE WALKING	1	105.7
EXERCISING WITH EQUIPMENT	2	57.1
SWIMMING	3	45.6
AEROBIC EXERCISING	4	45.6
RUNNING/JOGGING	5	44.9
WORKOUT @ CLUB	8	37.8
BICYCLE RIDING	9	36.2
WEIGHT LIFTING	10	35.6
YOGA	13	29.6
BASKETBALL	14	24.6
SOCCER	20	14.3
TENNIS	22	12.3
BASEBALL	23	12.1
VOLLEYBALL	24	10.5
SOFTBALL	27	9.8
FOOTBALL (TOUCH)	28	9.5
FOOTBALL (TACKLE)	34	7.5
FOOTBALL (FLAG)	35	7.5
GYMNASTICS	36	6.0

TABLE 9 – SPORTS PARTICIPATION SUMMARY TABLE

**National Rank:** Popularity of sport based on national survey

**National Participation:** Population that participate in this sport on national survey

4 This rank is based upon the 55 activities reported on by NSGA in their 2017 survey instrument

**PARTICIPATION BY AGE GROUP**

Within the NSGA survey, participation is broken down by age groups (Table 10). As such B\*K can identify the top three age groups participating in the activities reflected in this report.

**SPORTS PARTICIPATION TRENDS**

Table 11 lists several sports activities and the percentage of growth or decline that each has experienced nationally over the last ten years (2008-2017).

PARTICIPATION BY AGE GROUP			
ACTIVITY	LARGEST	SECOND LARGEST	THIRD LARGEST
AEROBIC EXERCISING	35-44	25-34	45-54
BASEBALL	12-17	7-11	25-34
BASKETBALL	12-17	25-34	18-24
EXERCISE WALKING	55-64	45-54	65-74
EXERCISING W/ EQUIPMENT	45-54	35-44	25-34/55-64
FOOTBALL (FLAG)	7-11	12-17	25-34
FOOTBALL (TACKLE)	12-17	25-34	18-24
FOOTBALL (TOUCH)	12-17	25-34	7-11
HIKING	25-34	45-54	35-44
PILATES	25-34	35-44	45-54
RUNNING/JOGGING	25-34	35-44	18-24
SKATEBOARDING	12-17	18-24	7-11
SOCCER	7-11	12-17	25-34
SOFTBALL	12-17	25-34	7-11
SWIMMING	35-44	45-54	12-17
TABLE TENNIS/PING PONG	25-34	18-24	35-44
TENNIS	25-34	35-44	45-54
VOLLEYBALL	12-17	25-34	18-24
WEIGHT LIFTING	25-34	35-44	45-54
YOGA	25-34	35-44	45-54

TABLE 10 – PARTICIPATION BY AGE GROUP TABLE

NATIONAL ACTIVITY TREND (IN MILLIONS)			
ACTIVITY	2008 PARTICIPATION	2017 PARTICIPATION	PERCENT CHANGE
YOGA	130	29.6	127.7%
GYMNASTICS	3.9	6.0	53.8%
RUNNING/JOGGING	30.9	43.8	41.7%
AEROBIC EXERCISING	32.2	44.9	39.4%
EXERCISE WALKING	96.6	104.5	8.2%
WEIGHT LIFTING	33.9	36.5	7.7%
SOCCER	13.5	14.3	5.9%
FOOTBALL (TOUCH)	9.3	9.5	2.2%
EXERCISING W/ EQUIPMENT	55.0	55.5	0.9%
SCUBA DIVING (OPEN WATER)	2.5	2.5	0.0%
TENNIS	12.6	12.3	-2.4%
FOOTBALL (FLAG)	6.7	6.5	-3.0%
BASKETBALL	25.7	24.6	-4.3%
BASEBALL	13.3	12.1	-9.0%
SWIMMING	53.5	47.9	-10.5%
VOLLEYBALL	12.2	10.5	-13.9%
SOFTBALL	12.8	9.8	-23.4%
SKATEBOARDING	9.8	5.5	-43.9%

TABLE 11 – NATIONAL ACTIVITY TRENDS TABLE (INCREASING IN POPULARITY)

**2017 Participation:** The number of participants per year in the activity (in millions) in the United States.

**2008 Participation:** The number of participants per year in the activity (in millions) in the United States.

**Percent Change:** The percent change in the level of participation from 2008 to 2017.

**LEVEL OF SERVICE ANALYSIS (LOS)**

Through its Comprehensive Plan, the City has adopted some basic level of service (LOS) figures for parks. Adopted in 2004, the Parks Open Space and Recreation Element of the Comprehensive Plan establishes recreation levels of service for the City of Dania Beach. The overall established LOS is three acres per 1,000 populations.

CITY DISTRIBUTION OF PARKLAND AREA		
PARK FACILITY	NUMBER OF PARKS	TOTAL ACREAGE
MINI PARKS	8	9.76
NEIGHBORHOOD PARKS	3	26.9
SPECIAL FACILITIES	35	61.8
BEACH FACILITIES	2	29.37
SUB-TOTAL CITY-OPERATED FACILITIES	18	127.83
NATURAL AREAS		130
TOTAL PARK AND RECREATION AREAS		257.83

TABLE 12 – CITY DISTRIBUTION OF PARKLAND AREA

The LOS established in the Comprehensive Plan does not further divide the requirements by park type. The three acres per 1,000 population adopted LOS for the City of Dania Beach for neighborhood parks is the same as the Broward County mandated LOS standard of three acres per 1,000 population. This minimum requirement must be met to have the land use plans recertified by Broward County. Note that, for Broward County unincorporated areas, there is the requirement of an additional three acres per 1,000 population for regional parks.

PARK CLASSIFICATION	
<b>COMMUNITY PARKS</b>	<b>LAND AREA (ACRES)</b>
FROST PARK	8.55
C.W. THOMAS PARK	6.05
P.J. MELI AQUATIC CENTER PARK	12.30
<b>MINI PARKS</b>	<b>LAND AREA (ACRES)</b>
CHESTER BYRD PARK	1.80
FRANK C. TOOTIE ADLER PARK	
LINEAR PARK	1.31
MULLIKIN PARK	0.60
NORTH SIDE GARDEN PARK (MALELEUCA)	0.59
DANIA COVE PARK	4.70
MILDRED V. JONES PARK	0.65
STAR CENTENNIAL PARK	0.11
<b>SPECIAL FACILITIES</b>	<b>LAND AREA (ACRES)</b>
I.T. PARKER COMMUNITY CENTER	20.11
S.W. COMMUNITY CENTER	0.53
TIGERTAIL DOG PARK	11.90
TIGERTAIL LAKE CENTER	27.40
GRIFFIN MARINE PARK	1.86
<b>BEACH FACILITIES</b>	<b>LAND AREA (ACRES)</b>
OCEAN PARK BEACH	26.50
MARINA	2.87
<b>TOTAL PUBLIC SPACES</b>	<b>127.83</b>
<b>NATURAL AREAS</b>	<b>LAND AREA (ACRES)</b>
DANIA SALT MARSH	130.00
<b>TOTAL PARK AND RECREATION AREAS</b>	<b>257.83</b>

TABLE 13 – PARK CLASSIFICATIONS AND AREAS

Present distribution of parkland in the City of Dania Beach, as indicated in Table 13, provides a total of 257.83 acres of parks and open space. This area count does not take into consideration Broward County Schools sites in Dania Beach nor any private recreation area.

There is no Interlocal Agreement for the after-school hours use of Broward County School recreation areas between the City and Broward County School Board. It is not unusual for cities to count school recreation sites as part of the land area required to meet comprehensive plan requirements. In the case of Dania Beach, there is no need to take the school sites' land areas into consideration.

Projected population for 2019 for the City of Dania Beach by the U.S. Census established the City's population at 32,204. The projected population for the City of Dania Beach for the year 2023 is 33,614; for the year 2030, it is 44,573.

Given the overall required LOS of three acres per 1,000 population, the City of Dania Beach presently exceeds the required park and recreation land requirements established in the Comprehensive Plan. A total of 96.04 acres of neighborhood parks is required for 2019 and is below the present available neighborhood recreation land area of 127.83 acres. This is a LOS of 3.80 per 1,000 population. See City of Dania Beach Comprehensive Plan Recreation and Open Space element.

The available neighborhood recreation lands will be enough to meet LOS requirements to the year 2030 and somewhat beyond. The population projected for 2030 will require a total of 100.8 acres of neighborhood recreation lands. In a 20-year horizon, the projected population for the year 2040 will require 133.71 acres. Should this growth be realized, it will generate a deficit of approximately of 5.88 acres.

There is a surplus of park land in the present and for the future 10 to 15 years. However, the surplus is not evenly distributed over the geographic area of the city of Dania Beach. Figure indicates the service radius of the present City of Dania Beach parks and neighborhood/community centers. Areas west of I-95 near SR 7 are lacking in available mini-parks for neighborhood use. Figure shows the distribution of parks in the City of Dania Beach and the areas that are presently lacking City parks.

The City has evaluated the geographical distribution of neighborhood centers to serve the specific areas of the City. As previously indicated, the major highways create specific sectors within the City. The area south of Sheridan Street and east of U.S. 1 is distant and separated from Frost Park and its community center. Future park development should consider the inclusion of a new park in this area and a community center to serve this sector of the City of Dania Beach.

### 4.3 SUMMARY OF STAKEHOLDER INPUT

#### COMMUNITY MEETINGS: CITIZEN INPUT

A community meeting was held at each of the City’s neighborhood parks: Frost Park, C.W. Thomas Park, and P.J. Meli Park. Holding these meetings at the community centers provided information regarding the specific needs felt by the immediate community served by the neighborhood park. By having community meetings at each of the community centers, input was gathered from the varied demographics that make up the City of Dania Beach regarding each park’s concerns, issues and opportunities.

The community meeting minutes are included in the Appendix. These participant comments touched on common themes.

- Upgrade facilities
- Expand successful uses
- Replace obsolete uses
- Provide water related

- uses
- Provide indoor spaces/ Activities
- Provide walking areas
- Increase shade in parks
- Improve accessibility

The comments gathered at the community meetings are in general consonance with park directors’ input and the Community Survey.

#### PARK DIRECTORS’ INPUT

A major thrust of the Master Plan needs assessment was to gather the input of the persons most directly related to the operation of parks, and the directors of each park. One-on-one meetings were held with each park director and a workshop was held with the City’s Park and Recreation Director for all three park directors to have an exchange of ideas on what was needed at each of the neighborhood parks. The needs identified by each parkdirector were as follows:

##### Frost Park

- More space for exercise and wellness programs
- Racquetball courts
- Tennis is popular
- Expanded and modernized fitness gym
- Locker rooms
- Showers
- Computer room not well utilized at Frost Park
- Aerobics room (mirrors, wood floor), with space for 30 people
- Summer camp room (large great room)
- Separate summer camp for kids is desirable
- Game room/arts and crafts room
- Controlled access points
- Indoor and outdoor storage
- Serving kitchen
- No concession areas are present, but there is vending

### C.W. Thomas Park

- Interior Gymnasium
- Indoor basketball
- Bleachers
- Computer room
- Fitness center
- Flex rooms (dividers)
- Multi-purpose room
- Arts and Crafts
- Pool locker room
- Basic pool without lap lanes
- Outdoor storage area
- Administration area
- Basketball and football
- Showers (accessed from inside of building)

### P.J. Meli Aquatic Center

- Competition pool
- Water park playground
- Senior programs (flex rooms with dividers)
- Group exercise (non-fixed stage)
- Serving kitchen
- Bathrooms
- Indoor shower to serve the pool patrons
- Restrooms accessible to pool (exterior access)
- Separate restrooms for the building
- Fitness rooms with more cardio
- Open space for stretching
- Mirrors
- Storage (outdoor and indoor)
- Major flooding issues (Maybe 6' below)<sup>1</sup>
- Soccer field only
- 1 basketball, 1 pickleball, and 2 tennis courts

# 5

## RECREATION SERVICES AND MANAGEMENT ASSESSMENT







The following section provides an assessment of the City of Dania Beach Parks and Recreation Department's current recreation services, management and operational practices. Information documented in this section was gathered through a series of staff interviews, facility and park tours, and a review of information and documents supplied by the Department.

## 5.1 RECREATION SERVICES ASSESSMENT

The City of Dania Beach currently has a limited offering of recreation programs and services for its citizens (Table 14).

- Like most cities in the United States, Dania Beach faces challenges in the delivery of recreation services in a cost-effective and efficient manner.
- The Parks and Recreation Department focuses the majority of its programming efforts on general programs and activities including youth sports.
- Recreation programs and services are generally planned and delivered through the three community centers in the City (Frost, C.W. Thomas and P.J. Meli) as well as the park areas that are adjacent to these facilities.
- Many of the recreation programs and services are contracted to other organizations in the City.
- The Parks and Recreation Department in 2018 began the process of taking over the management and operation of most youth team sports.
- Recreation services do not have the benefit of having well-established marketing efforts, a seasonal program brochure, computerized registration, or the use of credit cards.
- Most programs and services are low- or no- fee, especially for youth.
- The Parks and Recreation Department has very few performance measures and recordkeeping regarding recreation programs and services.

RECREATION SERVICES ASSESSMENT		
AREA	FOCUS	PROGRAMS
SPORTS	YOUTH	BASKETBALL, SOCCER, FOOTBALL, BASEBALL/SOFTBALL, T-BALL, CHEERLEADING, SPORTS WORKOUTS, GOJU KARATE
	ADULTS	BASKETBALL, KICKBALL, TENNIS
FITNESS	YOUTH	N/A
	ADULTS	WALKERS CLUB, YOGA, JAZZERCISE
CULTURAL ARTS	YOUTH	N/A
	ADULTS	N/A
AQUATICS	YOUTH	SWIM LESSONS, SWIM TEAM, WATER POLO, JR. LIFEGUARD CAMP, JR. BEACH LIFEGUARD CAMP
	ADULTS	N/A
YOUTH	YOUTH	SUMMER CAMPS, AFTER-SCHOOL, MENTORING MAKES A DIFFERENCE, I AM CHOSEN, R.O.Y.A.L.T.Y INC, GIRL SCOUTS
EDUCATION	YOUTH	E2T, OPERATION R.E.A.D. HOMEWORK HELP
	ADULTS	N/A
GENERAL INTEREST	YOUTH	LEARN TO PLAY CHESS, MOVIE NIGHT
	ADULT	COMPUTER CLASSES, KEYBOARDING, LEARN TO PLAY CHESS, CPR. MOVIE NIGHT, HOA MEETINGS
SPECIAL NEEDS	YOUTH	N/A
	ADULT	N/A
SPECIAL EVENTS	-	BEACH SAFETY DAYS, CAREER DAYS (BEACH), ARTS & SEAFOOD FESTIVAL, VINTAGE SHOW, FLEA MARKET
OUTDOOR RECREATION	-	N/A
SENIORS	-	GRACEFULLY AGING (ADULT COLORING, ART THERAPY, ASK A DOCTOR, BINGO, BRIDGE, DOMINOS, EDUCATION, FITNESS, MOVIES, COMPUTER CLASSES, SPECIAL EVENTS, MEAL PROGRAM)
TEENS	-	N/A
SELF-DIRECTED	YOUTH	DROP-IN FITNESS, DROP-IN SWIMMING, TENNIS, SKATEBOARDING
	ADULT	LAP/DROP-IN SWIMMING, FITNESS, BASKETBALL, TENNIS
SOCIAL SERVICES	-	SUMMER FEEDING PROGRAM

TABLE 14 – RECREATION SERVICES ASSESSMENT

**PROGRAMMING CLASSIFICATIONS**

The categories below represent the major areas of focus for current Dania Beach Parks and Recreation Department recreation programs and services by categories commonly found in parks and recreation agencies nationally. Program lists are based on a review of program offerings for 2018-2019 provided by the Department.

Many of these programs and services are provided by other organizations.

**PROGRAM AREA DEFINITIONS**

**Sports**

Team and individual sports such as camps, clinics, and tournaments; also includes adventure/non-traditional sports

**Fitness**

Group fitness classes, personal training, education, and nutrition

**Cultural Arts**

Performing arts classes, visual arts classes, music/video production classes and arts events

**Aquatics**

Learn-to-swim classes, aqua exercise classes, competitive swimming/diving, SCUBA, and other programs (synchro, water polo, etc.)

**Youth**

Before- and after- school programs, summer/school-break camps, and preschool

**Education**

Language programs, tutoring, science (STEM) classes, computer skills and financial planning

**General Interest**

Personal development classes

**Special Needs**

Programs for the physically and mentally impaired, as well as, inclusion programs

**Special Events**

Citywide special events that are conducted throughout the year

**Outdoor Recreation**

Environmental education, hiking, camping, kayaking, and other activities

**Seniors**

Programs and services dedicated to serving the needs of seniors; can include all of the activity areas noted above plus social service functions.

**Teens**

Programs and services focused on serving the needs of teens, which can include all of the activity areas noted above (except seniors).

**Self-Directed**

Opportunities for individuals to recreate on their own, such as open-gym, use of weight/cardio space and lap/recreational swimming. Although not an organized program, time and space must be allocated.

**Social Services**

These may include nutrition and feeding programs, job training, life skills training, and other activities such as health screenings.

**OTHER PROVIDERS**

In addition to the recreation programs and services provided directly by the Dania Beach Parks and Recreation Department, a number of other organizations provide services at facilities in the City (Table 15). Some of these are one-time events or activities. These include:

ORGANIZATION AND SERVICES
GRACEFULLY AGING
SENIOR PROGRAMMING AND SERVICES
JAZZERCIZE
FITNESS PROGRAMMING
JEFF ELLIS MANAGEMENT
JEFF ELLIS MANAGEMENT: AQUATIC FACILITY PROGRAMMING AND MANAGEMENT
BROWARD COLLEGE
MANAGES THE TIGERTAIL LAKE RECREATIONAL CENTER WHICH OFFERS A WIDE VARIETY OF OUTDOOR RECREATION OPPORTUNITIES (PRIMARILY WATER BASED).

TABLE 15 – ORGANIZATION AND SERVICES

In addition to the organizations noted above, the Dania Beach area includes a significant number of other providers of recreation, sports, fitness and aquatics services, among them:

### Broward County

The County is home to significant number of parks and recreation facilities for a variety of programs and services in the Dania Beach area.

### Broward County Public Schools

Although not a large provider of actual recreation services, the schools' facilities are used by other community organizations for sports and recreation programs.

### Other Cities

Communities adjacent to Dania Beach offer a variety of recreation programs and services that are available to residents of the community. This is particularly true of Hollywood.

### Non-Profits

The various non-profit recreation providers in the Dania Beach area, include the YMCA in Hollywood and the Jewish Community Center in Davie. Each has significant recreation program offerings.

### Youth Sports Organizations

A variety of youth sports organizations in the city provide sports leagues, camps, and clinics in a number of different sports.

