



# EAST LITTLE HAVANA GREENPRINT PROJECT

## STEERING COMMITTEE

Meeting #2, February 28, 2005

8:30 am to 1:00 pm

Jose Martí Park

## REPORT OF PROCEEDINGS

### WELCOME

Mildred Majoros, Project Manager, Miami Office, the Trust for Public Land, and Project Manager for the East Little Havana Greenprint Project, welcomed everyone back, thanked them for their continued involvement and expressed her gratitude to Jose Marti Park for their continued sponsorship of the Steering Committee meetings.

She announced that several new members had joined the Committee and asked everyone to introduce themselves.

Ms. Majoros directed members' attention to a map she distributed that outlined the study area. One member asked if both sides of SW 8<sup>th</sup> Street could be included in the study area between I-95 and Metrorail along the eastern boundary of the proposed project area. Prior to a final decision being made, the following comments were recorded:

1. I have a concern that this will take funding away from other areas of the study.
2. A notation should be put on the Plan that indicates that this area would not be included for funding on this study but for purposes of having the drawings include this area. Although this area would not be a funding priority now, it would still be included in the Plan drawings.

It was agreed unanimously that the area in question would be included in the Study with the caveat regarding funding noted in #2 above.

She then turned the meeting over to the Facilitator, Janice Fleischer.

### AGENDA REVIEW AND GUIDELINES

Ms. Fleischer directed members to the contents of their meeting packets which contained new information on Steering Committee members as well as the materials needed for the day's exercises. She reviewed the Agenda for the day (**Exhibit A**). To accommodate the new members to the Committee she briefly reviewed the Committee's Meeting Guidelines and Consensus Rules.

All Reports of Proceedings of the Committee, Discussion Guidelines and Committee related information, can be found on the website of FLASH Resolutions at: [www.flashresolutions.com](http://www.flashresolutions.com) .

**CORE VALUES**

Ms. Fleischer explained that this Committee needed to have a vision of what they want East Little Havana to look like before they could work on the specifics of the plan. In order to know what you want to do, you must first know what goals you have set for yourself. The setting of core values assists in thinking about and writing a formal “Vision” statement.

The following definition of a “value” and the context in which it would be used by this Committee was given to the members:

*“A principle, standard, or quality considered worthwhile or desirable.*

*In the context of your Greenprint Plan for East Little Havana, what values should be evident in writing your vision and in implementing your Plan.”*

Members were asked to brainstorm values and Ms. Fleischer captured their suggestions on a flipchart. The values recommended were then analyzed to see if any could be combined or if any needed to be eliminated or clarified. As a last step, each member was given 5 “dots” to place beside the five values he/she thought was most important or “core” to this process and the vision to be developed.

The table which follows shows all values suggested, which ones were combined and the number of dots received in the prioritization of the values to determine the 5 “core” values.

Value	Combined with	# of Dots
Quality of life		<b>6</b>
Fair	Equity	0
Beauty	Appealing	3
Community		0
Popular		0
Flexible		0
Sustainable		<b>7</b>
Space		1
Realistic	Implementable	<b>7</b>
Comfortable		0
Accessible	Access to River, to Greenway, to Transportation	3
Drug Free		1
Safety		4
Equity	Fair (see above)	Combined
Access to River	Accessible (see above)	Combined
Better Traffic design		1



Calming		0
Trash free		0
Green	Shade	5
Shade	Green (see above)	Combined
Appealing	Beauty	Combined
Opportunities for girls		0
Walk able		4
Cost Effective		4
Implementable	Realistic (see above)	Combined
Unique		1
Sense of Place		0
Historic preservation		3

Because the group was attempting to designate five (5) core values and three (3) of the values received 4 dots each and were then tied for the 5<sup>th</sup> place, Ms. Fleischer asked for a second ranking on the three which were tied: Safety, walkable and cost effective. Each member was given one (1) dot to place by one of these three values. The results of that ranking were:

Value	Combined with	# of Dots
Safety		7
Walkable		2
Cost Effective		0

The five (5) Core Values were determined to be:

1. QUALITY OF LIFE
2. SUSTAINABLE
3. REALISTIC
4. SAFETY
5. GREEN

## DRAFTING THE VISION-SMALL GROUP WORK

Ms. Fleischer directed members to their packets for the Elements of a Vision (**Exhibit B**). She explained that the members would be divided into two drafting groups. Each group would write a draft Vision using the core values as a guideline and using the worksheet provided to assist them (**Exhibit C**). The draft visions will be combined by Ms. Majoros into a single vision to be brought back to the Committee for final approval at the next meeting.

