

West Deerfield Community Alliance  
Meeting Minutes  
Wednesday, May 28, 2014  
[www.WDCA.info](http://www.WDCA.info)

**In Attendance:** Ann Kennedy - Deer Run, Denise Bogner - Waterford Homes, Joe Cutroni - Starlight Cove, John Stevenson - Gates of Hillsboro, Nancy Taylor – Townhomes of Deer Creek, Ralph Francione - Crystal Key Pointe, Rich Kennedy - Deer Run, Todd Drosky - Starlight Cove, and Jim Bryson, Townhomes of Deer Creek.

**Call To Order:** Todd Drosky called the meeting to order at 7:00 p.m.

**Crime Report:** No report given.

**Minutes:** Minutes of the April 30, 2014 meeting were accepted into the record.

**City of Deerfield Beach:** City Manager Burgess Hanson and the new Assistant City Manager Brian Donovan attended the meeting of the West Deerfield Community Alliance. WDCA is a group of representatives of a number of homeowners associations located in west Deerfield. Mr. Hanson reported some great news for Deerfield Beach. The preliminary report from the Property Appraiser's Office indicates a 5.5% increase in property values this year. Mr. Hanson went on to talk about the new businesses for our City:

- Two new restaurants at the Wyndham Hotel on the beach (former Howard Johnsons).
- A new hotel will be opening on the beach in about two (2) months with a \$1,000 average nightly room rate.
- JB's on the beach will be opening a new roof top terrace.
- A new waterside restaurant will be built at the old Pals Captains Table (Charley's Crab). It will offer seating at the waterfront and a public boardwalk to the Cove Shopping center and to Sullivan Park.
- A pharmaceutical company from Sweden will open an office in Deerfield.
- Peoples Trust Insurance relocated from Boca Raton with 350 employees and will grow to 1,000 employees. They plan to build additional office space and a parking garage. They are located in the FAU Research area off SW. 10th Street. They have donated \$25,000 to the City for beautification of the area around Deerfield Beach High School.
- A commercial and light industrial area will be built at the defunct Deerfield Country Club located at Hillsboro Boulevard and I-95. The area will include a 3,000 ft. community center being paid for by the developer.
- New development is coming to the Super Target area on Hillsboro Boulevard and Powerline Road, including Starbucks (which is already open), medical and doctor's offices, PetCo and Hobby Lobby.
- Deerfield Mall improvements include a Chick-Fil-A restaurant being built and the Paragon Theater expanding to the area where Shelby's restaurant was located.
- Broward Hospital has planned a \$70 million expansion to include new emergency and surgery centers.
- Quiet Waters Park at the middle school is under construction and hopefully it will include a dog park to be paid for by Broward County.
- Broward County is also upgrading the park located in the section of town that was annexed in 2004.

- A new teen center will be located at the old State Farm building located near the high school and middle schools.
- FDOT will start improvements to Hillsboro Boulevard in September 2014 from the CSX Railroad to Dixie Highway.
- FDOT will also do improvements with additional changes on Hillsboro Boulevard from Dixie Highway to Federal Highway. The change to reduce vehicle lanes from 6 to 4 will be discussed at the June 17, 2014 City Commission meeting.
- FDOT will also make improvements on Powerline Road from the BSO Substation north to the Palm Beach County line. This work should begin in the late fall of 2014.
- The traffic issues from the Sawgrass Expressway along S.W. 10th Street to I-95 will be addressed after the November elections. This is a very important issue to all Deerfield Beach residents. Please keep up to date on this issue.

Nothing is being done at this time at the old Tam O'Shanter golf course due to no funds being available.

Sgt. Scott Ashley is the new code enforcement officer.

Mr. Hanson was asked if the timing on the light at N.W. 41st Way at Quiet Waters school can be changed and it was reported the light is very dim at Hillsboro Boulevard and Dixie Highway.

**New Items:**

Todd Drosky reported the annual fee for the website is due and asked Associations that collect fees to process a check for payment. Individuals from Association that do not collect fees will be asked to contribute if all funds are not collected.

Steve Wagner discussed Life Seminars that he other professionals (doctor and financial planner) give and asked if any Associations were interested in them presenting the free seminar to their residents. Mr. Wagner said he will organize a seminar to be held at a future WDCA meeting.

**Next Meeting: Wednesday, June 25, 2014 to BE HELD AT THE BSO SUBSTATION ON POWERLINE ROAD.**

**Adjournment:** The meeting was adjourned at 8:05 p.m.

Respectfully submitted,  
Denise Bogner