### Private

Like most populated areas in South Florida, the Dania Beach area has a vast number of private recreations, sports, and fitness providers. This includes a large number of private health clubs, dance studios, martial arts studios, and other facilities. Most of these are located in Hollywood or further north in Ft. Lauderdale.

The role of these many recreation, sports, and fitness providers in the Dania Beach area must be recognized and considered as the Department establishes its program plan for the next five to ten years.

### GAPS IN PROGRAMMING

With very limited Dania Beach Parks and Recreation Department based recreation programming available, there are significant gaps in most categories of recreation programming (Table 16). This requires other organizations or providers in the market to fill this need. Moving forward, the City of Dania Beach must make a determination as to whether to increase the level of recreation programming offered or continue to rely on others for these services.

The following chart identifies and summarizes current core programs, secondary programs, and support program areas for the Dania Beach Parks and Recreation Department. The placement of programs into these three categories does not indicate the overall importance of these activities in the community but rather the role of the Department in providing these programs.

- **Core Programs** are those programs that are a primary responsibility of the Parks and Recreation Department to provide as City based activities.
- **Secondary Programs** are those programs that are a lower priority to be provided directly by the Parks and Recreation Department but may be offered by other organizations through contract with the City.
- **Support Programs** are programs that are not a priority for provision by the Parks and Recreation Department but that the City may support through facilities and promotion of activities for other organizations.

The Dania Beach Parks and Recreation Department will need to determine whether the focus on the core program areas should continue into the future or move in another direction. The following is a general assessment of the major program areas.

GAPS IN PROGRAMMING			
PROGRAMS	CORE	SECONDARY	SUPPORT
YOUTH SPORTS	■	□	□
ADULT SPORTS	□	■	□
FITNESS/WELLNESS	□	□	■
CULTURAL ARTS	□	□	■
AQUATICS	□	■	□
YOUTH	■	□	□
GENERAL INTEREST	■	□	□
EDUCATION	□	□	■
SPECIAL NEEDS	□	□	■
SPECIAL EVENTS	□	■	□
OUTDOOR RECREATION	□	□	■
SENIORS	□	■	□
TEENS	□	□	■
SELF-DIRECTED	■	□	□
SOCIAL SERVICES	□	□	■

TABLE 16 -- PROGRAMMING GAPS

Core

- **Youth Sports:** Over the last year, the City has started to take on the responsibility of providing most of the youth sports programs for the community. This scenario is likely to continue into the future.
- **Youth:** The Department has a small summer camp program and relatively informal after-school programming based at the community centers. This is usually a primary area of emphasis for recreation for most urban parks and recreation departments.
- **General Interest:** Even though there are relatively few programs in this area, these services are generally offered directly by the City.
- **Self-Directed:** Even though they are not formal programs, these activities do require that the Department provide opportunities and time in facilities. With community centers, pools, tennis courts, and other facilities, self-directed activities remain a significant program area.

Secondary

- **Adult Sports:** The City is just starting to provide some limited adult sports programs, primarily in basketball and kickball. However, most programming in this area is still provided by other sports organizations in the community.
- **Aquatics:** Despite the presence of two outdoor pools, aquatic programming is limited. The pools are managed by Jeff Ellis Management, so programming is more difficult to control.

- **Special Events:** The Parks and Recreation Department offers only a few special events on a Citywide basis. Many Citywide events are conducted by the CRA or by other organizations on a permit basis with the City. Some small special events are done on an individual center basis.
- **Seniors:** The Parks and Recreation Department has a limited number of programs and services that are focused on seniors. Most of these are provided by Gracefully Aging rather than the parks and recreation staff.



Support

- **Fitness/Wellness:** Though the Parks and Recreation Department has three community centers, there has been little fitness programming (due in part to limited fitness amenities), and a lack of emphasis on more general wellness issues.
- **Cultural Arts:** This is a program area that receives very little emphasis. Facilities to support this type of programming are limited.
- **Education:** Currently the Department does not really have an educational focus in its programming other than what occurs as part of the youth after-school program. Most specialized programming in this area is provided by local school districts, education-based non-profits, or private providers.
- **Special Needs:** The Department does not currently have any programming for individuals with special needs.
- **Outdoor Recreation:** Currently there is very little emphasis given to this program area by the Department.
- **Teens:** Virtually no programs are offered in this area. In the future, additional services and programs will likely need to be targeted to this age group, by both the City and other providers with experience with this age group.
- **Social Services:** The Department does not currently provide any direct social service programs other than the summer feeding program at the three community centers

### CURRENT PROGRAM ASSESSMENT

The following is an overall assessment of the current level of recreation programming that is offered by the Dania Beach Parks and Recreation Department.

#### **Strengths:**

- The Department is committed to developing a strong youth sports program.
- There is an emphasis on youth activities and programs, especially after-school and summer camp.
- A number of general interest programming options are available.
- There are strong opportunities for self-directed activities, especially in fitness and aquatics.

#### **Weaknesses:**

- Aquatic programs are limited despite the presence of two aquatic facilities in the city.
- There are no special needs programs offered.
- There are virtually no outdoor recreation programs.
- Teen programming is almost non-existent.
- A limited amount of fitness programming is in place, even with small fitness centers in C.W. Thomas and Frost Park.
- There is very little intergenerational programming or family-based programming available.

- Senior programming is limited.
- Cultural arts offerings are virtually non-existent.
- Social service and education opportunities do not appear to be integrated with basic recreation services.





**OTHER RECREATION PROGRAMMING CONCERNS**

Beyond what is noted above, a number of other operations and administration issues and concerns have an impact on the current delivery of recreation programs and services. Among them:

- There is no formal recreation program plan in place for the Department.
- No program registration software program is being utilized, and credit cards cannot be used as a form of payment for most services.
- There are few fee-based programs.
- There is very little diversity in program offerings.
- Despite the number of parks, community centers, and pools, available, a low level of programming is being offered.
- There is limited staff available for programming, especially on a Citywide basis.

- The Department does not have a program evaluation system for use by patrons and program participants.
- A significant number of programs are provided by other organizations who use (and often dominate) City facilities. There is no consistent rationale for what is offered in-house and what is provided by others or how these questions could be addressed.

**ASSESSMENT OF FACILITIES THAT SUPPORT RECREATION PROGRAMS AND SERVICES**

The City has a number of parks, aquatic facilities, community centers ,and other facilities that can support a variety of recreation services.

- **Parks:** The City has three large parks (C.W. Thomas, Frost, Meli) with a significant number of athletic fields that are utilized for youth and adult sports leagues. Most of these are rented to outside organizations that limit use for City-based programming. There are also outdoor basketball courts that can support youth and adult leagues and tennis/pickleball courts.

While the parks are anchored by community center buildings, there are not always good sight lines (C.W. Thomas) to the fields and other amenities. Many of the fields need to be updated and better-maintained, and there is a demand for more rectangular fields than diamond fields.

- **Community Centers:** The City has three primary community center buildings, all located in larger parks. The centers in C.W. Thomas and Frost Park are essentially the same buildings with a large multipurpose space, smaller activity room, computer room, and small fitness centers. Both of these centers suffer

from limited active space, and neither has a gym that could greatly increase recreation programming. However, the buildings are in relatively good condition. The third community center (P.J. Meli) is a small building with only one open room. The center thus has limited potential for recreation programming. It is in relatively poor condition and should ultimately be replaced.

There is also the S.W. Community Center, a very small building with limited parking available on site and thus limited recreation programming capabilities.

- **Aquatic Centers:** The City has two outdoor pools, one at C.W. Thomas which is a rectangular pool and the other is a 25 yard by 25 meter pool at Meli (there is also a small wading pool). Both of these pools are designed to serve the more traditional swim lesson, lap swimming, and swim/water polo team needs of the community. However, these do not meet the more recreational swimming needs of the community, as they have too much deep water and no real fun appeal. Both of these pools need to have renovations to their tanks and mechanical systems.
- **Other:**
  - **IT Parker Center:** This is designed to support rentals to outside groups and community members. It is well utilized for this purpose, but it does need to continue to be updated and it is not easy to find. There is also limited parking for larger events.
  - **Dania Beach Marina:** The City's marina is managed by Westrec, but it does provide a location for self-directed water-based sports activities to occur.

- **Ocean Park Beach/Whiskey Creek Park:** These two parks support beach-based activities as well as fishing from the pier. The pier is managed by Westrec.
- **Frank C. "Tootie" Adler Park:** This park next to Ocean Park Beach provides for a number of self-directed activities.
- **Skate Park:** Located in Frost Park, this is an older park that is in disrepair and not well utilized. It should either be updated to a more state-of-the-art facility or replaced with a different recreation amenity.
- **Tigertail Lake Center:** This City-owned park is operated by Broward College and provides a location for water-based sports as well as other land-based adventure sports. This is a great facility to support a variety of less traditional recreation activities.



It is important to note that the Department does not have an intergovernmental agreement (IGA) to use Broward County School facilities.

### **MARKETING AND PROMOTIONS ASSESSMENT**

Essential to supporting a strong recreation program and service plan is a well-conceived marketing and promotions effort. It is important to realize that recreation facilities and programs provides a discretionary use of people’s time and resources.

Currently the Dania Beach Parks and Recreation Department has minimal marketing and promotions activities in place. Most information comes from the City’s website and/or flyers on display at the individual community centers. The web site needs to be upgraded and improved to better convey program information. There is good use of QR codes to provide more specific information about certain programs, and this needs to continue. However, there is no printed or electronic seasonal (two to three times a year) program catalog or brochure. For most agencies, this is still the lifeblood of their marketing efforts. There is also no effort to organize and present programs by interest area (aquatics, fitness, etc.), no recognition of the need for seasonal changes, or age or market focus. So it is difficult for potential users to truly understand what programs and services are available on an annual basis.

Most Parks and Recreation Departments now have annual marketing plans in place that outline the marketing efforts for the year, the responsible party, and the financial resources that will be necessary. If Dania Beach Parks and Recreation is going to increase the level of programming offered to the community, there must be a much stronger focus on marketing and promotion.



## **5.2 MANAGEMENT AND OPERATIONS PRACTICES ASSESSMENT**

The Dania Beach Parks and Recreation Department for 2017-2018 is comprised of 14 full-time staff plus 5.23 FTE in part-time staff. Despite its name, this is really a recreation services department, as parks and facilities maintenance is the responsibility of Public Services.

### **PARKS AND RECREATION DEPARTMENT ORGANIZATION**

The Parks and Recreation Department has four basic areas of responsibility, although these are not formally recognized divisions.

#### **Administration**

This area is made up of the Director of Parks and Recreation as well as the Administrative Coordinator.

- These two positions are responsible for the administration of the Department including personnel, budgeting, operations and other functions.
- The permitting for special events that occur in the city are

handled by the Administrative Coordinator. Approximately 50 events are permitted a year.

- These two positions are housed in a small building across the street from City Hall that is shared with Dania Beach Chamber of Commerce.

### Community Centers

These facilities are the largest area of focus in the Department. This area is staffed by three recreation program managers, three recreation assistants, and part-time summer camp staff.

- The three recreation program managers each operate a community center (Frost, C.W. Thomas, and Meli) and the park areas (and the two pools). They are responsible for the recreation programming at each of these centers and parks.
- The three recreation assistants are new full-time positions that were upgrades from part-time positions. Each of these positions is assigned to a community center and assist with recreation programming and facility operations.
- Part-time summer camp staff members are responsible for the operation of the youth summer camp program at a number of locations in the City.
- While Public Services is responsible for overall building maintenance, custodial services are the responsibility of Parks and Recreation and each full-time community center's staff.
- Many recreation programs are either contracted outright to other organizations or are provided on a contract basis.

### Athletics

This is a new program area for the Department, with one full-time athletic director.

- This program is responsible for transitioning most of the youth team sports from local youth sports organizations to Dania Beach Parks and Recreation.
- As more sports activities migrate to the City, additional staffing (both full-time and part-time) will be required to manage these programs.

### Ocean Lifeguards

This area has a chief ocean lifeguard and four beach lifeguards as well as part-time beach lifeguards.

- This area is responsible for lifeguarding the beach at Ocean Park Beach and Whiskey Creek Park.
- The beach is guarded 365 days a year from 9 am until 5 pm.
- Custodial services for the restrooms, previously handled by part-time Parks and Recreation Department are now contracted out.

### CONTRACTED SERVICES

The Parks and Recreation Department, in addition to its own in-house operations, does contract for a number of services.

### Recreation Programming

Only a limited number of programs are actually provided directly by City staff. Most of the programming is handled either on a contract basis

or by outside organizations.

- Contract program providers receive a percentage (between 70% and 80%) of any revenue collected for the program.
- Some programs are a direct rental of space or are permitted for certain activities (athletic field use).
- Contract users tend to dominate use of certain park amenities and other facilities, limiting use for other activities operated by the Department.

### Aquatics

The Department has a contract with Jeff Ellis Management for the operation and management of the two outdoor pools in the City.

- For FY 2017-2018, the City paid Jeff Ellis Management \$290,000 for the management/operations for the two pools.
- The City is still responsible for nearly all pool maintenance; this is paid out of the Department’s budget.
- A low level of aquatic programming is offered at the two pools.

### Marina

Westrec Marina Management manages the City’s marina operations as well as the pier at Ocean Park Beach.

- The City pays Westrec monthly fees of \$14,000 to manage the pier and \$15,000 to manage the marina in a revenue sharing agreement.

### PARKS MAINTENANCE

Beyond the Parks and Recreation staff, Public Services is responsible for the maintenance of all parks, built facilities in parks, and the community centers. There are 13 full-time staff positions in the Parks and Landscaping Division. The Facilities Division has three full-time positions. This is a rather traditional structure for parks and facilities maintenance.

- The parks crews are responsible for the ongoing maintenance of all parks, public grounds, beaches and parking lots. They are also responsible for trees and trash removal.
- Facilities maintenance is responsible for all City buildings and structures. This limits the personnel resources that are available for maintenance of recreation facilities.
- There is no specialized crew to handle athletic field maintenance.
- Vehicle maintenance is handled by fleet maintenance in Public Services.

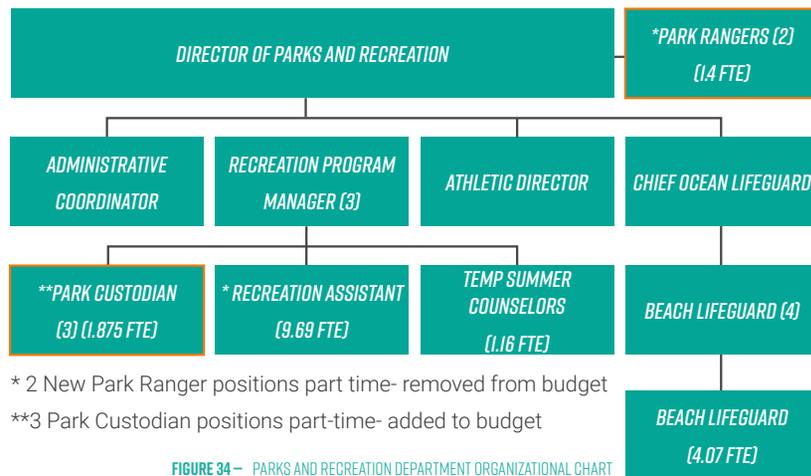
### GENERAL

The following are general comments regarding the organization and staffing of the Parks and Recreation Department (Figure 34).

- The job descriptions for all full-time and part-time positions in the Department do not reflect the true roles and responsibilities of the positions.
- The Department has no dedicated marketing staff.
- There is very limited administrative staff for finance and performance measurements.

- Part-time staff cannot work more than 28 hours per week. There is a limited number of part-time staff that is utilized in the Department.
- Building custodial services does not have any dedicated full-time staff and is the responsibility of each center or facility.

### 5.3 OPERATIONS



\* 2 New Park Ranger positions part-time- removed from budget

\*\*3 Park Custodian positions part-time- added to budget

FIGURE 34 – PARKS AND RECREATION DEPARTMENT ORGANIZATIONAL CHART

The current operation of the Dania Beach Parks and Recreation Department has been assessed with a focus on the operating budget for the Department, the fee philosophy and policy, operational policies and procedures, and maintenance plans and procedures.

ADMINISTRATION				
CATEGORY	2016 ACTUAL	2017 ACTUAL	2018 BUDGET	2019 BUDGET
PERSONNEL SERVICES	453,419	402,311	478,948	615,101
OPERATING EXPENDITURES	369,753	411,882	610,409	521,235
CAPITAL OUTLAY	162,972	0	85,300	98,000
TOTAL	\$986,144	\$814,193	\$1,174,657	\$1,234,336

TABLE 17 – ADMINISTRATION BUDGET ACCOUNTS

BEACH				
CATEGORY	2016 ACTUAL	2017 ACTUAL	2018 BUDGET	2019 BUDGET
PERSONNEL SERVICES	508,717	525,597	641,279	658,325
OPERATING EXPENDITURES	170,364	149,847	164,735	178,785
CAPITAL OUTLAY	0	15,926	43,344	42,900
TOTAL	\$679,081	\$691,370	\$849,358	\$880,010

TABLE 18 – BEACH BUDGET ACCOUNTS

CW THOMAS PARK				
CATEGORY	2016 ACTUAL	2017 ACTUAL	2018 BUDGET	2019 BUDGET
PERSONNEL SERVICES	95,246	20,092	152,964	124,849
OPERATING EXPENDITURES	92,416	29,070	106,976	103,720
CAPITAL OUTLAY	0	0	0	28,000
TOTAL	\$187,662	\$49,162	\$259,940	\$256,569

TABLE 19 – CW THOMAS PARK BUDGET ACCOUNTS

FROST PARK				
CATEGORY	2016 ACTUAL	2017 ACTUAL	2018 BUDGET	2019 BUDGET
PERSONNEL SERVICES	208,096	260,170	405,711	319,083
OPERATING EXPENDITURES	89,892	90,863	95,166	104,163
CAPITAL OUTLAY	0	10,730	21,235	0
TOTAL	\$297,988	\$361,763	\$522,112	\$423,246

TABLE 20 – FROST PARK BUDGET ACCOUNTS

IT PARKER				
CATEGORY	2016 ACTUAL	2017 ACTUAL	2018 BUDGET	2019 BUDGET
PERSONNEL SERVICES	19,204	20,092	21,015	22,001
OPERATING EXPENDITURES	34,895	29,070	52,365	43,930
CAPITAL OUTLAY	9,853	0	0	0
TOTAL	\$63,952	\$49,162	\$73,380	\$65,931

TABLE 21 – IT PARKER BUDGET ACCOUNTS

PJ MELI AQUATICS				
CATEGORY	2016 ACTUAL	2017 ACTUAL	2018 BUDGET	2019 BUDGET
OPERATING EXPENDITURES	348,090	318,060	415,550	404,474
TOTAL	\$348,090	\$318,060	\$415,550	\$404,474

TABLE 23 – PJ MELI AQUATICS BUDGET ACCOUNTS

SUMMER PROGRAM				
CATEGORY	2016 ACTUAL	2017 ACTUAL	2018 BUDGET	2019 BUDGET
PERSONNEL SERVICES	83,156	85,254	132,033	118,740
OPERATING EXPENDITURES	44,826	37,276	59,095	60,087
CAPITAL OUTLAY	0	0	15,000	0
TOTAL	\$47,058	\$50,692	\$73,933	\$96,582

TABLE 22 – SUMMER BUDGET ACCOUNTS

PARKS AND RECREATION TOTAL				
CATEGORY	2016 ACTUAL	2017 ACTUAL	2018 BUDGET	2019 BUDGET
PARKS AND RECREATION TOTAL	\$2,737,957	\$2,585,807	\$3,575,058	\$3,539,975

TABLE 24 – PARKS & RECREATION TOTAL

**OPERATIONAL BUDGETS**

The Parks and Recreation Department has several budget accounts.

