

The Lord's Place
Housing & Facilities Committee Meeting
March 25, 2021
4:00 pm
Zoom Conference Meeting

Minutes

- Present:** James Kukla, Kerry Diaz, Bill Proctor, Scott Witzel, Mike Stevens, Cornie Thornburgh, Diana Stanley, Keith Hardy, Wes Lang
- Not Present:** Calvin Phillips, Mike Diaz.
- Guests:** N/A

1. Approval of Minutes from February 25th, 2021

Motion to approve the minutes was made by Bill Proctor seconded by Wes Lang; all in favor, motion passed.

2. Introductions and welcome to new committee member Keith Hardy.
3. Capital Expenditure for FY2021-2022 was presented to the Committee.

Motion made to move Capital Expenditure 2021-2022 forward to Finance \$106,000 in Capital Maintenance Expenditures. Motion made by Cornie Thornburgh and second by Bill Proctor; all in favor, motion passed. There was discussion of including Capital Expenditures in gifts to buy or build facilities.

4. Project Update

Australian Avenue Facility Project:

1. Revised Site Plan submitted to the City of West Palm Beach on March 17, 2021
2. Move out of current building is in June; Demolition is expected mid-July
3. IT rough order of magnitude complete; RFP developed this week

4. Photography/Videography RFP distributed
5. Birse/Thomas is working with TLP on the design layout and furniture specs/placement
6. AMC construction contract has been reviewed by TLP team and is in legal review
7. Construction costs came in slightly under budget, but kitchen is over budget; value engineering and phase in of equipment plan is being developed
8. Budget does not include a generator (but does include prep work for it), but does now include the finished third floor patio due to budget savings.

Burckle Place 3:

1. The original design was unanimously rejected by the City of Lake Worth Beach Planning and Zoning Committee
2. The TLP team has redesigned the structure to deal with the majority of the obstacles: increasing the height of the building, placing the parking on side and rear and limiting to 14 spaces, increasing the unit size to 623 square feet, providing five parallel public parking spots in the Right of Way in which we are seeking abandonment
3. Diana and our planning team will be meeting with the Four Commissioners and Mayor to generate feedback and support
4. A public comment campaign has been initiated in advance of an expected May 2021 Planning & Zoning meeting
5. The plan has been amended to be 21 beds instead of 24.

6. Open Discussion:

There was discussion about an apprenticeship program for maintenance, and possibly collaborating with a local contractor. One issue that may prevent this is client criminal backgrounds.

7. Next Meeting:

Next meeting scheduled for Thursday April 29th @ 4:00pm VIA Zoom.

There being no further business, meeting adjourned 5:00pm