

## **LIBERTY SQUARE REDEVELOPMENT**

### **Community Engagement Session 06: Final Redevelopment Plan**

#### **Liberty Square Community Center**

Nov 15, 2016 | 6:00 – 8:00pm

#### **SUMMARY**

The meeting focused on a presentation of the updated redevelopment plan, and concluded this series of community engagement dialogues. A visual presentation of the final proposal contrasted the original site plan, with the current site plan, generated in response to stakeholder and community input. Presenters responded to questions and comments from the community [See Meeting 6 Agenda]. Attendees were informed that a summary of the proceedings, accompanied by the full visual presentation, would be posted after the meeting at:

[www.newlibertysquare.com](http://www.newlibertysquare.com)

#### **PROJECT UPDATE**

Albert Milo of Related Urban presented a flyover animation of the updated redevelopment project developed by Modis Architecture with Design2Form. The updated site plan incorporates a number of changes, effected in response to community input and regulatory issues [Slides 2, 4]:

- Townhomes have been moved to a different part of the site
- The central area includes a park for residents with pool and playing fields, a new community center, and a place for a future education facility.
- The historic Liberty Square Community Center building will be restored.
- The Elderly Housing Building has been relocated from the southwest corner of the site to a site near the community building.
- Based on community desire to increase commercial spaces in Liberty Square: Two [2] buildings for commercial/ retail have been added, as well as another one in the southwest part of the site, along NW 15<sup>th</sup> Ave.

The Liberty Square Redevelopment project will be completed in 11 phases. While all will be constructed, they may not be built in the sequential order shown below. As one example: The community has expressed a desire to see Phase 3 of the project completed as soon as possible due to safety concerns.

#### **PROPOSED PROJECT PHASES:** (Visual presentation showed different components of each phase) [Slide 3]

- **Phase 1:** Public/Affordable Housing – Garden Style Apartments [Slides 5-6]
- **Phase 2:** Public/Affordable Housing – Garden Style Apartments [Slides 7-8]
- **Phase 3:** Public/Affordable Housing – Garden Style Apartments [Slides 9-10]  
Typical Layouts [Slides 11-13]:  
2 bedroom units located in interior | 3 bedroom units located on corners | 4 bedroom units exterior
  - 2 bedrooms: 142 units
  - 3 bedrooms: 36 units
  - 4 bedrooms: 190 units
- **Phase 4:** Townhomes (homeownership, 60 units) [Slides 14-16]
- **Phase 5:** Community park, community center and educational facility [Slides 17 -20]
- **Phase 6:** Elderly housing/renovated historic community center [Slides 21-23]
- **Phase 6A:** Commercial buildings on NW 15<sup>th</sup> Ave [Slides 24-25]
- **Phase 7:** Health facility and community buildings [Slides 26-27]
- **Phase 8:** Mixed-use buildings/public and affordable housing/garden style apartments (5-8 stories) [Slides 28-29]
- **Phase 9:** Mixed-use buildings/public and affordable housing/garden style apartments (5-8 stories) [Slides 30-32]  
**Phase 9A:** Mixed-use buildings/public and affordable housing/garden style apartments (5-8 stories) [Slides 33-35]
- **Phase 10:** Affordable and Workforce 5-8 story residential [Slides 36-37]
- **Phase 11:** Grocery store [Slides: 38-39]

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#### **COMMUNITY QUESTIONS | COMMENTS | RESPONSES:**

**Q.** What about the handicapped units?

**A.** Some units are specifically designed for the handicapped, in addition to senior units

**Q.** Will each unit have a washer and dryer? Or will there be a central laundry location?

**A.** Washer and dryer will be in the units

**Q.** Are the buildings hurricane proof?

**A.** Buildings will have hurricane impact glass, and will also have green certification.

**Q.** Will the Health Center only be related with Jessie Trice?

**A.** The Health Center will also collaborate with the Sickle Cell Foundation, as well as University of Miami

**Q.** Will there be parking for all residents?

**A.** Yes. Vehicular access and access to parking will be controlled and secured

**Q.** Will there be a school?

**A.** An early learning center will be located in the new community center. Space is also reserved on the site for a future education facility.

**Q.** Can you say more about incorporating arts and museum components in the project to help the community and especially children and young persons?

**A.** The development team believes in the arts and how it can change the community. We will be working closely with arts organizations to have more available locations for artworks.

**Q.** Are these plans fixed and confirmed? Will the election results impact this project?

**A.** The redevelopment plans will not change, even when the government administration changes. The beauty of Liberty Square is that Miami-Dade County Public Housing controls the funding. While some HUD money is involved, the redevelopment project is not dependent on federal HUD dollars.

**Q.** What size are the bedrooms in the 2-bedroom units?

**A.** The bedrooms are 12ft x 12ft

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#### **NOTE:**

This document, drafted by FIU and finalized in consultation with Miami Dade County PHCD and Related Urban, was prepared as a brief summary of the topics discussed on 11.15. 2016. It does not constitute full minutes of the meeting.