**Public Services**

The budget for parks maintenance is contained in one budget account and is shown below.

**GENERAL**

The following are general comments regarding the operating budgets of the Parks and Recreation Department.

PARKS MAINTENANCE				
CATEGORY	2016 ACTUAL	2017 ACTUAL	2018 BUDGET	2019 BUDGET
PERSONNEL SERVICES	663,764	734,090	698,000	707,545
OPERATING EXPENDITURES	248,644	203,848	465,858	413,303
CAPITAL OUTLAY	19,673	0	201,000	90,000
TOTAL	\$932,081	\$937,938	\$1,364,858	\$1,288,848

TABLE 25 – PARKS MAINTENANCE BUDGET ACCOUNTS

- The Parks and Recreation Department has broken down its operating budget into a suite of basic cost centers that help to isolate expenses and revenues by facility and type of service. However, more detailed breakdown will likely be needed in the future (athletics budget, etc.) to efficiently administer expanded programs.
- In the last two budget years the Parks and Recreation Department has seen a significant increase in its operating budget, primarily in personnel services.
- The Department’s operating budgets include minor capital expenditures but do not contain equipment replacement schedules.

- The Public Services-Parks and Landscaping Division has seen a steady increase in operating costs in the last several budget years.
- There are relatively few budget performance measures in place that quantify the benefits that are derived for the public.

### FEE PHILOSOPHY AND POLICY

Although there are currently very few fees for parks and recreation services, it is important for a successful parks and recreation department to have a well-defined fee philosophy to guide fee-setting policies.

- Affordability for the general public and especially youth is a primary goal.
- With an emphasis on affordability, there is very little emphasis on a fee-for-service concept for most programs and services.
- Rental rates are more aggressive and are designed to generate stronger revenues.
- Credit cards are not accepted for service, and there is no way to pay for services online (rentals, etc.)

### OPERATIONAL POLICIES AND PROCEDURES

Parks and Recreation best practices call for departments to have comprehensive operational policies in place that are updated on a regular basis. These procedures deal with everything from staff/supervisor policies, financial transactions, customer service, and safety and security to emergency action plans.

- The Department is deficient in general operating policies and

procedures, and many of the individual areas thus do not have specific plans.

- The overall Department has general lack of general operating policies and procedures. Basic policies cover temporary employment and the use of City credit cards.
- Ocean Rescue does have a division policy manual.
- Frost Park Community Center has basic opening and closing procedures in place.
- A key aspect of operational policies and procedures is a comprehensive emergency action plan. At this point the Department does not have such a plan in place. There is only a hurricane action plan.
- Virtually no performance measures are being tracked.
- There is very little use of technology to help with management and operations of the Department. This includes staff hours tracking, financial transactions, and systems tracking.

### MAINTENANCE PLANS AND PROCEDURES

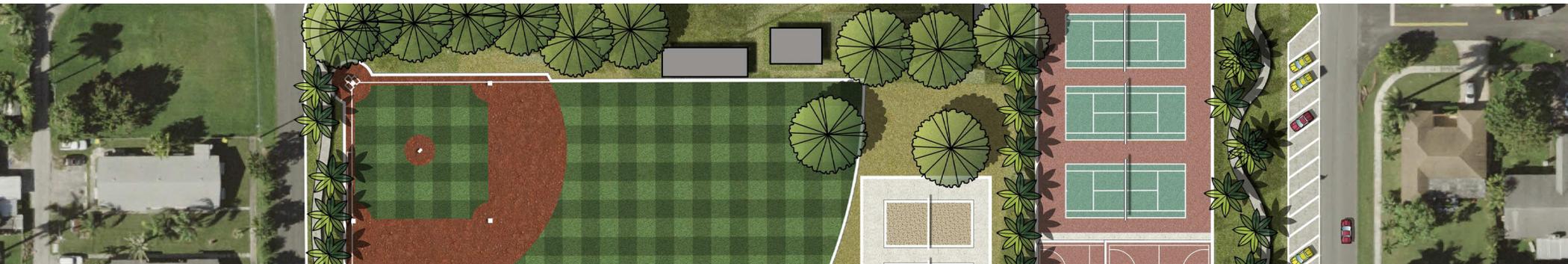
To effectively maintain parks and recreation facilities, it is critical that a department has detailed maintenance plans and procedures in place.

- The fitness center at Frost Park has a cleaning checklist.
- Although the City's parks and facilities are reasonably well maintained, they do not appear to have actual maintenance plans in place for parks or indoor facilities.



# 6

## RECREATION PROGRAMS AND SERVICES RECOMMENDATIONS







## 6.1 RECREATION PROGRAMS FUTURE RECOMMENDATIONS

This section provides future recommendations for key aspects of the City of Dania Beach Parks and Recreation Department’s current operations. These recommendations were based on community input gathered through the master plan process, staff interviews, and parks and recreation industry best practices.

### Public Input Summary

The overall master plan utilized a statistically valid survey of residents to gain input from the community regarding parks and recreation needs. Key survey findings focused on recreation programs including:

#### Program/Activity Priorities

- Adult fitness/wellness
- Nature programs
- Summer concerts
- Special events

### Future Recreation Program Recommendations

Based on the analysis of existing programs and the input received from the public, following are basic recommendations for future recreation programs and services.

#### Establish a Programming Philosophy

The Parks and Recreation Department should develop an overall basic programming philosophy with the following objectives:

- Provide recreation program and service opportunities to all ages, incomes, abilities, and ethnic groups.
- Provide recreation program and service opportunities in areas of interest identified as needs in the community.
- Partner with other providers to bring a full spectrum of recreation programs and services to the community.

- Deliver recreation program and service offerings should be delivered on both a citywide and community center level.
- Respond to identified community needs for recreation and program service offerings in a cost-effective and efficient manner.

### Develop a Program Plan

Utilizing the Programming Philosophy as a base, development of a program plan for the overall Department that includes the general direction of recreation programming for the next five- plus years should be undertaken. This would include the following areas of programming focus:

- Priorities for general programming to include:
  - Adult fitness/wellness
  - After-school and summer camp programs for youth
  - Youth and adult sports
  - Outdoor recreation/nature programming
  - Special events including summer concerts
- Priorities for demographic specific programming to include:
  - **Youth:** Programs that serve a variety of interest areas beyond just sports, after-school and camps.
  - **Teens:** Activities designed specifically for teens that are both organized and drop-in in nature.
  - **Seniors:** Programs and services that serve a wide range of ages and also have an appeal to the younger more active based senior.
  - **Intergenerational/Multigenerational:** Programs and services appeal to multiple generations and families.

- **Sensitive:** Programs and services that are appropriate for the cultural orientation and heritage of area residents.
- To accomplish these priorities, the following program areas will need continued focus:
  - **Youth:** After school and summer camp
  - **Sports:** Youth
  - General interest
  - Self-directed
- The following program areas will need an increase in focus:
  - Adult fitness/wellness
  - Outdoor recreation-nature based programming
  - Special events-summer concerts
  - Aquatics
  - Seniors
- Other issues:
  - Increasing the overall level of programming that is offered in each community center.
  - Adding more fee-based programs; these often have more value to residents, and there is often a willingness to pay for quality programs and services.

From this framework, each of the three community centers and other facilities would then develop its own five-year plan with a specific and a detailed implementation plan for each year.

As funding is limited, the program plan should be developed incrementally, in a manner that does not require significant staff or budgetary resources to accomplish.

**PROGRAM CLASSIFICATION RECOMMENDATIONS**

The following chart identifies and summarizes proposed core programs, secondary programs, and support program areas for the Dania Beach Parks and Recreation Department. The placement of programs into these three categories does not indicate the overall importance of these activities in the community but rather the role of the Department in providing these programs.

**Core Programs**

These programs are a primary responsibility of the Parks and Recreation Department to provide as City-based activities.

**Secondary Programs**

These programs are a lower priority to be provided directly by the Parks and Recreation Department, but may be offered by other organizations through contract with the City.

**Support Programs**

These programs are not a priority for the Parks and Recreation Department to be provided directly to the community, but the City may provide support through facilities and promotion of activities on behalf of other organizations.

The Dania Beach Parks and Recreation Department will need to approach the major program areas in the following manner.

**CORE**

- **Youth Sports:** Currently the City is starting to provide programs for a number of team sports. It may be necessary to add programs for individual sports in the future as well. There

may also be opportunities to offer youth sports camps and clinics to support sports run both internally as well as by other organizations. This program will need to continue as an area of emphasis well into the future.

- **Fitness/Wellness:** This area will need special emphasis and must include more than fitness classes. There should be a strong focus on wellness and healthy living activities and events. This effort should focus on adults and seniors.

PROGRAM CLASSIFICATION RECOMMENDATIONS			
PROGRAMS	CORE	SECONDARY	SUPPORT
YOUTH SPORTS	■	□	□
ADULT SPORTS	□	■	□
FITNESS/WELLNESS	■	□	□
CULTURAL ARTS	□	□	■
AQUATICS	□	■	□
YOUTH	■	□	□
GENERAL INTEREST	□	■	□
EDUCATION	□	□	■
SPECIAL NEEDS	□	□	■
SPECIAL EVENTS	□	■	□
OUTDOOR RECREATION	□	■	□
SENIORS	□	■	□
TEENS	□	□	■
SELF-DIRECTED	■	□	□
SOCIAL SERVICES	□	□	■

TABLE 26 – PROGRAM CLASSIFICATION RECOMMENDATIONS

Developing partnerships with prominent healthcare providers in the market will provide important expertise and credibility to this effort.

This effort will likely require improved amenities at the existing three community centers.

- **Youth:** With the Department’s after-school and summer camp program, youth programming is a primary area of emphasis for recreation. It is anticipated that this will remain so well into the future. The ability to integrate education, social services, and even fitness/wellness into these programs will be important for the future. The Department should assume a more active role in directly providing these services.
- **Self-Directed:** With community centers, pools, beaches, and other facilities, self-directed activities will remain as a significant program area.

**SECONDARY**

- **Adult Sports:** The City is a limited provider of adult sports leagues, primarily in basketball and kickball. In the future these activities may need to expand to include sports such as pickleball as well as individual sports such as tennis and pickleball. Much of the programming in this area is expected to continue to be provided by other providers besides Parks and Recreation.
- **Aquatics:** With the existing pools in the City, a strong effort is needed to increase aquatic programming offered by Jeff Ellis Management in the future. Swimming lessons, lap swim and water exercise classes should be top priorities for aquatics.
- **General Interest:** Some of the programs in this category will

continue to be offered by the City, but it is not anticipated that there will be much growth in the offerings in this area in the future. Future programming should be offered by other organizations.

- **Special Events:** Residents have expressed a strong desire for more of these types of activities. The primary responsibility for providing special events on a Citywide basis should continue to reside with the CRA or other organizations, but the Department will need to assist with the identification of the types of events that would meet community needs, such as a summer concert series. The Parks and Recreation Department should still host at least two (if not three) community-wide special events.
- **Seniors:** With an older population base that is expected to grow substantially in the coming years, the level of programming available for seniors must increase. There will also need to be a greater focus on more active, younger senior (Baby Boomers)— This is a significant market segment that is not being adequately served at this time. It should be expected that Gracefully Aging will take on the responsibility of expanding senior programming; however if they are unable to do this, the City should be prepared to take this on itself.
- **Outdoor Recreation:** This program area has been identified by the community as a new area of focus. The provision of a variety of programs in the areas of outdoor education, and conservation is recommended. Most of these activities are likely to be provided by organizations that have a strong background in outdoor programs.

### SUPPORT

- **Cultural Arts:** The Department has a very limited involvement in cultural programming. Enhanced programming in the area of summer concerts is being specifically requested by the public. Other community arts groups should be major contributors to programming of this type.
- **Education:** Currently the Department's educational focus is primarily in the area of youth. Any future programming in this area should be provided by the school district, specialized non-profits, or private providers.
- **Special Needs:** The Department is not providing programming in this area at the present time. It is often difficult for cities on their own to take on this type of service due to the specialized facility and staffing requirements. As a result, a regional consortium of agencies will often work together to provide special needs services, or partnerships, formed with other community agencies that specialize in this area. Consequently, the City is not seen as being a direct provider of special needs services moving forward.
- **Teens:** There are hardly any programs currently offered for this population. Any future programs and services targeted to this age group will likely be the responsibility of other providers with experience in this area.
- **Social Services:** Some social service functions are being integrated into youth programs. The incorporation of social services with ongoing recreation programs for both youth and seniors will need greater emphasis in the future; this should be undertaken through partnerships with other organizations.

### ROLE OF OTHER PROVIDERS

Going forward, Dania Beach Parks and Recreation should realize that it does not have to be the actual provider of all recreation programs and services even on a citywide level. A great deal of programming is now being conducted by specialized youth sports organizations, adult sports associations, nonprofit groups and other social service organizations, as well as the private sector. This will need to continue if the City's financial obligations for recreation programming is to be properly managed.

To compliment its limited resources, the City of Dania Beach will continue to rely on other groups and organizations to provide recreation programs and services for the community.

- The Department can function as a "clearinghouse" for recreation programs and services provided by others. This should involve promotion of these activities, coordinating of some programs, and permitting of facilities. This process needs to be closely managed to be successful.
- The Parks and Recreation Department will continue to be a provider of many of the facilities (especially centers, pools, parks and athletic fields) for other organizations to use.
- Partnerships with other organizations and entities will continue to be necessary to develop and expand recreation programs. All partnerships should be backed by a memorandum of understanding or contract to formalize the relationship. This should clearly identify specific roles and expectations as well as limits to facility scheduling, fees, and operations. Partnerships with organizations should reflect the needs and culture of the specific markets for which they will be providing the services for.

The City can forge effective partnerships with the following tactics:

- Actively pursue and sell the benefits of the partnership.
- Weigh the benefits vs. the cost of the partnership.
- Adhere to the original vision and mission of the Parks and Recreation Department.
- Establish a shared partnership vision.
- Expect compromises to meet different needs and expectations.
- Clearly define development and operations requirements.

Before determining which programs and services to contract or have provided by others, an assessment of the specific pros and cons of each prospective arrangement must be completed. A major aspect of this analysis should be a detailed determination of the financial impacts and quality of the services that will be provided. Key questions to be asked include:

- Will this be the most cost-effective method to obtain the program, service, or function?
- Does the Department have the knowledge and equipment to provide the program, service, or function?
- Will the quality of the program, service, or function suffer if it is contracted to other organizations?
- Are there other more qualified organizations that should provide the program, service, or function?
- Is the service, program, or function only available from a contract provider?
- Are the safety and liability risks too high to provide the program or service in house?

Other organizations that could or should provide recreation activities (or provide assistance in this effort) include:

- **Youth Sports Organizations:** Should continue to be responsible for providing a limited number of specialized team sports for youth. However, the Department will still need to provide most if not all the facilities for these activities.
- **Broward County:** Utilization of Broward County parks and facilities as potential sites for recreation programs and services should be fully explored as a way to expand resources for Dania Beach residents. This includes the Secret Woods Nature Center, which can assist with providing nature-based programming.
- **Broward County Public Schools:** Coordination with the school district to provide some youth-based programs and services, education classes for youth (and even adults), as well as youth sports (location for practices and games), will need to be enhanced. The School facilities can serve as sites for some recreation programming. An intergovernmental agreement (IGA) between the City and schools will ensure some use in the future.
- **Other Government Organizations:** Strong efforts to partner with other governmental agencies in the area to develop programs and services will continue to be important. These are most likely to occur with neighboring communities such as Hollywood or Ft. Lauderdale. Program areas that could be provided by other organizations through a partnership include special events, outdoor recreation, special needs, and cultural arts activities.
- **Non-Profit Providers:** Coordination with a variety of nonprofit providers to deliver recreation services should continue to be pursued. Organizations such as the Boys & Girls Club, YMCA, Jewish Community Center, sports groups, cultural arts groups, and others. should be encouraged to continue to provide programs in Dania Beach; there may be opportunities to partner on programs and facilities.

- **Private Providers:** There are not many private recreation, sports, health clubs, dance, or fitness providers located in Dania Beach proper, but these entities could provide specialized activities that are more challenging for the public sector to operate. They may also be able to help provide fitness and wellness services.
- **Faith-Based Organizations:** The significant number of churches and other faith-based institutions in the community often provide some recreation services for their congregations and community. These organizations should be seen as potential providers of some basic community-based recreation services and facilities as well.
- **Colleges and Universities:** A number of colleges and universities in the Dania Beach area could be potential program partners. The City has an existing partnership with Broward College for the operation of Tigertail Lake Center, where a variety of water-based and adventure sports are available to the public. Identifying similar opportunities should be an important focus for the Department.
- **Medical Providers:** As has been previously mentioned, if the Department is going to truly focus on fitness and wellness in the future, to expand partnerships with one or more medical providers will be essential.
- **Social Service Agencies:** There is a definite trend with parks and recreation departments in Florida and throughout the country to integrate social services with recreation services. This is particularly true for youth, teen, and senior activities. To expand social services, there should be a renewed effort to grow partnerships with other agencies in the area.
- **Community Organizations:** Developing working relationships with community organizations and service clubs could provide much-needed support for programs



as well as facilities. Such partners could also be sponsors.

- **Business and Corporate Community:** It is important to approach the corporate community with a variety of sponsorship opportunities to enhance the revenue prospects of the Department's programs and facilities.

### FUTURE PROGRAMMING CHALLENGES

In summary, the future challenges to improving and increasing the delivery of parks and recreation programs and services in Dania Beach are:

- **Funding:** TA commitment to increasing operational funding to expand recreation programming is needed.