The two small groups worked independently for approximately one hour and submitted the following draft Visions:

Group One:

*“We envision an East Little Havana where active residents are connected to large open green spaces and the Miami River through a series of interconnected green spaces, and unique, historically*

*preserved streets lined by healthy trees, all providing an enduring sense of place and pride for the community.”*

**Group Two:**

*“We envision East Little Havana with more green spaces such as small parks and street endings. More tree canopy overall. Residents taking pride in their community with ownership and who have chosen to make East Little Havana their neighborhood of choice. There are increased employment opportunities and a realistic connectivity to access public streets (main highways). We see East Little Havana as a model of urban mixed income living. Crime has diminished as a result of code enforcement and more emphasis on safety such as bike patrol and neighborhood watches. We finally see East Little Havana as not just a landing ground but a legacy place for years to come.”*

At this point in the meeting, Ms. Fleischer announced that, due to weather difficulties at the Atlanta airport, several members of the Landscape architect team were delayed. The Agenda was changed to accommodate this unavoidable situation.

**SWOT REVIEW/ ISSUE GENERATION**

Ms. Fleischer asked members to review the Report of the last meeting, which had been provided to them in their packets. She asked that they review the SWOT (strengths, weaknesses, opportunities, and threats) results in the Report. She explained that the next exercise was designed to reveal the issues surrounding the design and implementation of the Greenway Project. The members were given the following definition of an “issue”

*“A point or matter of discussion, debate or dispute”*

Members were provided with post it notes and pens and asked to brainstorm all the issues they could imagine which might exist as this project is being developed. Members worked independently for a while during which time, Ms. Fleischer gathered their note cards and posted them for everyone to view on newsprint. When all members had stopped generating issues, they were asked to review all issues written, confer with their colleagues on the Committee and put the issues into “affinity” groupings. These groupings will be used to assist in determining what areas will need attention during the project development and implementation process. The members then made suggestions for naming each group.

**ISSUE CATEGORIZATION/GOAL DESIGNATIONS**

The results of categorizing (affinity groups) and naming the groups is as follows:

**Funding:**

- Lack of funding
- Funding
- Rising cost of land a barrier to public acquisition
- Costs

### Housing:

- Minimal home ownership
- Land for open space/parks competes with affordable housing
- Less than 10% owner occupied housing
- Homeless
- Lack of resident homeownership
- Transients
- Lack of private land owner buy in

### Development/Planning:

- Old notions of community redevelopment take precedent
- Non-existent city guidelines for open space in private development
- Over development of the Miami River corridor
- Developers greed
- Lack of ordinances for quality of life
- More affluent population
- Yards paved into parking spaces
- Developer push to shoe horn high density low quality buildings on small lots threatens tree canopy
- Over development of East Little Havana
- Neighborhood transformation
- Disappearing stock of historic buildings
- Higher densities/building heights/mixed uses

### Education:

- Educate people on the benefits of a green canopy
- No educational effort to make good citizens
- Poorly educated community
- Programs to teach English
- Failed educational efforts
- All efforts must be bilingual
- Pursing citizens to have more “green” awareness
- Educate people on the effects of having green spaces
  - Less lead pollution
  - More oxygen, etc.

### City/Residential Interest (?)

- Make property owners comply with existing landscaping regulations
- Lack of city interest
- Many residents fearful of organized or government backed programs
- Residents are too busy trying to make ends meet outside the community to buy into the greening process locally
- Resident apathy
- Residents feel this is a place to live now, not a neighborhood to put down roots in
- Citizen and government collaboration

**Maintenance:**

- Plan the right tree/native clean and sensitive to sidewalks and streets
- Implementation
- Lack of maintenance
- No concern for recycling and clean neighborhoods
- Litter
- City good at building poor at maintaining
- Lack of follow up care

**No name assigned:**

- Lacking healthy activities for children
- Crime
- Safety
- More street activities
- Lack of local job and recreation options that would make green spaces optimally utilized

**No name assigned:**

- Providing parking
- Poor transportation
- Limited public right of way
- Orange Bowl expansion
- Increased traffic problems creates short term desire for road improvement over green space
- Lack of connectivity between obtainable green spaces
- Lack of open space
- Overdeveloped parks
- Poor access to the Miami River

**LANDSCAPE ARCHITECT PRESENTATION**

Ellen Heath, AICP, Vice President and Principal of EDAW, the landscape architecture firm which will be developing the Project, introduced her team and gave a short powerpoint presentation. (Exhibit D). Team members include:

Ellen Heath, Vice President and Principal, EDAW  
George E. Puig, RLA, EDAW, Project Manager  
Jason Uyeda, Principal, EDAW  
Gustavo Santana, EDAW

At the conclusion of the presentation, Committee members made the following comments:

1. East Little Havana (ELH) is Miami's first neighborhood; there is a history of architecture here; it needs to be preserved and maintained in the Plan



2. There should be implementation as funds are available for parts of the project that can be done quickly and to which all agree instead of waiting for the entire plan to be finished
3. The process will begin with a Pilot Tree Planting as the opening public meeting, this will occur sometime in April, 2005

## **NEXT STEPS/EVALUATIONS**

Ms. Fleischer announced that at the next meeting, members would finalize their vision statement and continue their work in advising the Consultants.

The meeting was adjourned. Announcements will be sent out along with a Preliminary Agenda for the next meeting.

Members were reminded to complete their Evaluation forms.

### **Idea Parking Lot**

None received.