- **Staffing:** A commitment from staff to implement and manage the program plan is needed to ensure success. Adequate staffing on the administrative, supervisory, and delivery levels will be essential to implement the plan. Staff must also be trained and committed to increasing overall program and service growth.
- **Facilities:** In order to increase programming in the areas noted above, the following types of spaces are needed:
  - **Fitness Amenities:** Beyond the small fitness equipment spaces that are available at Frost Park and C.W. Thomas Community Centers, group exercise space and larger fitness equipment areas are needed. Other support spaces include classroom space (wellness education) and teaching kitchens.
  - **Sports Facilities:** From outdoor athletic fields and sports courts (tennis, pickleball, etc.) to indoor gym space, there will need to be adequate space to support youth and adult sports programs.
  - **Cultural Arts:** Outdoor concerts will require outdoor lawn space or a formal amphitheater.
  - **Outdoor Recreation:** Much of the programming in this area does not require any special facilities. However, utilizing the County's existing Secret Woods Nature Center or at least having space at one of the community centers that can function as an outdoor education classroom would help. Also, the use of Tigertail Lake Center for water based outdoor sports should continue.
  - **Special Events:** Most Citywide special events require an outdoor festival/event area.
  - **Aquatics:** Utilization of teaching and therapy pools as well as recreation pools.
- **Seniors:** Varied spaces are needed to support senior services. These include passive use spaces such as multi-purpose rooms, classrooms, computer rooms, kitchens, and social spaces. Active-use areas can include fitness areas, gyms, tracks, and even therapy pools.
- **Teens:** Spaces for teen social/activities may include space, video/music production studios, multi-purpose rooms, gyms and café or food service area.
- **Facilities Maintenance:** Facilities to support programs and services must be maintained at a high level to attract program users. This requires a well-defined maintenance plan for the Public Service's Parks and Landscaping division as a whole and for each individual park or facility.
- **Performance Measures:** The department must make a concerted effort to implement program performance metrics.





These will need to include year-over year comparisons and to be updated on a seasonal basis. Recreation programming performance measures should include:

- Rates of fill for programs and activities (capacity vs. actual numbers)
  - Participation numbers and comparisons to past years/seasons
  - Rate of program cancellations (should be between 15% and 20%)
  - Financial performance, including cost per participant.
  - Participant evaluations
  - Annual report for recreation programs and services that utilizes the same format and reporting methods for all program areas.
- **Marketing:** To maximize the program offerings by the Parks and Recreation Department, as well as other providers in the community, a strong marketing effort will be required to inform

and promote available recreation programs and services. This can best be accomplished by having a Department marketing plan for recreation programs and services. This document needs to be a simple, easy-to-implement document that serves as a guideline for specific marketing efforts. A more visionary five-year plan, as well as a very specific yearly plan, should outline areas of focus, specific marketing tools and tasks, as well as the responsible staff member for implementation, financial resources required, and a thorough evaluation process. The marketing plan should focus on the following areas:

- Website enhancement to better promote programs and services
  - Development and publication of a two to three times per year program catalog
  - Utilization of a registration, point-of-sale, and rental tracking software program. Ultimately, this will need to include on-line registration and payments for rentals and permits
  - Acceptance of credit cards for any and all financial transactions, with no up-charge for the service.
  - Program options available Citywide and in each community center
  - Programs and services offered by other providers
- **Support Issues:** Other important issues that can support and enhance recreation program offerings include:
- **Registration Software:** It is imperative that the Department purchase a registration software program that handles all program and service registrations, allows for online registration, point of sale, and remote on-site use. All programs (regardless of whether a fee is collected or not)

should have all participants registered for the activity.

- Fee Policy: A document that outlines how fees are established for facility use, programs, and services, as well as facility rentals. A fee assistance program for those that without the financial means to access programs or use facilities.
- The requirement that any contract program pay at least 30% of all revenue collected back to the City is an essential component of a fee policy.
- Policies and Procedures: Having comprehensive policies in place provides a framework for program administration, development, and implementation. Some examples of policies could include:
  - Every new program or service must develop a program proposal form to determine the direct cost of offering the activity as well as the minimum number of registrants needed to conduct the program. This proposal form should also evaluate the need for the program, its market focus, and the ability to support the program plan and priorities of the Department.
  - Follow-up when each program or service is completed should include a program report that itemizes the exact cost (and possible revenues) generated by the program and the number of individuals served. This will determine whether the program or service met its financial and service goals.
  - All in-house programs should have strict minimum numbers of registrants, ensuring that the enrollment, budget, and revenues are adequate and there is optimal use of space and time at Department facilities.
  - A lifecycle analysis of the Department's recreation programs and services needs should be undertaken in which program registrations by interest area are

tracked and reviewed on a seasonal basis. Programs should be slotted into the following categories:

- **New:** programs in the start-up phase that are just starting to build in popularity.
- **Mature:** programs that have consistently high levels of registrations and are still growing in popularity.
- **Old:** programs that are seeing a decline in popularity.
- **Safety and Security:** Critical to growing recreation programs and services is the assurance that participants' safety and security are being addressed on an ongoing basis.
- **Evaluation and Adjustments:** One of the keys to a dynamic program plan for recreation programs and services is the establishment of an internal and external



evaluation process. The evaluation of the overall plan on a Citywide basis as well as by each community center must be outcome-based. The process must integrate staff assessments with those of the users and the general community. The results of the evaluation process can then be utilized to adjust the programming process as well as individual programs.

- Trends Analysis - The Department should track program trends on a regional and national basis to ensure that program offerings are current and reflect all available opportunities.

## 6.2 MANAGEMENT AND OPERATIONS RECOMMENDATIONS

In order for the City of Dania Beach Parks and Recreation Department to support the mission of the organization and the vision that has been outlined as part of this master plan, there will need to be a dynamic organizational structure that can meet the needs of the community in an effective and efficient manner.

### Dania Beach Organizational Structure Goals:

- The organizational structure must have the ability to grow with the Department.
- Support an increase in the number of recreation programs and services that are offered, with a focus on the following program areas:
  - Youth
  - Adult fitness/wellness
  - Outdoor recreation/nature based programming
  - Special events/summer concerts

- Sports
- Aquatics
- Seniors

### ORGANIZATIONAL CHANGES

The following are recommended additions to the organizational structure.

As has been previously noted, Parks and Recreation is not the most accurate name for the Department. Strong consideration should be given to renaming it as the Recreation Services Department.

### New Full-Time Positions

- **Administrative Assistant;** to handle the registration software system and performance measure tracking; would report to the Administrative Coordinator.
- **Fitness/Wellness Coordinator;** responsible for developing a Citywide fitness/wellness program; would report to the Director of Parks and Recreation.
- **Special Events Coordinator;** would be responsible for organizing Citywide special events, coordinating special events with the CRA, and managing permits for other event providers.
- **Athletics Specialist;** reporting to the Athletic Director would help with the expansion of both youth and adult sports offerings.

### New Budget Implications for Implementing the Master Plan

- Plan for significant growth in the recreation programming accounts over the next five years to reflect the expansion of programs and services.

- Recognize that recreation is a discretionary use of an individual's time and money and, as a result, there must be an adequate budget and staff commitment to marketing and promotions on an annual basis.
- Sound financial practices require good budget monitoring procedures and strong recordkeeping. The operational budgets must be monitored on at least a monthly basis, with any possible deviations or modifications noted at that time.
- Deferred maintenance items for facilities need to be prioritized on a five- and ten-year plan for funding and ultimate completion. The list should be updated and reprioritized on a yearly basis.
- Ensure that each community center building has adequate custodial services available by increasing the part-time staffing level or contracting for this work.
- Continue to develop a five-year Department-wide CIP budget with breakdowns for major park and facility areas.
- Increase the number of budget performance measures and develop five-year budget comparisons.
- Complete an annual report for all aspects of the Department's operation. This document should summarize yearly financial statistics and utilization rates and compare them with previous years. Each area should utilize the same format, and the information should be compiled into a single document for the Department.

### Operational Policies and Procedures

- Commit to updating the basic policies and procedures of the organization, including staff/supervisor policies, financial transactions, customer service, safety and security, and emergency action plans.
- Create a comprehensive staff and operations manual for the Department, based on general operations requirements of the City in general.
- Develop policies and procedures that deal specifically with safety and security of parks, facilities, and programs. This must include a comprehensive emergency action plan for the Department as a whole as well as for individual facilities in the City.
- Update job descriptions for full-time and part-time staff to adequately reflect the actual duties of each position. These job descriptions should clearly delineate job tasks and functions as well as required education, work experience, and skills necessary for the position.

### Maintenance Plans and Procedures

- The Public Services Department's Parks and Landscaping Division must develop a comprehensive maintenance management plan for parks and facilities. It should include specific required maintenance functions, their frequency, method(s) for delivery, required resources, and tracking of work and budget. This plan should also focus on preventive maintenance and should include not only the growing environment but buildings and structures as well. Ideally, each



major park, trail, streetscape, or recreation facility should have its own maintenance plan specific to that location.

- The maintenance management plan will need to take into consideration any additional future parks and facilities that will require changes and updates to the plan.
  - Once the maintenance management plan is in place, the process needs to continue to develop to the point that actual time and resource allocations are utilized to validate the planning numbers used. It could take several years until enough real-world numbers are available to adjust the existing standards. From implementation of specific benchmark standards can be determined (cost per acre, per square foot, etc.). This will require a maintenance management software system to manage work orders and the overall process.
- Develop an asset inventory within all city parks and recreation facilities with provisions for a yearly update.
  - Consider the establishment of lifecycle cost estimates for all major capital assets in the Division.
  - Conduct formal park/facility inspections on a weekly basis.
  - Fully automate staff schedules, maintenance plans, tracking of inventories, facility inspections, and actual maintenance time and materials records with the ability to make entries from the field on tablets or other hand-held devices. This effort is currently underway.
  - Consider development of additional sub-budget areas within the existing overall Parks and Landscaping budget, based on either geographic areas within the community or by types of parks and recreation facilities (athletic fields, regional parks, etc.). This will make it easier to identify and track budget expenditures more accurately and should ultimately facilitate tracking of maintenance costs by individual parks and facilities.
  - Make a renewed commitment to staff training and certification, including a formal annual training program, to ensure long-term success in parks maintenance.



# 7

## MASTER PLAN DEVELOPMENT CONCEPT







### 7.1 MASTER PLAN DEVELOPMENT CONCEPT

One of the principal thrusts of the Citywide Parks Master Plan is the identification of facility needs for City parks. The Analysis of Existing Conditions, the community meetings, and the workshops with individual park Directors identified a series of improvements needed for the various parks.

The Proposed Park Improvements table identifies parks that will need limited investment and those that will require a total redesign and new construction to make them state-of-the-art facilities responsive to community needs and desires.

The parks to be reconstructed are: P.J. Meli Aquatic Center, C.W. Thomas Park, and Frost Park. Additionally, Chester Byrd Park is proposed to be reconstructed to create an attractive new park anchored by an interactive water feature, and provided with on-site parking and a new playground. These new park designs are presented in the following pages under each specific sector. The Dania Beach Ocean Park Revitalization Master Plan adopted by the City of Dania Beach Commission in 2014 is included as part of the Master Plan.

Two parks will require a moderate amount of investment: Dania Cove Park, where a new pedestrian bridge is proposed; and Mildred V. Jones Park, which needs shoreline stabilization, on-street parking, and a new sidewalk.

Although the Needs Assessment indicates that there is enough park land area and facilities to meet Comprehensive Plan Levels of Service, the evaluation of the geographic distribution of parks identified a need for mini-parks in the western area of the City. This area, separated from the main land body of the City of Dania Beach by a section of the City of Hollywood, is not served by any park, as can be seen in Figure 35. The inclusion of one or more mini-parks to include covered playground is proposed.

The following pages outline the proposed park improvements that form part of the Citywide Parks Master Plan.

## 7.2 WESTERN NEIGHBORHOOD SECTOR

The Western Neighborhood Sector includes the City parks located west of I-95. They comprise a Neighborhood Center that serves this sector of the City, the P.J. Meli Aquatic Complex; Griffin Marine Park a special facility for the launching of small boats into the Dania Cut-Off Canal that allows access to the Intracoastal Waterway and the Atlantic Ocean to the east; Tigertail Dog Lake, a park facility for dog owners that is adjacent to a lake; and Dania Cove Park a beautiful canal-front passive park. A description of the proposed park improvements is outlined in this section of the report.

Four parks comprise the Western Neighborhood Sector: Griffin Marine Park, a special marine facility for the launching of small vessels; Dania Cove Park, a beautiful passive park; Tigertail Dog Lake a special facility that provides a unique venue for bringing dogs to a lake front park; and the P. J. Meli Neighborhood Park.

A detailed evaluation of each park’s existing condition is included in the Section 3 of this report.

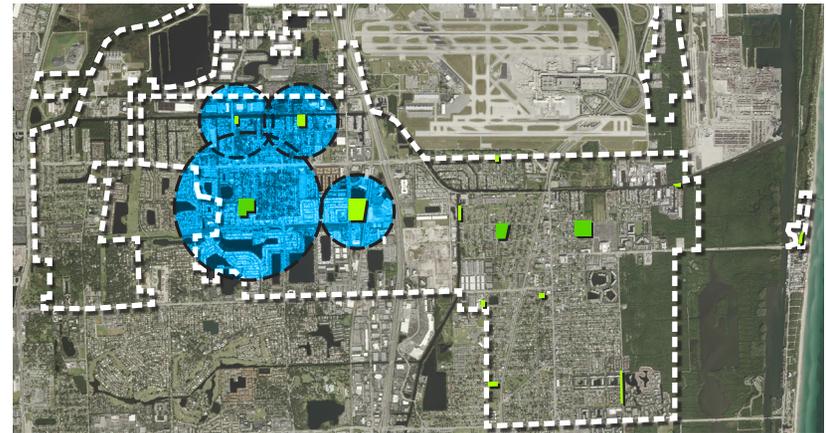


FIGURE 35 – WESTERN NEIGHBORHOOD SECTOR

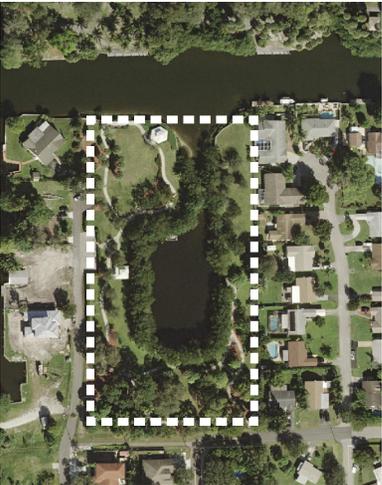


FIGURE 36 – DANIA COVE PARK



FIGURE 38 – GRIFFIN MARINE PARK



FIGURE 37 – TIGERTAIL DOG LAKE



FIGURE 39 – P.J. MELI AQUATIC COMPLEX

**MINI PARKS AND SPECIAL PARKS PROPOSED IMPROVEMENTS**

The evaluation of existing conditions indicates the following recommendation for three of the mini-parks and special parks:

- Griffin Marine Park: Improve surface and stripping of parking and include additional lighting; continued maintenance.
- Dania Cove Park: Complete pedestrian path circuit with a pedestrian bridge over the inlet leading to the interior lake from the Dania Cut-Off Canal. Provide additional parking area. Manage landscaping and further embellish the park; update and improve furniture; provide water fountain.
- Tigertail Dog Lake: Improve the water’s edge; improve parking area; provide site furnishings.

**P.J MELI AQUATIC CENTER PROPOSED NEW CONSTRUCTION**

The P.J. Meli Community Center, an old building adapted for community use, is outdated and too small. It has just one single space and provides very few amenities. The building needs to be replaced by a new structure designed as a functioning community center.

The pool has had problems since it was constructed. It is so deep that it is used for diving lessons. It is not a good competition pool and lacks relationship to the community center building. Like the Community Center building, the pool needs replacement.

P.J. Meli Park fields can be better designed and organized to create more efficient use of the land. The existing baseball field is in good condition and is heavily used. On the west is an old field that is not used and the dog park is extremely large and underutilized. There are no rectangular fields in the park.

Access to P.J. Meli Park is limited to the entrance on S.W. 28th Terrace. It is thus cut off from the surrounding community. Additional access can be provided from S.W. 29th Avenue and 29th Way.

The park has major flooding issues that must be addressed in the reconstruction of the park.

**Park Director’s Program Needs Input**

As part of the Master Plan process, meetings with each neighborhood park director were carried out to obtain information from those who are in daily contact with park users. These directors understand the market for and needs of the facility.

P.J. Meli Aquatic Center’s park director corroborated the findings of the evaluation team that a totally new facility with the following features is needed.

- New Community Center Building
  - New Community Center Building
  - New gymnasium with elevated walking/jogging track
  - Group exercise room (non-fixed stage)
  - Fitness room with exercise machines and free weights
  - Cardio room
  - Room for senior programs
  - Adequately equipped serving kitchen
  - Competition pool
  - Water park/playground
  - Indoor showers and lockers for pool patrons
  - Separate restrooms

- Outdoor Play Areas
  - Baseball field
  - Softball field
  - Soccer field (optimal for neighborhood demographics)
  - Minimum of one basketball court, two tennis courts, one pickleball court
  - Multi-use rectangular field (soccer and football)
  - Aquatic Center
  - Basketball courts (2)
  - Tennis courts (2)
  - Pickleball courts (2)
  - Walking path with exercise stations
  - Children’s playgrounds (2)

**P.J. MELI AQUATIC CENTER PARK CONCEPT PLAN**

The concept plan illustrates the distribution of open-space activities and new building construction proposed for the P.J. Meli Aquatic and Community Center Park. The Master Plan proposes a total redesign of the park to include the amenities previously identified.

The new P.J. Meli Community Center building (Table 27) will be located in the center of the park. It will have direct access to the Swim Center and be visually connected to the baseball and multiuse rectangular field (for soccer and football), as well as the basketball, tennis, and pickleball courts.

A walking path outfitted with exercise stations will line the perimeter of the redesigned P.J. Meli Aquatic and Community Center Park. Two new covered playgrounds to serve the needs of children of different ages will be provided. The playgrounds will have direct visual contact with the new Community Center.

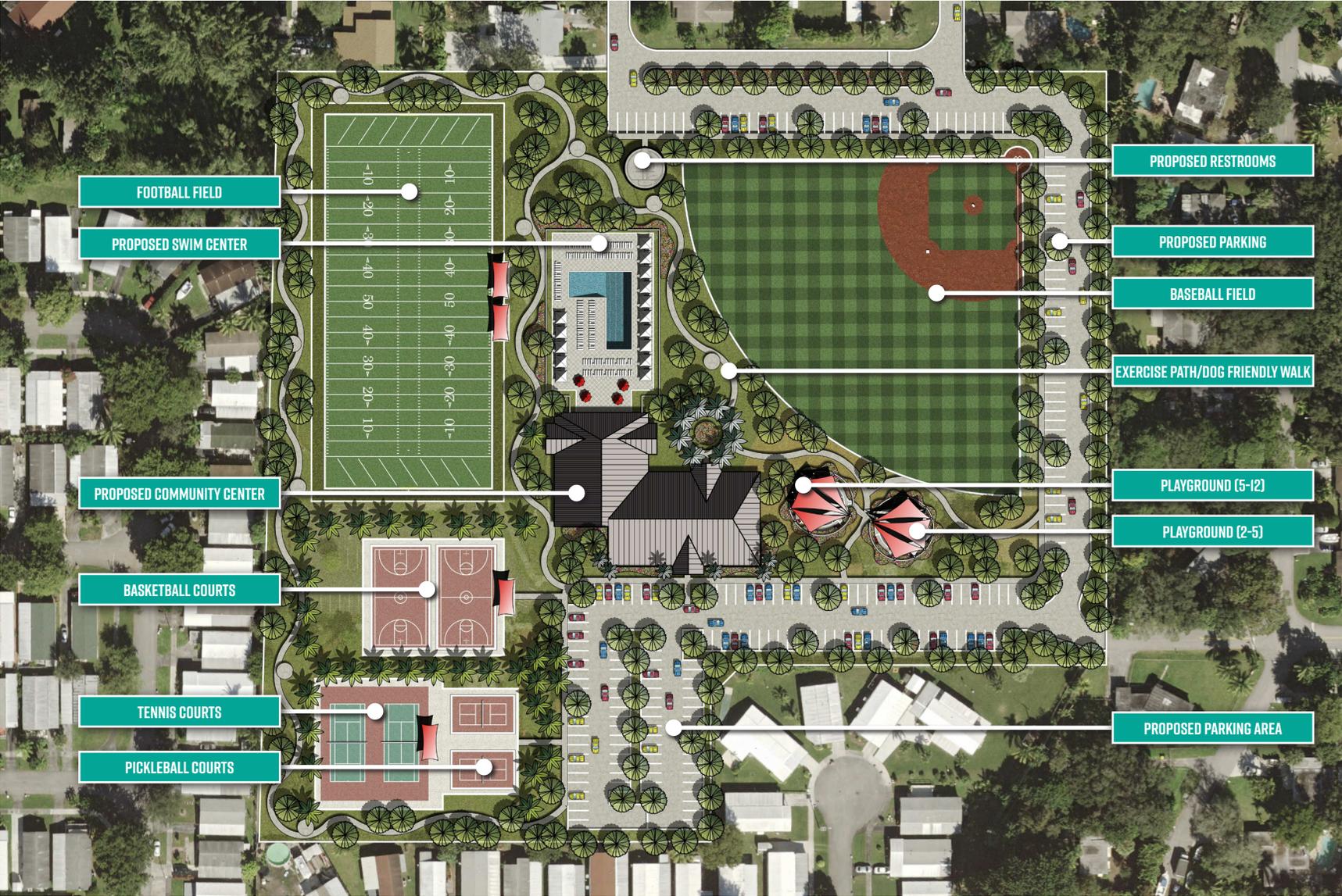


FIGURE 40 – CONCEPT PLAN- P.J. MELI AQUATIC CENTER PARK

Parking areas will be reconfigured to have a direct relationship to the Community Center building, the playfields, and the courts, as illustrated in the site plan. New access will be provided from S.W. 29th Avenue and 29th Way to ease access from the surrounding community, both vehicular and pedestrian. Additional parking spaces will be provided for patrons of the Aquatic Center and park.

In all, the new design proposes a more efficient use of the site, responds to identified needs, provides more venues for the users, and expands access to the different venues of the park.

**Access from Areas South of the Park**

At present there is no access, vehicular, pedestrian, or bicycle to P.J. Meli Aquatic and Community Center Park from the areas south of the park. This is a concern expressed by several citizens during the community meeting. Any proposal to make a connection from these areas will need to be presented to area residents and discussed in a public forum.

At present, the City’s street system and Broward County street system at S.W. 27th Avenue come together but are not connected . There is the potential to connect these two streets to allow pedestrian and bicycle access. Another possible approach is to acquire a residence to connect the streets and allow better access to P.J. Meli Aquatic and Community Center. The City of Dania Beach should explore these options to allow better access to the park from areas south and east.

<b>P.J. MELI PARK COMMUNITY CENTER PRELIMINARY CONCEPT PROGRAM*</b>			
<i>PROGRAMS SPACE</i>	<i># OF SPACES</i>	<i>AREA/SPACE (SF)</i>	<i>TOTAL AREA (SF)</i>
<b>SUPPORT USE</b>			
LOBBY	1	250	250
OFFICE SPACE (ADMIN, CONFERENCE ROOM, WORK SPACE)	1	450	450
OUTDOOR RESTROOMS	2	200	400
<b>SUB-TOTAL SUPPORT USE</b>			1,100
<b>ACTIVE USE</b>			
GYMNASIUM (1 HS COURT OR 2 50'X74' CROSS COURT)	1	11,224	11,224
GYMNASIUM STORAGE	1	600	600
WEIGHT/CARDIO AREA	1	1,600	1,600
STORAGE	1	600	600
ELEVATED WALK/JOG TRACK (IN GYM, 1/10 MILE)			
RESTROOM/LOCKER ROOMS	2	600	1,200
<b>SUB-TOTAL ACTIVE USE</b>			15,224
<b>ACTIVITY ROOMS</b>			
CLASSROOMS	3	800	2,400
COMMUNITY STORAGE ROOMS	1	500	500
KITCHEN/CATERING	1	400	400
YOUTH/AFTER SCHOOL/SUMMER CAMP ROOMS	1	800	800
YOUTH AREA STORAGE	3	200	600
YOUTH AREA RESTROOMS	2	300	600
<b>SUB-TOTAL ACTIVITY ROOMS</b>			5,300
<b>PROGRAM SUB-TOTAL</b>	<b>29</b>	<b>29,971</b>	<b>21,624</b>
<b>NET TO GROSS</b>	<b>20%</b>		<b>4,325</b>
<b>FINAL TOTAL</b>			<b>25,949</b>
*WILL REQUIRE FURTHER ANALYSIS AND DEVELOPMENT WITH COMMUNITY INPUT AND DETAILED PROGRAM ANALYSIS PRIOR TO BUILDING DESIGN CONTRACT			

**TABLE 27 – P.J.MELI PARK COMMUNITY CENTER PRELIMINARY CONCEPT PROGRAM**

### 7.3 CENTRAL NEIGHBORHOOD SECTOR

The Central Neighborhood Sector comprises the parks east of I-95 and west of S. Federal Highway (U.S. 1). The Central Neighborhood Sector has the highest concentration of parks in the City of Dania Beach.

The sector has several mini-parks. Mildred V. Jones Park is a canal-front park facing the C-10 Canal that runs north-south from the Dania Cut-Off Canal. North Side Melaleuca Park serves the area of Melaleuca Gardens north of the Dania Beach Cut-Off Canal and south of Griffin Road. Mullikin Park mini-park; Star Centennial Park, a small triangular shaped mini-park; the S.W. Community Center, a small community center located on S. W. 12th Avenue adjacent to the City of Dania Beach Services Facility; Chester Byrd Park, a small mini-park; and the C.W. Thomas Park.

A description of the proposed park improvements is outlined in this section of the Master Plan Report.

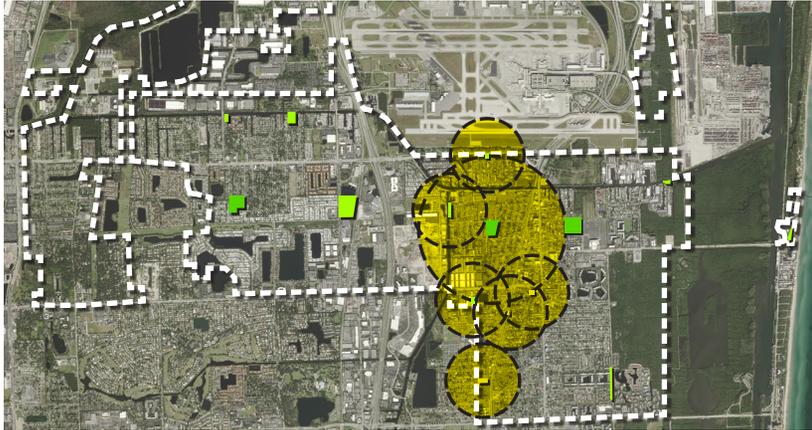


FIGURE 41 – CENTRAL NEIGHBORHOOD SECTOR



FIGURE 42 – S.W. COMMUNITY CENTER



FIGURE 43 – STAR CENTENNIAL PARK



FIGURE 44 – MILDRED V. JONES PARK

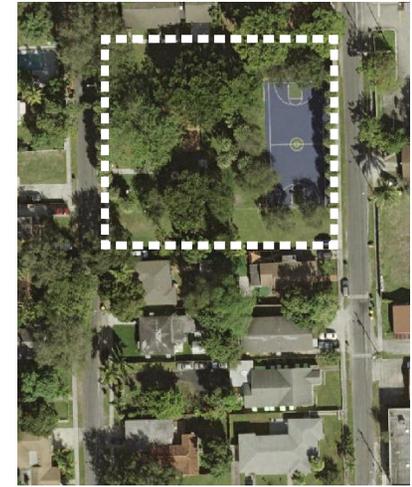


FIGURE 45 – MULLIKIN PARK

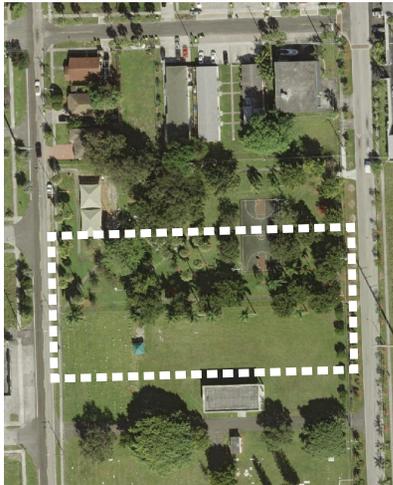


FIGURE 46 – CHESTER BYRD PARK



FIGURE 47 – C.W. THOMAS PARK

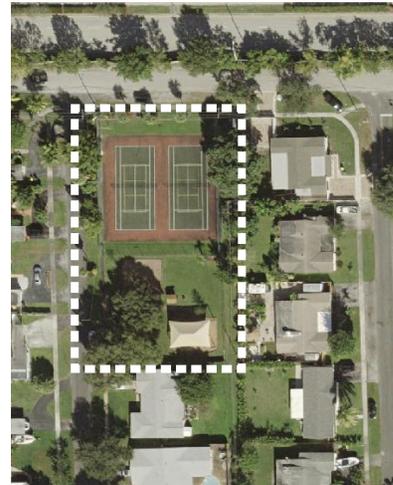


FIGURE 48 – NORTHSIDE MELALEUCA PARK

**MINI-PARKS AND SPECIAL PARKS PROPOSED IMPROVEMENTS**

The evaluation of existing conditions indicates the following recommendation for four mini-parks and a special facility community center:

- Star Centennial Park
- Mullikin Park
- North Side Melaleuca
- Park
- Mildred V. Jones Park
- S.W. Community Center

The improvements to one of the small parks, Chester Byrd Park, and the neighborhood park C.W. Thomas Park are as follows.

**C.W. THOMAS PARK PROPOSED NEW CONSTRUCTION**

**Park Director’s Program Needs Input**

As part of the Master Plan process, meetings with each neighborhood park director were carried out to obtain information from those who are in daily contact with park users. Directors who understand the market and needs of the facility.

Based on the Analysis of Existing Conditions, evaluation of the Community Center building and playfields functionality a decision was made to provide a plan for the total reconstruction of C.W. Thomas Park.

Following is the Community Center preliminary concept program and the playfields program developed from the input of the park director, the community meeting and our professional recommendations.

**Community Center Building**

- New gymnasium with elevated walking/jogging track
- Fitness room with exercise machines, and free weights

- Cardio room;
- 3 classrooms for STEM and senior programs
- Equipped serving kitchen
- Competition pool
- Water park/playground
- Indoor showers and lockers to serve the pool
- Separate restrooms

<b>C.W. THOMAS PARK COMMUNITY CENTER PRELIMINARY CONCEPT PROGRAM*</b>			
<i>PROGRAMS SPACE</i>	<i># OF SPACES</i>	<i>AREA/SPACE (SF)</i>	<i>TOTAL AREA (SF)</i>
<b>SUPPORT USE</b>			
LOBBY	1	250	250
OFFICE SPACE (ADMIN, CONFERENCE ROOM, WORK SPACE)	1	450	450
OUTDOOR RESTROOMS	2	200	400
<b>SUB-TOTAL SUPPORT USE</b>			11,000
<b>ACTIVE USE</b>			
GYMNASIUM (1 HS COURT OR 2 50'X74' CROSS COURT)	1	11,224	11,224
GYMNASIUM STORAGE	1	600	600
WEIGHT/CARDIO AREA	1	1,600	1,600
STORAGE	1	400	400
RESTROOM/LOCKER ROOMS	2	600	1,200
<b>SUB-TOTAL ACTIVE USE</b>			15,024
<b>ACTIVITY ROOMS</b>			
CLASSROOMS	4	800	3,200
COMMUNITY STORAGE ROOMS	1	500	500
KITCHEN/CATERING	1	400	400
YOUTH/AFTER SCHOOL/SUMMER CAMP ROOMS	1	800	800
YOUTH AREA STORAGE	1	200	200
RESTROOMS	1	300	300
<b>SUB-TOTAL ACTIVITY ROOMS</b>			5,400
<b>PROGRAM SUB-TOTAL</b>			21,524
<b>NET TO GROSS</b>		20%	4,305
<b>FINAL TOTAL</b>			25,829
*WILL REQUIRE FURTHER ANALYSIS AND DEVELOPMENT WITH COMMUNITY INPUT AND DETAILED PROGRAM ANALYSIS PRIOR TO BUILDING DESIGN CONTRACT			

TABLE 28 – C.W. THOMAS PARK COMMUNITY CENTER PRELIMINARY CONCEPT PROGRAM

The preliminary building space demands translate into a new facility of approximately 25, 829 square feet. This plan will undergo changes once a more detailed, for the facility is developed during the facility design phase.

It should be noted that this program is conceptual and preliminary and done for Master Plan purposes. Once a decision is made to proceed with actual park design, new analyses, community outreach, and evaluations will be undertaken to provide a final, detailed building and site design program.

### Outdoor Play Areas

Taking into consideration community-identified recreation needs, recreation needs identified by the park director, and the Master Plan team’s professional recommendations, the following features are proposed for C.W. Thomas Park.

- Multi-use rectangular field (soccer and football)
- Aquatic Center
- Basketball court
- Walking path
- Covered exercise area
- Covered children’s playgrounds (2)

### C. W. THOMAS PARK CONCEPT PLAN

The concept plan (Figure 49) illustrates the distribution of open space activities and new building construction proposed for C.W. Thomas Park. The Master Plan proposes a total redesign of the park to include the venues previously identified.

The Park Master Plan has been designed to better respond to program demands, site conditions, and the need to phase construction so that the park is operational while being reconstructed.

Reflecting the geometry of the site, the Community Center and the new

pool are located on N.E. 2nd Street. This location will also relate better to the Collins Primary School across the street. There will be a drop-off area from N.E. 2nd Avenue to access both the Community Center and the Aquatic facility.

The Community Center building location provides total visual access to the Aquatic facility, and the playfields, playgrounds and exercise area.

As with the other parks, a walking path with exercise stations, will line the perimeter of the redesigned C. W. Thomas Park. The walking path will connect all park venues. Two new covered playgrounds to serve the needs of children of different ages will be provided. The playgrounds will have direct visual contact with the new Community Center. A new covered exercise area is provided in the park design.

The new pool will be designed to meet the needs of all age groups. Adequate exterior storage will be provided for the pool and field activities as well as conveniently located restrooms.

A new parking area is located within the site and will be accessed from N.E. 8th Avenue. With adequate parking spaces, this new parking area will help alleviate the parking congestion that presently exists and allow easy, direct access to all the park venues.

A new football field will be constructed on the west side of the park providing a needed venue to serve the children and young adults of the neighborhood. A limited number of bleachers will be erected on the west side of the field. A walking path along the fields’ east side will connect to N.E. 1st Street.

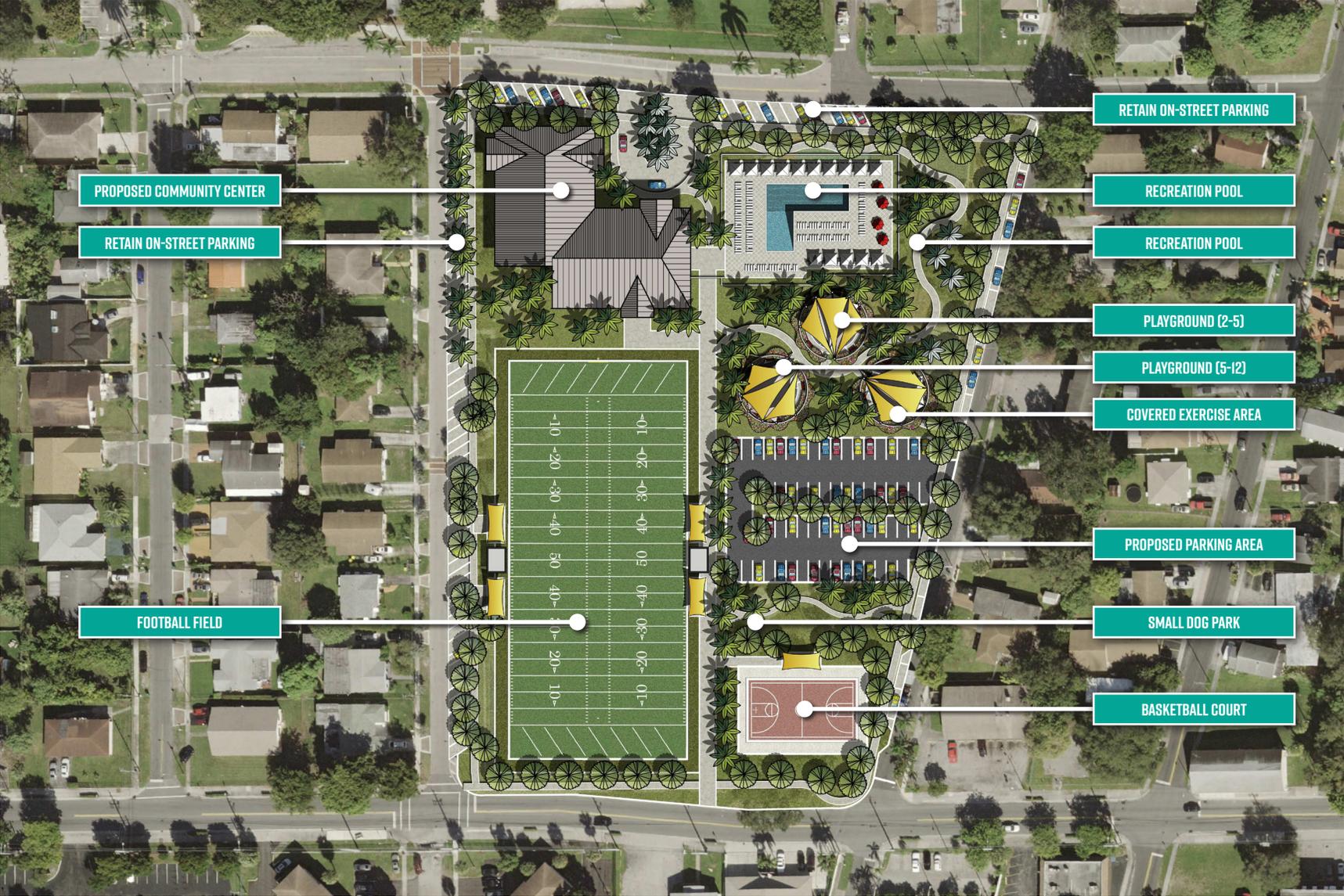


FIGURE 49 – CONCEPT PLAN- C.W. THOMAS PARK CONCEPT PLAN

### CHESTER BYRD PARK

Chester Byrd Park is a small-mini park located between S.W. 12th Avenue and Phippens Waiter Road (W. Dixie Highway). The park has frontage on both streets. Despite its excellent access and exposure, the park's restricted design and layout isolate it from the community. There is little visual connection between the street and the park.

At present, the park comprises a covered exercise area, a basketball court, and a playground.

Among its identified deficiencies, the park requires very high levels of maintenance due to user abuse. The playground needs updating. While the park has good tree canopy and shade, additional park furniture, such as benches and waste receptacles, and lighting are needed.

The Chester Byrd Park site offers an opportunity to construct a facility in this area of Dania Beach that will attract families with children, young adults, and seniors.

### CHESTER BYRD PARK CONCEPT PLAN

The Chester Byrd Park Concept Plan (Figure 50) proposes to take advantage of the site's two-street access to create an internal parking area that will allow total exposure to the park from both streets. The construction of a splash pad/water feature will attract families with children and become a focal point of the area. Restroom facilities are indicated on the plan. A playground area designed for various age groups will be located on either side of the splash pad/water feature.

An exercise path for teens and young adults, connecting all venues of the park, will be constructed. A new basketball court will be located on the S.W. 12th Avenue side of the park.

The tree canopy will be preserved, and the park will be provided with additional landscaping, irrigation, and park furniture such as benches, trash receptacles, and bicycle racks.

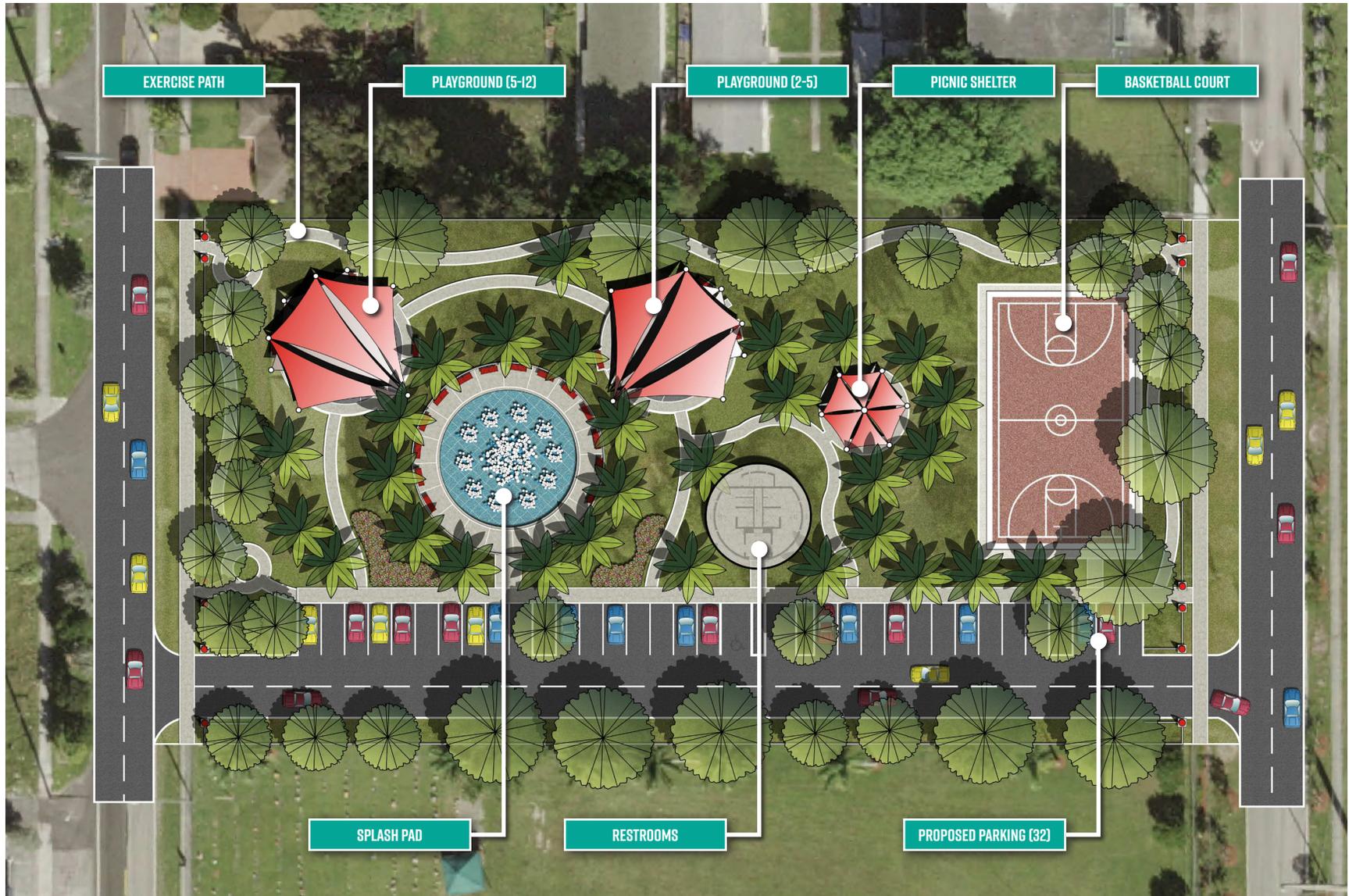


FIGURE 50 – CONCEPT PLAN- CHESTER BYRD PARK CONCEPT PLAN

## 7.4 EASTERN NEIGHBORHOOD SECTOR

The Eastern Neighborhood Sector includes all the parks east of South Federal Highway (U.S. 1). This sector comprises one mini-park Linear Park; a special facility, the I.T. Parker Center a meeting facility; a Neighborhood Park and Community Center, Frost Park; and Dania Beach's Ocean Park, the City's Beach on the Atlantic Ocean.

A description of the proposed park improvements is outlined in this section of the report.

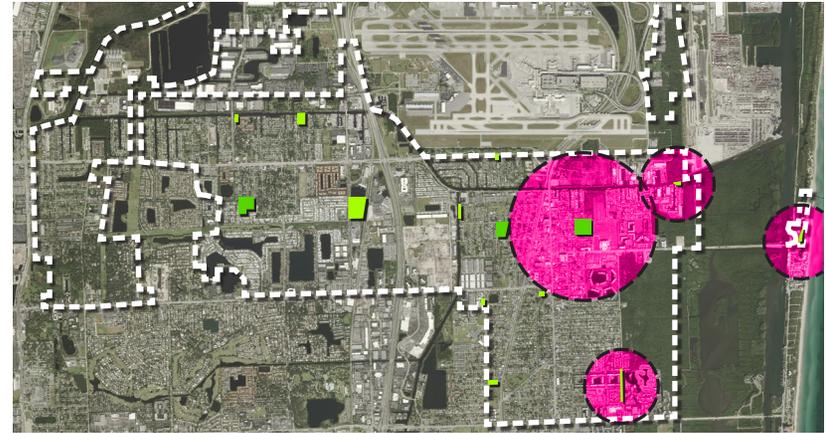


FIGURE 51 – EASTERN NEIGHBORHOOD SECTOR

**EASTERN NEIGHBORHOOD PROPOSED PARK IMPROVEMENTS**

Three parks comprise the Eastern Neighborhood Sector: Frost Park, a neighborhood park; Linear Park, a mini-park; and the I.T. Parker Center, a special-use event facility.

A detailed evaluation of each park’s existing condition is included in the Appendix Section of this Document.

The evaluation of existing conditions leads to the following recommendation for two of the parks:

- Linear Park: Continued maintenance and upkeep.
- I.T. Parker Center: Restrooms renovation; serving kitchen renovation and improvements to serve large events; improved wayfinding to more easily access the facility; continued maintenance and upkeep.

**FROST PARK**

Frost Park is in overall good condition, with a building of approximately 7,400 square feet in surface area. The community center building is relatively new construction dating from 2007 and multi-use rectangular fields for soccer and football are available. The evaluation team found several deficiencies. The building is visually disjointed from the playfield, thus lacking both views and the security provided by visual access. The existing skateboard court is in disrepair and needs to be removed, and the open fields have drainage issues.

**Park Director’s Program Needs Input**

As part of the Master Plan process meetings with each Neighborhood Park was carried out to obtain information from those who are in daily contact with park users. Directors who understand the market and needs of the facility.

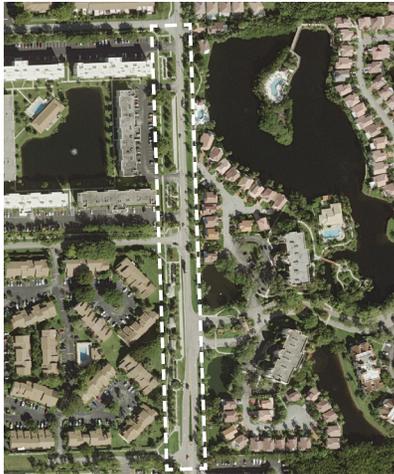


FIGURE 52 – LINEAR PARK



FIGURE 54 – I.T. PARKER CENTER



FIGURE 53 – FROST PARK

The Frost Park director indicated that the present building square footage does not meet its users’ needs and demands. The community building is extensively used by young adults during afternoons and evening hours. Present spaces within the building must be expanded and new venues created. As the computer room is not well used, this space can be repurposed. Usage of the venue does not warrant an indoor gymnasium. Following is a summary of the park director’s recommendations for improvements to the community center building.

- Community Building
  - Enlarged and expanded fitness gym to include lockers and showers
  - Additional space for exercise and wellness programs
  - Aerobics rooms with wood floors and 30-person capacity
  - Racquetball court(s) to serve potential demand for this sport
  - Increased indoor and outdoor storage
  - Enlarged and upgraded serving kitchen
  - Large great room for summer camp
  - Game room
  - Arts and craft room
  - Vending area
  - Controlled access points

The preliminary building space demands translates into an expansion of the existing facility of approximately 10,400 square feet. With the incorporation of the existing building of 7,400 square feet, the facility will be a total of 18,200 square feet approximately. Note that square footage needs and activities could undergo changes once a more detailed program for the facility is developed during the facility design phase that follows a Master Plan.

FROST PARK PRELIMINARY CONCEPT PROGRAM*			
PROGRAMS SPACE	# OF SPACES	AREA/SPACE (SF)	TOTAL AREA (SF)
SUPPORT USE			
LOBBY	1	250	250
OFFICE SPACE (ADMIN, CONFERENCE ROOM, WORK SPACE)	1	450	450
OUTDOOR RESTROOMS	2	200	400
SUB-TOTAL SUPPORT USE			1,100
ACTIVE USE			
WEIGHT/CARDIO AREA	1	2,000	2,000
GROUP EXERCISE/DANCE ROOM	0		0
STORAGE	1	600	600
RESTROOM/LOCKER ROOMS	2	600	1,200
SUB-TOTAL ACTIVE USE			3,800
ACTIVITY ROOMS			
CLASSROOMS	4	800	3,200
COMMUNITY STORAGE ROOMS	1	500	500
KITCHEN/CATERING	1	400	400
YOUTH/AFTER SCHOOL/SUMMER CAMP ROOMS	0		
YOUTH AREA STORAGE	0		
YOUTH AREA RESTROOMS	0		
SUB-TOTAL ACTIVITY ROOMS			4,100
PROGRAM SUB-TOTAL			9,000
NET TO GROSS		20%	1,800
FINAL TOTAL			10,800
EXISTING TO BE REMODELED AND INTEGRATED		1	7,400
TOTAL NEW BUILDING			18,200
*WILL REQUIRE FURTHER ANALYSIS AND DEVELOPMENT WITH COMMUNITY INPUT AND DETAILED PROGRAM ANALYSIS PRIOR TO BUILDING DESIGN CONTRACT			

TABLE 29 – FROST PARK COMMUNITY CENTER PRELIMINARY CONCEPT PROGRAM

- Outdoor Play Areas

Reflecting the community-identified needs, the needs identified by the community, the park director, had the Master Plan team's professional recommendations, the following enhancements are proposed for Frost Park's outdoor areas.

- Reduction of the present four baseball diamonds to two new ones: a large softball field and a small diamond for Little League
- A multi-use rectangular field within the baseball outfields to take advantage of the open space and provide a venue that can alternate with softball
- Redesign of park to meet drainage needs
- Lighting for nighttime use of fields
- Two pickle ball courts to meet growing demand for this sport
- Outdoor exercise area and splash pad on the south side of the building, to be redesigned to take advantage of field views
- Retention of tennis, basketball, and handball courts, which are well used by community members
- Playground expansion on current site to provide areas for different age groups
- Visible and easily policed picnic shelters

### Frost Park Concept Plan

The concept plan (Figure 55) illustrates the distribution of open-space activities and building expansion on the Frost Park site. The present area with the tennis court, basketball courts, and handball courts will remain in place. Two new pickleball courts will be added immediately to the south and outside the play field area of the south ball park. A walking path will be provided along the perimeter of the park and connected to the proposed venues. A covered outdoor exercise area and a splash pad are shown on the site plan immediately south of the community center building. The number of baseball diamonds will be reduced to two and a multi-use field will be provided between the diamonds. The playground will be improved and expanded to include areas for different age groups. Picnic shelters will be provided in areas that can be easily visually controlled.

The present building will be expanded to the east, where the present skate park is located. The building will be redesigned to provide adequate access and connections between the existing structure and the proposed expansion.

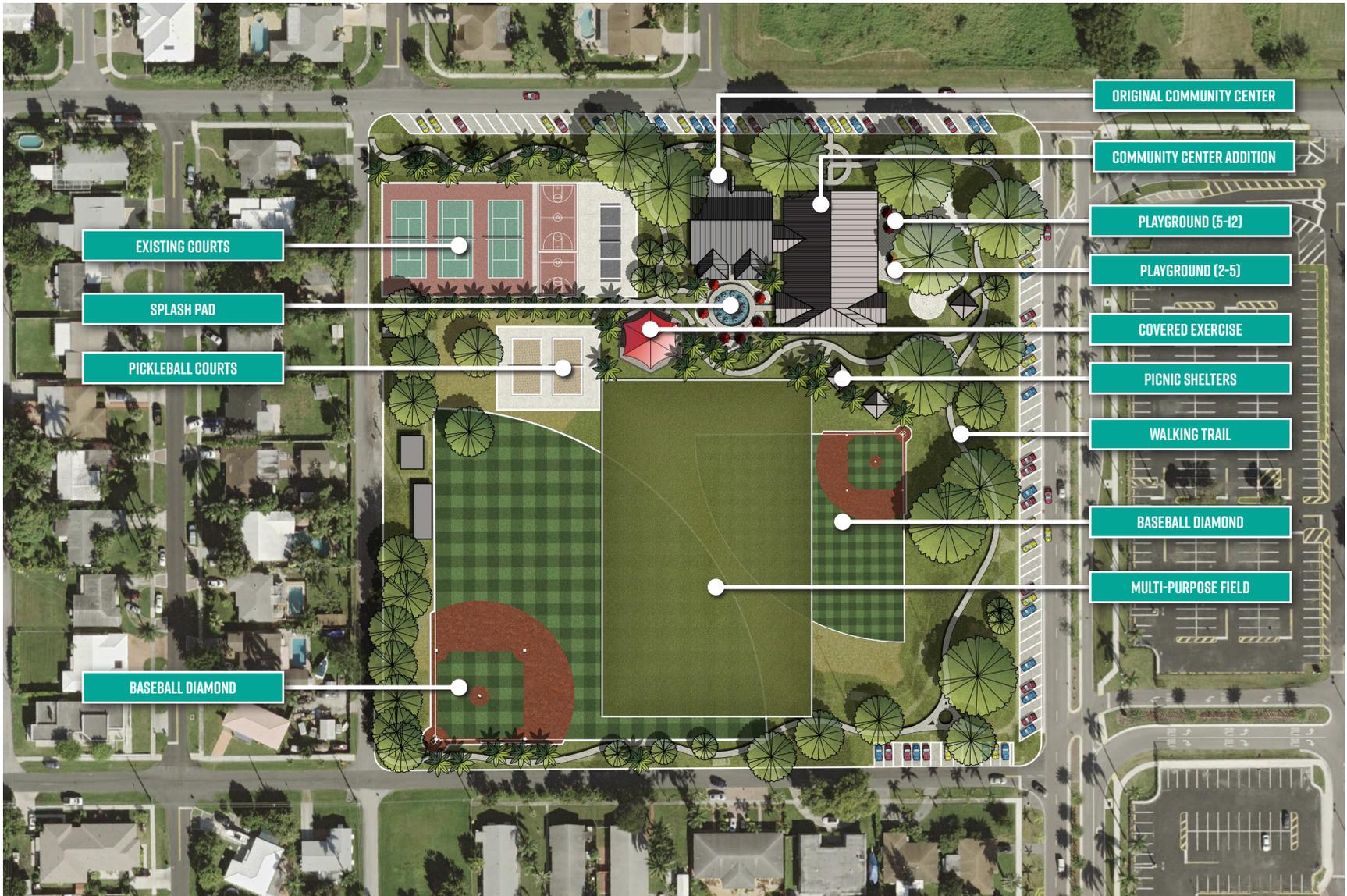


FIGURE 55 – CONCEPT PLAN- FROST PARK CONCEPT PLAN

**DANIA BEACH OCEAN PARK REVITALIZATION PLAN**

The Dania Beach Ocean Park Master Plan adopted in January 2014 proposes improvements to Dania Beach Ocean Park. The purpose of this initiative is to develop a plan for the rehabilitation and enhancement of the Ocean Park as a community asset for residents, families, and guests, with a strong focus on beach restoration and preservation, beautification, functionality, safety, environmental quality and sustainability amid climate change and storm activities, public education, and connectivity for pedestrians and bicyclists.

The City of Dania Beach has begun implementation of Phase I, with a primary focus on cleaning up the site, organizing signage, and creating a sense of place for Dania Beach Ocean Park. Phase II will consist of beach enhancement and arrival sequence improvements.

Phase III, the revitalization plan’s final phase, will build on the progress accomplished in previous phases with new construction including a parking garage to accommodate visitors during high season and a banquet hall for local events. The existing FAU facility will be reworked and transformed into a retail village, offering shopping, multiple restaurant opportunities, and several residential units for lease. A new connection under the bridge will link the west parcel to the beach and showcase an iconic waterside restaurant that will surely become every boater’s favorite hot spot. Landscape improvements within the Dania Beach Boulevard circle and along the intracoastal waterway will enhance sight lines to the beach and transform this stunning oceanfront asset into a truly magnetic destination.



FIGURE 56 – DANIA BEACH OCEAN PARK REVITALIZATION PLAN REPORT

Final Conceptual Revitalization Plan

Legend

- ① Pier & Restaurant
- ② North Beach
- ③ Marina
- ④ Institutional / Mixed Use
- ⑤ Tootie Adler Park
- ⑥ Beach
- ⑦ Beach Portal
- ⑧ Dania Beach Grill
- ⑨ Sunset Bar / Restaurant
- ⑩ Landmark Opportunity
- ⑪ Parking
- ⑫ Entry Feature
- ⑬ Retail / Restaurant / Banquet Hall
- ⑭ Pedestrian Walk
- ⑮ Kayak Rental Kiosk
- ⑯ Interactive Water Feature
- ⑰ Playground
- ⑱ Event Lawn / Bandshell
- ⑲ Drop-Off Area
- ⑳ Pier Shaded Cleaning Stations



FIGURE 57 – DANIA BEACH OCEAN PARK REVITALIZATION PLAN MASTER PLAN

# 8

## FUNDING PLAN





## 8.1 CAPITAL FUNDING

One of the major challenges for the City of Dania Beach is determining a method for funding the capital development costs as well as the anticipated annual operating requirements of expanded parks and recreation facilities, programs, and services. As a combination of funding sources may be needed to realize these goals, several possible funding sources were investigated. Though not an exhaustive list the below does indicate possible available funding sources. These include:

### CITY OF DANIA BEACH

If the City is going to be the primary funding agent for new parks and recreation facilities, several options to acquire the necessary tax dollars will need to be evaluated.

- **General Tax Dollars:** The utilization of any existing non-allocated tax dollars for a project. This will result in the slow development of new facilities by simply allocating existing tax funding when possible.
- **Capital Improvement Fund:** Establishing a dedicated funding source for capital projects from either a percentage of existing tax revenues or through a tax increase established for that purpose.
- **Bond Measure:** A voter passed tax initiative to fund specific capital projects. For the larger and high dollar projects, this may be the only realistic way to develop these facilities.

### Partnerships

The possibility of including equity (primary) partners in parks and recreation projects should be explored. Possible competing interests

will limit the number of these types of partners that can be established for a project. A more detailed partnership assessment will be necessary to determine a realistic level of financial support.



### Fundraising

A possible source of capital funding could come from a comprehensive fundraising campaign in the City. Contributions from local businesses, private individuals, and social service organizations should be targeted. To maximize this form of funding, a private fundraising consultant may be necessary.

### Grants/endowments

Several grants and/or endowments are available for parks and

recreation projects. It is more difficult to fund active recreation facilities than parks and open space from these sources, but an effort should be made to acquire funding when available. Key areas to be targeted for grants are those serving youth, teens, seniors, and families.

### Naming Rights and Sponsorships

Although not nearly as lucrative as for stadiums and other large, high-profile facilities, the sale of naming rights and long-term sponsorships could be a source of some capital funding as well. It will be necessary to hire a specialist in selling naming rights and sponsorships to maximize this revenue source to its fullest potential. Rather than lifetime naming rights, 20-year rights should be the longest contract duration possible. Determining the level of financial contribution necessary to gain a naming right will be crucial—for example, a contribution for up to 25% of the total cost of an entire project for overall facility naming rights or 50% to 100% the cost of an individual space within the park facility.

## 8.2 OPERATIONS FUNDING

For the City to add new facilities or programs, the level of operational funding will also have to be increased. As a result, a funding plan for operations will be necessary.

### Partnerships

As new facilities are developed through partnerships with other organizations, it should be expected that the operating and maintenance costs will also be shared with the other partners. Detailed partnership assessments will be necessary to determine a realistic level of financial support.

### Sponsorships

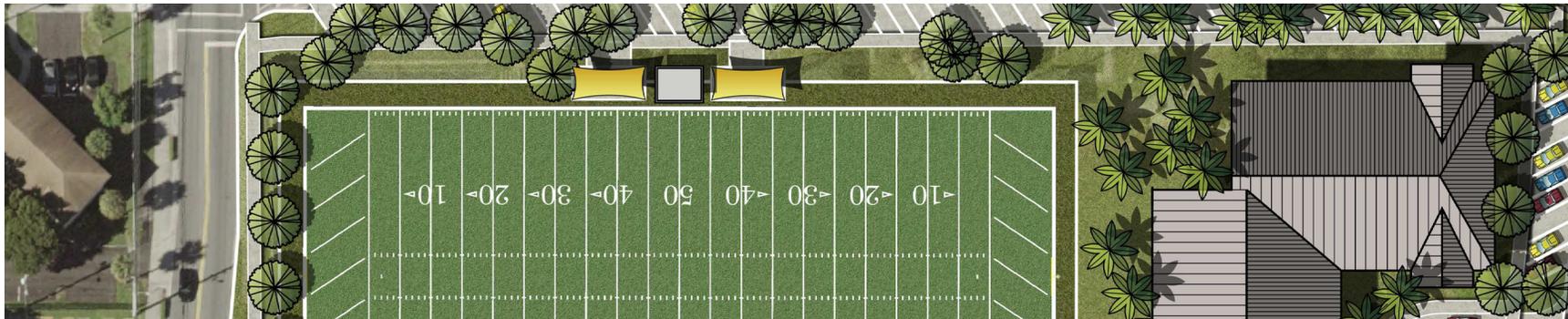
It is possible to secure sponsorships for different programs and services as well as funding for different aspects of a park or facility's operation. In most cases, however, this provides a relatively low revenue stream for funding day-to-day operating costs for parks and recreation.

9

# DESIGN PRINCIPLES







## 9.1 GUIDING FRAMEWORK

The City of Dania Beach Citywide Parks Master Plan establishes a guiding framework for the design and development of City of Dania Beach Parks. These design principles are intended to guide future park design decision-making and serve as a reference for the evaluation of parks designs. These guiding design principles are as follows.

### PARK SUSTAINABILITY

New construction and rehabilitation of City of Dania Beach Parks will be based on accepted sustainable design and sustainable construction practices and will include as a minimum the following principles:

- Protection, enhancement, and sustenance of the natural environmental resources of existing and new parks through:
  - Best possible utilization of the recreational land resources of the City of Dania Beach
  - Use of best operational practices for the upkeep and maintenance of park facilities
- Rational Use of Water Resources
  - Adequate storm water design to limit the disruption of natural hydrology by reducing impervious cover and increasing on-site infiltration
  - Efficient use of water through landscaping practices such as the use of native species and xeriscaping with drought-resistant plants
  - Efficient design of irrigation systems to maximize available water resources, using captured rain water or recycled water wherever possible
- Reducing Urban Heat Island Effect
  - Use of low-albedo materials in paved surfaces
  - Provision of adequate shade for paved surfaces
- Park Energy Efficiency
  - Implement energy-efficient lighting that, in keeping with CPTED standards, reduces the risks associated with potential park evening use
  - On-site power generation for lighting where possible and economically feasible

### PARK BUILDING DESIGNS

Designs of City of Dania Beach new park buildings will meet, wherever possible and economically feasible, the highest standards of sustainable building design as identified by the United States Green Building Council (USGBC) Leadership in Energy and Environmental Design Green Building Design and Construction LEED Reference Guide of 2009. Given the varied nature of the buildings, the following is recommended by the Citywide Parks Master Plan:

- Buildings under 10,000 square feet of new or existing construction will meet the requirements of sustainable designs
- Buildings over 10,000 square feet of new construction area will be built to be eligible for United States Green Building Council Gold LEED Building Certification

### BEST PARK LANDSCAPE PRACTICES

Landscapes for the City of Dania Beach will be of the highest quality and will provide City park users with a healthy, enjoyable, and sustainable environment. Landscape design will reflect and incorporate practices that conserve water, reduce nutrient loading, minimize costs, and sustain plant life. The Citywide Parks Master Plan recommends the following principles for landscape design.

- Provide for the use of native, drought-tolerant, low-maintenance plant materials
- Encouraging cooling through the provision of shade and channeling of breezes
- Promote sustainable development by implementing leading-edge programs and technologies for pollution control,

resource conservation, and ecosystem monitoring, research and enhancement

### PARK ACCESSIBILITY

Maximize public access and use of park lands and activities by:

- Providing for parks that are physically, visually, and universally accessible
- Providing for parks that act as central community spaces
- Providing for user comfort through the inclusion of substantial shaded areas and the protection of cover over all children playground areas.

### PARK SIGNAGE

Signage on all City of Dania Beach parks shall be uniform in design and appearance and meet the following signage requirements:

- Identification: Park identification signs
- Direction: Directions to park users identifying location of activities and other requirements
- Regulation: Park use regulation signs
- Information: Park history and name origin information

### CRIME PREVENTION THROUGH ENVIRONMENTAL DESIGN (CPTED)

The designs of all City of Dania Beach parks will adhere to the principles of CPTED and provide for the four basic elements of CPTED:

- **Natural surveillance:** Keeping intruders under observation, and creating visual connections to prevent unacceptable

and unlawful activities from taking place. This is the much-mentioned concept of “eyes on the street” to control activities, intruders, and users. The adequate location of activities within the park; the location and definition of open spaces; lighting and landscape; all play a major role in creating natural surveillance of public and private areas and is a basic principle of “defensible space”. Additionally, natural surveillance addresses the elimination of built environment elements that facilitate hiding, block visibility, or provide for unsafe conditions.

- **Natural access control:** Careful location of entrances and exits, using fences, gates, shrubs, access control devices, control or limit access to potential target areas and to delineate to intruders and offenders that there is a risk in selecting this place as a target. Through the use of physical means including locks, bars and fences, provide a supplement to other access control devices.

### ALIGNMENT WITH CITY POLICIES

All new construction and park improvements shall be in alignment with City of Dania Beach policies.

### PARK DESIGN EXCELLENCE

The City of Dania Beach will strive to provide park designs that incorporate the highest standards to meet user needs and have functional, creative and aesthetically pleasing designs that provide for enhanced public image and identity of the City of Dania Beach recreational lands through the adequate linkage to surrounding urban fabric.

Within the following pages in Section 9.2 are included recommendations for achieving design excellence for the future design and construction of City of Dania Beach parks.

## 9.2 INTRODUCTION TO DESIGN EXCELLENCE

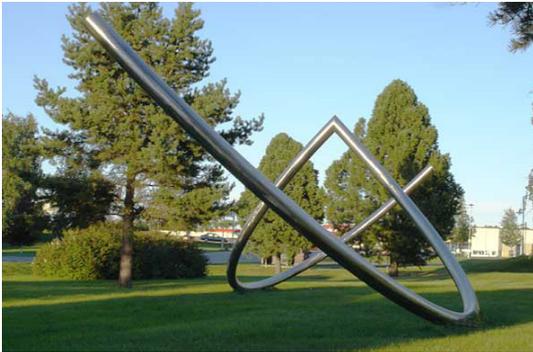
The City of Dania Beach Citywide Parks Master Plan (DB-CWPMP) is a design-driven document oriented to the enhancement and expansion of the City's parks. The City of Dania Beach Commission, in its proactive participation in the development of the Citywide Parks Master Plan, promoted the inclusion of descriptive park design actions to enhance not only the functionality of parks, but their aesthetics and relationship to the Dania Beach community.

The community survey carried out as part of the DB-CWPMP identified a number of community priority investments in future City park improvements and design. These priority items were:

- Walking paths;
- Natural areas/nature parks;
- Fitness centers;
- Picnic shelters/areas;
- Outdoor exercise stations;
- Outdoor stage amphitheater;
- Dog park/dog friendly areas;
- Active adult centers/multi-use spaces

As a guiding document the Citywide Parks Master Plan addresses the inclusion of these venues and to promote their excellence in design as a guide to future park designers implementing the specific park designs included as part of the Master Plan. Examples are presented to illustrate the design intent for the future venues to be included in each park.

At the request of the city commission, city manager and parks director, a specific section illustrating art in parks has been included. Highlighted as well is the need to create cross-generational, multi-use spaces and areas to expand the reach of the park system and provide a daylong utilization of the City's Park resources: seniors in the working hours, children in the afternoons, young adults in the evenings. Presented in the following pages are examples of park design venues to promote functionality and excellence in future city park designs.



### INCORPORATING ART IN PARKS

Art elements in parks create a sense of place and uniqueness. Incorporating and highlighting the work of local artists in park design serves to not only create a point of interest but to promote community's appreciation of art. Many communities require the inclusion of art in public places for major public and private building investments.

Requiring the incorporation of art into the City's park system can highlight local artists, and local museums while promoting a sense of cohesion among the different City parks and neighborhoods. It can create opportunities for expression and educational enhancement. The Dania Beach Creative Arts Council promotes local artists. The City's Wiener Museum of Decorative Arts, a world-class museum celebrating fired arts of ceramics and glass, and presents a singular opportunity to expand art from the enclosure of walls to the heart of the community and its children. Illustrated in these pages are examples of art in parks.



### WALKING PATHS

Promoting passive recreation through the inclusion of walking paths in the City's parks is a priority. Well-designed, activity-integrated paths in the City's parks serve not only to link different park venues but to foster cross-generational use of parks through walking and exercise activities. The walking path design should spur pedestrian movement, meander through the park space, integrate with open spaces, reveal park vistas, and provide shade to make walking a pleasant experience. As illustrated in the proposed park designs included in this Master Plan, the walking paths serve to define the perimeter of the park and include picnic and exercise structures where applicable. Where appropriate, walking path should be lighted where appropriate in keeping with each specific park's use hours. The photos present different walking paths designs.





### FITNESS CENTERS

Exercise and physical activity provide a multitude of health benefits. Ranked high in the community survey is the need for fitness centers. Within the City of Dania Beach, the popularity of fitness centers varies and reflects to a certain extent the different age groups, and the intensity of cross-generational use of the specific community center facility. A pleasant space, adequately designed, is also a major use intensity determinant. A well-designed fitness center can increase community center use increase facility revenue.

Any fitness center to be included in future community center buildings should be open to views, both interior and exterior if possible, and feature enough space to house all the required equipment and activities. The exercise spaces should be linked to multi-use rooms where different active exercise activities can take place. Care should be given to the selection of designers who are experienced in this type of space.

**PICNIC SHELTERS/AREAS**

The community survey indicated residents' desire for picnic shelter structures and picnic areas in the future development of the City's parks. A picnic shelter can provide multiple uses within its open-roofed pad. Well located and oriented toward open areas, a picnic shelter can serve as a stage for informal entertainment events where insufficient ground space for an amphitheater exists. Adequately regulated and maintained, picnic shelters can be venues for private use generating income to the park system. Shelter design can serve to create design cohesion within the City's park system. Care should be taken to locate picnic shelters where they can be easily supervised to conform with Crime Prevention Through Environmental Design (CPTED) principles. Presented in this page are photos of constructed picnic shelters that can serve as stage venue when needed and examples of picnic shelters of different scales and designs.





### OUTDOOR EXERCISE STATIONS

The City of Dania Beach has a very successful outdoor exercise venue at Linear Park, located on S.E. 5th Avenue from S.E. 11th Street to Sheridan Street. The integration of the exercise station with the walking paths of the park, the landscape surrounding the exercise stations, and the quality of the covered structure create an attractive, enticing environment to stop and exercise. The exercise stations are open and highly visible from the street and the pedestrian path. Attention to Crime Prevention Through Environmental Design (CPTED) principles are incorporated into the design of these venues.

Outdoor exercise stations can serve a multitude of age groups. They can be integrated into the walking paths to create distinct spaces within the park design. The selection of well-designed, durable, minimal-maintenance exercise equipment is crucial to limit replacement and maintenance costs.

### OUTDOOR STAGE AMPHITHEATER

The Community Survey identified a desire for an Outdoor Stage Amphitheater for events in the City of Dania Beach. As Dania Beach is a fully built city, it can be challenging to locate such venues either in existing parks or on a new site. However, there are many ways to create a performance venue. Rather than a dedicated facility, it can be a multi-use space co-located with other open-space uses. The design of the stage can be a creative element within the landscape.

The use of multi-use structures can also create a venue in an open space. For example, a picnic shelter can be designed in a way that allows it to also serve as a performing area oriented to the play spaces of a park. Care should be taken to ensure that the location of any future outdoor stage amphitheater is optimized for high-quality sound and accessibility.





### DOG PARK/DOG-FRIENDLY AREAS

The City of Dania Beach Ordinance “Sec. 6-9. - Animals on beaches, beach parks and in parks” states: “It shall be unlawful for any person to bring any animal (defined to mean any living nonhuman creature) upon the beaches, parks or parking areas owned by the city or on sand beach areas designated on the zoning map; *provided, however, that dogs are permitted in a park if on leashes, unless leashes are not required in certain park areas as posted pursuant to signs erected by the city.* This section shall not be enforced against persons using service animals as defined by the Americans with Disabilities Act. Dog parks should be creatively designed to separate small dogs from large dogs. Doggie waste stations should be provided in locations selected by the City to allow the presence of dogs on leashes as indicated by City statutes.



**ACTIVE ADULT CENTERS/MULTI-USE SPACES**

Seniors are one of the fastest-growing demographic groups in the United States. The inclusion of multi-use spaces in the design of community centers will ensure available activity venues to address the needs of all users. Spaces that are used during the morning for seniors can be used for children after school and young adults at night. These multi-use spaces can be linked with fitness centers and classrooms or exist as open spaces in the community center complex. The City of Dania Beach's senior population represents a significant percentage of the overall citizens of Dania Beach. These spaces should be airy, naturally lit, and surfaced with materials that will accommodate a wide variety of activities.





**MULTI-PURPOSE FIELDS/MULTI-PURPOSE ROOMS AT COMMUNITY CENTERS**

Multi-purpose rectangular fields for soccer and football allow sports play during different seasons and maximize the limited valuable available park lands, especially in a built-out city like Dania Beach.

Community centers serve a varied age group. The centers' multi-purpose rooms provide venues for afterschool, weekend, and nighttime educational activities such as STEM programs and classroom-based educational offerings.

The incorporation of multi-purpose facilities within the park system enables the City to respond to the latest park trends. As demand for a certain activities grow or shift over time, the City can provide these services with minimal impact on existing facilities.



**INDOOR GYMNASIUMS/GAME COURTS**

Indoor gymnasiums are multi-use spaces that can be combined with other uses to create venues for services to all age groups. Multi-use spaces can contain walking and jogging tracks on an upper level and combine spaces such as exercise stations that are natural complements to the walking track. While basketball and volleyball are the sports most identified with indoor gymnasiums, the large size and sports flooring of these venues are ideal for gymnastics as well as communal activities, especially when bleachers are included in the design.





### SPRAY GROUNDS/SPLASH PADS/ART IN PUBLIC PLACES

Spraygrounds are a popular park attraction for families with young children. This park feature should be a focal point that is easily visible from all areas. Restrooms are required near a sprayground and splash pads.

These venues are ideal places for the inclusion of art-in-public-places. For example, the floor area of the sprayground/splash pad can be a work of art created by the community, high school students, or a local artist. Waterspout elements can be sculptures that allow children to play and dot the place with art. These water features offer a magnetic park destination with powerful branding potential.



### CHILDREN'S PLAYGROUNDS

An array of excellent innovations can be found in design concepts for children's playgrounds. New playgrounds include themes and functional designs to address the interests of varied age groups. Studies indicate that playing is an important contributor to the development of a healthy brain and body, and playgrounds that are engaging, challenging, and attractive play an important role in this process.

Today's available playground components highlight analytical activities, music concepts, and a myriad of other cool, beautiful, challenging elements. Design excellence will require a thorough analysis of available playground equipment to select the most attractive, engaging, and challenging options.

Playgrounds can also be venues for art in the park. All new playgrounds in City of Dania Beach parks should embrace the potential to include art as part of these engaging, stimulating, and safe playgrounds. These new playgrounds should also conform to ADA (American Disabilities Act) accessibility guidelines.





### OUTDOOR POOLS & AQUATICS

The City of Dania Beach's two Aquatic Centers (pools) are recommended for reconstruction in the Master Plan. The new pools should not only address the competition design elements that presently exist but incorporate features oriented toward a multitude of activities, ages, visitor demographics, and needs, making these community assets more appealing and inviting to all.





**A**

**APPENDIX**

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MEETING MINUTES: PUBLIC WORKSHOP (EASTERN NEIGHBORHOOD SECTOR)



- ARCHITECTURE
- ENGINEERING
- PLANNING
- LANDSCAPE ARCHITECTURE
- INTERIOR DESIGN
- CONSTRUCTION SERVICES

MEETING MINUTES

<b>To:</b>	Eric Brown – Dania Beach, Director of Parks and Recreation Department
<b>From:</b>	Alfredo Sanchez – B&A, Project Manager
<b>CC:</b>	Randy Hollingworth – B&A, Director of Landscape Architecture and Planning
<b>Project:</b>	<b>Dania Beach City-Wide Parks Master Plan</b>
<b>RE:</b>	Public Workshop: Eastern Neighborhood Sector
<b>Meeting Date:</b>	October 2 <sup>nd</sup> , 2018
<b>Location of Meeting:</b>	Frost Park Community Center
<b>Distribution Date:</b>	October 3 <sup>rd</sup> , 2018
<b>BA Project No.:</b>	18048.00 Dania Beach City-Wide Parks Master Plan
<b>Participants:</b>	Eric Brown – Dania Beach, Director of Parks and Recreation Department Katia Bordy – Dania Beach, Public Information Officer Rafael Acosta – Dania Beach, Recreation Program Manager Randy Hollingworth – B&A Director of Landscape Architecture and Planning Alfredo Sanchez – B&A Project Manager Joshua Rak – B&A Senior Planner

The Public Workshop for the Dania Beach City-Wide Parks Master Plan (Eastern Neighborhood Sector) was held at Frost Park Community Center, on October 2, 2018. Below is a summary of the presentation and input from participants that was offered at the workshop:

1. The project team, including staff members of the City and B&A were introduced to the attendees of the workshop.
2. B&A made a Community Workshop Presentation that covered the following information:
  - a. Firm Profile and Introduction
  - b. Summary of relevant project experience related to B&A's park master planning portfolio
  - c. Parks existing conditions evaluation for the Eastern Neighborhood Sector, which included the following parks:
    - Frost Park Community Center
    - Linear Park
    - I.T. Parker
    - Frank C. Tootie Adler Park
  - d. Project schedule and milestones

Following the presentation, public discussion commenced, and the following comments were made:

3. Frost Park would be a good location for a pay-to-use community swimming pool facility.
  - a. The neighboring community is composed of young adults, families and working people, within walking distance to the park.
  - b. Replace the underutilized skateboard park with the new pool.

4. Presently, Frost Park offers very good amenities to the community.
  - a. The Park needs some general update and improvements.
  - b. The skate park is only being utilized by people from other communities, but not from residents.
  - c. Members of the community walk around Frost Park at all times/dates of the year. A more improved network of sidewalks/walking paths must be included in any redesign.
5. Event parking is important at Frost Park
  - a. Programming for the park should include parking for art shows, flea markets and motorcycle shows.
6. The City must protect the parks that they currently have. Ownership should be retained by people and included in the City's charter.
7. The City lacks waterfront parks to facilitate resident needs.
8. Modern park programming should include STEM programs.
  - a. Interests and programs for aerospace engineering has been neglected and there are opportunities to partner with NASA for funding and programming to include such activities in the parks.
9. Preserve as much park space as possible.
  - a. Any expansion to building facilities can occur on multiple floors to maintain park open space.
10. The City's parks lack shelter to accommodate large outdoor areas for festivals.
  - a. Shade structures should be added and be able to house large groups of people.
11. The Olsen Middle School Site is a candidate to have the old vacated building demolished.
  - a. The City should work with the school board to redevelop the site for a City park.
  - b. The City should work with the County School Board to build a new public pool facility that can be shared for school programs and City Park and Rec. programs.
12. Since the beach area is shared by people of Broward and Dade Counties, the City should explore funding programs with the Counties to help improve and maintain the beach parks.
13. While athletic programs are very important, Frost Park should incorporate programs for theater and the arts.
14. Indoor recreational facilities, i.e. football, soccer, tennis should be constructed because of Florida's harsh summer and hurricane seasons.
15. Any newly programmed rooms should be designed as multi-purpose, for flexibility, to respond to evolving park programming trends and community needs.

At the end of the discussion, Eric Brown concluded the meeting and offered the final comments that The City has no plans to remove any existing park lands from the City. Through the Master Planning process, he stated the City only wants to enhance and add to the Parks and Rec. Department. The community has been encouraged to participate in this process to better determine what their needs are and are encouraged to continue participating in the meetings and workshops.

**A conscientious effort has been made to accurately summarize discussions topics and direction given. If for any reason it is deemed that the summary is inaccurate, unclear or inaccurately misrepresents discussion topics, it was unintentional. To correct any misrepresentation, the author should be contacted in writing within five business days from the date of original distribution as stated above. Since the topic and nature of this summary is important to the successful completion of the project, recipients are encouraged to forward the minutes to any and all interested parties.**

MEETING MINUTES: PUBLIC WORKSHOP (CENTRAL NEIGHBORHOOD SECTOR)



ARCHITECTURE  
ENGINEERING  
PLANNING  
LANDSCAPE ARCHITECTURE  
INTERIOR DESIGN  
CONSTRUCTION SERVICES

Page 1 of 3

MEETING MINUTES

<b>To:</b>	Eric Brown – Dania Beach, Director of Parks and Recreation Department
<b>From:</b>	Alfredo Sanchez – B&A, Project Manager
<b>CC:</b>	Randy Hollingworth – B&A, Director of Landscape Architecture and Planning
<b>Project:</b>	<b>Dania Beach City-Wide Parks Master Plan</b>
<b>RE:</b>	Public Workshop: Central Neighborhood Sector
<b>Meeting Date:</b>	October 3 <sup>rd</sup> , 2018
<b>Location of Meeting:</b>	CW Thomas Park
<b>Distribution Date:</b>	October 4 <sup>th</sup> , 2018
<b>BA Project No.:</b>	18048.00 Dania Beach City-Wide Parks Master Plan
<b>Participants:</b>	Eric Brown – Dania Beach, Director of Parks and Recreation Department Katia Borden – Dania Beach, Public Information Officer Randy Hollingworth – B&A Director of Landscape Architecture and Planning Alfredo Sanchez – B&A Project Manager Joshua Rak – B&A Senior Planner

The Public Workshop for the Dania Beach City-Wide Parks Master Plan (Central Neighborhood Sector) was held at CW Thomas Park, on October 3, 2018. Below is a summary of the presentation and input from participants that was offered at the workshop:

1. The project team, including staff members of the City and B&A were introduced to the attendees of the workshop.
2. B&A made a Community Workshop Presentation that covered the following information:
  - a. Firm Profile and Introduction
  - b. Summary of relevant project experience related to B&A's park master planning portfolio
  - c. Parks existing conditions evaluation for the Eastern Neighborhood Sector, which included the following parks:
    - CW Thomas Park
    - Mildred V. Jones Park
    - Northside Melaleuca Park
    - Mullikin Park
    - SW Community Center
    - Chester Byrd Park
  - d. Project schedule and milestones

Following the presentation, public discussion commenced, and the following comments were made:

3. How does the City change the perception of a park, so that people find it safe again and come back to use it?
  - a. Redesigned lighting, furnishing, amenities and new programs will change the perception of a park.

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- b. The physical appearance of designed gates that remain open during the day and closed at night, rather than chain link fencing, which promotes a negative sense of enclosure helps also.
4. The community's fondest memories of the park were days that social gatherings revolved around a trip to the park.
  - a. Hair braiding parties
  - b. Softball/baseball games
  - c. Splash parties in the summer
5. While it cannot be expected to have a pool at all parks, please introduce water features/fountains so that neighborhoods have a place to cool down.
6. While police presence is important around the parks, the youth only see police when something negative is happening. The City's police force should try for positive interaction with the community and their children.
  - a. The neighborhoods should build a sense of family and community around the parks and the police should be a positive part of that family.
7. The community sees the need for 24-hour security at Chester Byrd Park.
  - a. While 24-hour security seems like the only solution, the City and Parks/Rec. Department feel that through this process, improvement to the park and its programs will change the perception of the park and make it an unsuitable place for the negative activities to persist.
8. There should be "peace parks" incorporated into the new programming of the parks.
  - a. This concept reserves very natural/ highly landscaped areas for passive activities, such as meditation so that people can improve their inner peace and also, peace amongst themselves in the community.
  - b. These parks should have special landscaping, benches and seating areas, more serene lighting and limited active uses.
9. In the past, CW Thomas Park occupied the NE 2nd ROW to the north, with basketball courts.
  - a. The community would like to see an expansion of the park to occupy that area today.
10. CW Thomas Park should receive the same opportunities and resources dedicated to the other parks in the City.
11. All of the parks in the City should be programmed with very advanced park amenities that push the limits of the user and challenges them, which builds physical and other motor skills.
  - a. Climbing apparatus, zip lines (Not just monkey bars and swings)
12. Facility at CW Thomas should incorporate indoor basketball courts, to provide relief from heat and rain season.
13. Parks should incorporate more family-oriented programs.
  - a. Spaghetti Night
  - b. Mother/Son Dances
  - c. Father/Daughter Dances
14. The City envisions CW Thomas evolving to include indoor courts, child activity rooms and also senior multi-purpose rooms, all overlooking the park fields.
15. It is imperative that everyone in the city participates in the survey.
  - a. Have your voice be heard and ideas incorporated into the future of the parks system.
16. Improved playing surfaces should be installed on all fields (preferably turf)
  - a. Rain/hurricane season make the fields unplayable and the kids slip in the mud.
17. The City would like to see a space reserved for a full-sized competition running track, where it can be incorporated.
  - a. Install walking trails and tracks within the park or above new gymnasium.
18. With the City in a good place financially, it is the intention to make sure that 2-3 parks/year are budgeted for improvement.
  - a. Improvements should be equal and impactful for all neighborhoods the same.

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At the end of the discussion, Eric Brown concluded the meeting and offered the final comments that The City assuring attendees that the City is committed to improving the park system and that working with the residents is the best way to ensure that they do something positive in the community.

**A conscientious effort has been made to accurately summarize discussions topics and direction given. If for any reason it is deemed that the summary is inaccurate, unclear or inaccurately misrepresents discussion topics, it was unintentional. To correct any misrepresentation, the author should be contacted in writing within five business days from the date of original distribution as stated above. Since the topic and nature of this summary is important to the successful completion of the project, recipients are encouraged to forward the minutes to any and all interested parties.**

MEETING MINUTES: PUBLIC WORKSHOP (WESTERN NEIGHBORHOOD SECTOR)



ARCHITECTURE  
ENGINEERING  
PLANNING  
LANDSCAPE ARCHITECTURE  
INTERIOR DESIGN  
CONSTRUCTION SERVICES

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MEETING MINUTES

<b>To:</b>	Eric Brown – Dania Beach, Director of Parks and Recreation Department
<b>From:</b>	Alfredo Sanchez – B&A, Project Manager
<b>CC:</b>	Randy Hollingworth – B&A, Director of Landscape Architecture and Planning
<b>Project:</b>	<b>Dania Beach City-Wide Parks Master Plan</b>
<b>RE:</b>	Public Workshop: Central Neighborhood Sector
<b>Meeting Date:</b>	October 4 <sup>th</sup> , 2018
<b>Location of Meeting:</b>	P.J. Meli Aquatic Center
<b>Distribution Date:</b>	October 5 <sup>th</sup> , 2018
<b>BA Project No.:</b>	18048.00 Dania Beach City-Wide Parks Master Plan
<b>Participants:</b>	Eric Brown – Dania Beach, Director of Parks and Recreation Department Katia Borden – Dania Beach, Public Information Officer Hakeem Ismail – Recreation Program Manager CW Thomas Park Mark Jensen – Recreation Program Manager P.J. Meli Aquatic Center Randy Hollingworth – B&A Director of Landscape Architecture and Planning Alfredo Sanchez – B&A Project Manager

The Public Workshop for the Dania Beach City-Wide Parks Master Plan (West Neighborhood Sector) was held at P.J. Meli Aquatic Center, on October 4, 2018. Below is a summary of the presentation and input from participants that was offered at the workshop:

1. The project team, including staff members of the City and B&A were introduced to the attendees of the workshop.
2. B&A made a Community Workshop Presentation that covered the following information:
  - a. Firm Profile and Introduction
  - b. Summary of relevant project experience related to B&A’s park master planning portfolio
  - c. Parks existing conditions evaluation for the Western Neighborhood Sector, which included the following parks:
    - P.J. Meli Aquatic Center
    - Griffin Marine Park
    - Dania Cove Park
    - Tiger Tail Dog Lake
  - d. Project schedule and milestones

Following the presentation, public discussion commenced, and the following comments were made:

3. What goes into a dog par?
  - a. First of all fencing for small and large dogs, equipment for dogs to play; for persons shade, seating, creating a pleasant place where to be.

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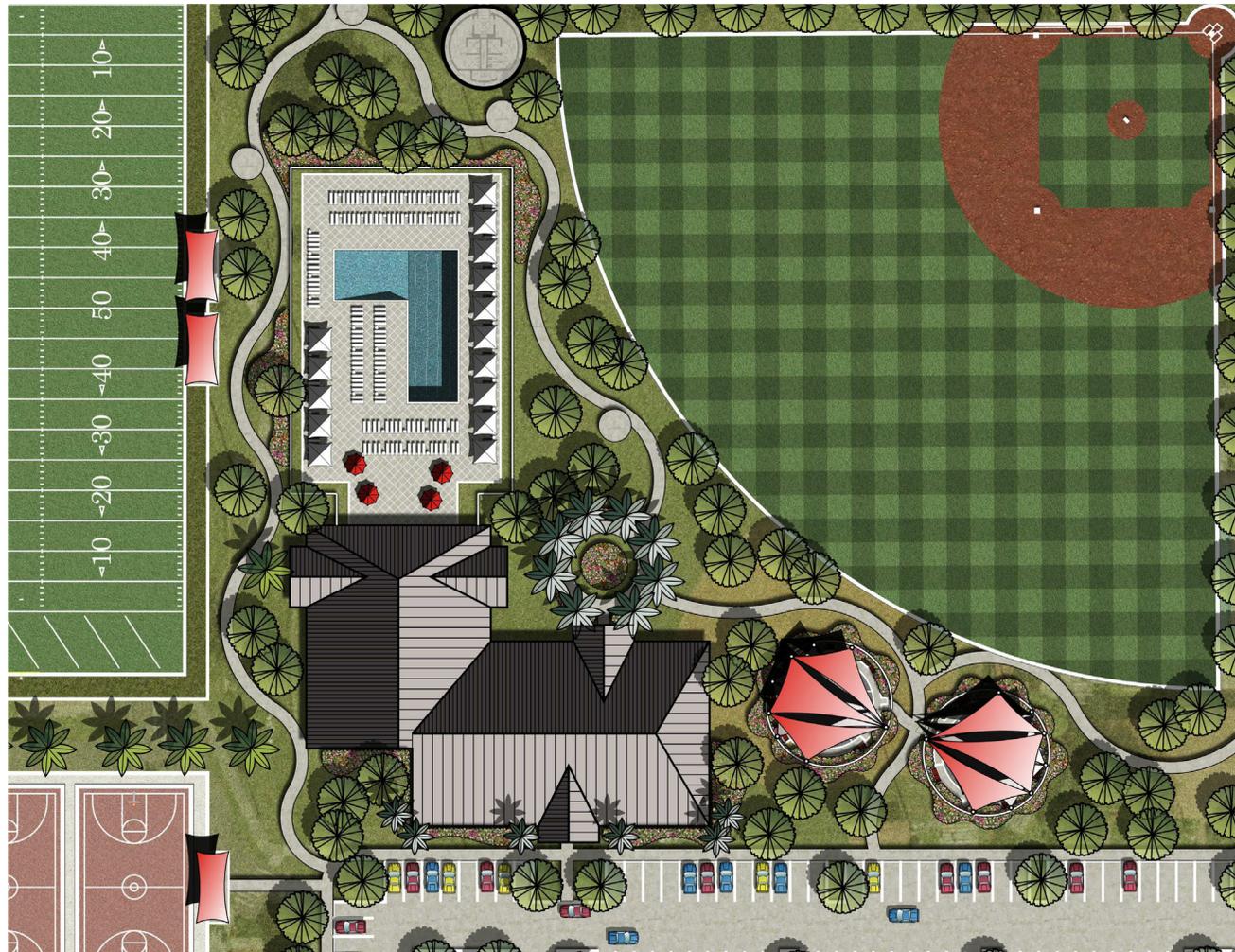
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4. There is a need to create an entrance from the south to the street that accesses the park. It is very difficult to access the park from the south as one has to go all the way around to the major streets; to WS 40<sup>th</sup> Ave or SW 31<sup>st</sup> Avenue, go on Griffin Road and then access south to 28<sup>th</sup> Terrace. .
  - a. A pedestrian/bicycle access could suffice
5. Same situation with the area to the north where the street abuts the park but the neighbors have to go to Griffin Road and then down 28<sup>th</sup> Terrace to reach the park.
6. Dania Cove Park – Noise of airplanes landing creates a difficult situation.
  - a. Constructing a bridge across the canal entrance would connect the two halves of the park which are now segmented and do not allow a completed circuit for pedestrians.
  - b. There is an Indian mound on the northeast end of the park. A cultural/educational opportunity exists.

At the end of the discussion, Eric Brown concluded the meeting and offered the final comments that The City assuring attendees that the City is committed to improving the park system and that working with the residents is the best way to ensure that they do something positive in the community.

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PREPARED BY:

