

MINUTES OF A REGULAR MEETING OF THE CITY COMMISSION OF THE CITY OF FORT PIERCE, FLORIDA, HELD IN THE CITY HALL COMMISSION CHAMBERS, 100 NORTH U.S. #1, FORT PIERCE, FLORIDA, AT 6:30 P.M. ON MONDAY, MARCH 16, 2015.

1. **CALL TO ORDER** - Mayor Hudson called the meeting to order at 6:30 p.m.
2. **OPENING PRAYER** - Rev. John Quarterman of Triumph the Church and Kingdom of God and Christ offered the opening prayer.

3. **PLEDGE OF ALLEGIANCE**

4. **ROLL CALL**

Present: Mayor Linda Hudson; Commissioner Rufus Alexander; Commissioner Edward Becht; Commissioner Thomas Perona; Commissioner Reginald Sessions

Staff Present: City Clerk Linda Cox  
City Manager Robert Bradshaw  
City Attorney Robert Schwerer

5. **APPROVAL OF MINUTES**

- a. Approval of Minutes from March 2, 2015 meeting.

Motion was made by Commissioner Thomas Perona, seconded by Commissioner Edward Becht to approve the Minutes of the Regular Meeting on March 2, 2015.

AYE: Mayor Linda Hudson, Commissioner Rufus Alexander, Commissioner Edward Becht, Commissioner Thomas Perona, Commissioner Reginald Sessions

Passed

6. **PROCLAMATIONS**

- a. Mayor Hudson issued a Proclamation recognizing Fort Pierce Jazz Festival Week on March 23-27, 2015. It was received by Don Bestor of the Fort Pierce Jazz and Blues Society.
- b. Mayor Hudson issued a Proclamation recognizing March as Firefighter Appreciation Month. It was received by Tina Dietrich, Executive Director for Muscular Dystrophy Association.
- c. Mayor Hudson issued a Proclamation recognizing April as Water Conservation Month. It was received by Keith Stephens from the Fort Pierce Utilities Authority.

7. **LETTERS TO COMMISSION** - The following letter will be kept on file in the City Clerk's Office.

- a. Letter from Ted and Michelle Kocik recognizing the efforts of Officer Jose Maldonado, Master Officer H. Solomon and Sergeant James Grecco to assist them by resolving a difficult situation.

**8. COMMENTS FROM THE PUBLIC ON AGENDA ITEMS NOT REQUIRING PUBLIC HEARINGS**

**Ms. D'Jion Jackson-Harris**, Precious Pearls - Consent Agenda item 9d  
**Ms. LaChelle Nedd**, Precious Pearls - Consent Agenda item 9d

**9. CONSENT AGENDA**

- a. Request to reduce Code Enforcement Lien in the amount of \$34,740.00 against 702 Atlantic Avenue currently owned by Steve Tarr, RAST Properties, Inc., 4521 PGA Blvd., #201, Palm Beach Gardens, FL 33418 to \$3,500.00 payable in 60 days.
- b. Request to reduce Code Enforcement Lien in the amount of \$226,800.00 against 411 Avenue B currently owned by Interamerican Bank FSB, 9190 Coral Way, Miami, FL 33165 to \$2,268.00 payable in 60 days.
- c. Request to rescind Code Enforcement Lien in the amount of \$442,620.00 against property known as Dade Road, PID #2428-321-0001-000-3, owned by Privilege Development LLC, P.O. Box 3945, Hallandale, FL 33008 leaving a balance of \$.00 due to the City.
- d. Approve award of 2014-2015 Public Service Grants in the total amount of \$70,000.00 as recommended by Communitywide Council.
- e. Approve De La Hoz Builders, Inc. as the lowest responsive bidder to RFP No. 2015-020 for an amount not to exceed \$21,259.00 for rehabilitation of 906 Hickory Street funded by the State Housing Initiatives Partnership (SHIP).
- f. Approve Blackstreet Enterprises, LLC in response to RFP No. 2015-026 for an amount not to exceed \$15,358.00 for rehabilitation of 515 North 15th Street funded by the State Housing Initiatives Partnership (SHIP).
- g. Approve My Licensed Roofer dba McAlhany Construction in response to RFP No. 2015-025 for an amount not to exceed \$11,260.00 for rehabilitation of 2612 Delaware Avenue funded by the State Housing Initiative Partnership (SHIP).
- h. Approve My License Roofer dba McAlhany Construction in response to RFP No. 2015-024 for an amount not to exceed \$14,841.00 for rehabilitation of 1021 South 7th Street funded by the State Housing Initiatives Partnership (SHIP).
- i. Approve Gentile Corporation in response to RFP No. 2015-030 for an amount not to exceed \$19,990.00 for rehabilitation of 820 North 10th Street funded by the State Housing Initiatives Partnership (SHIP).
- j. Approve De La Hoz Builders, Inc. as the lowest responsive bidder to RFP No. 2015-023 for an amount not to exceed \$7,289.00 for rehabilitation of 714 S. 24th Street funded by the State Housing Initiatives Partnership (SHIP).
- k. Approval of extension of Lease Agreement between the City of Fort Pierce and the St. Lucie County Chamber of Commerce for the operation of the Seven Gables Visitor Center for an additional 5 year period at \$10 per year.

- I. Approval of an Interlocal Agreement between the Fort Pierce Utilities Authority, St. Lucie County and the City of Fort Pierce creating a Municipal Services Benefit Units (MSBU) to fund the cost of potable water to the Jenkins/Starcher area in unincorporated St. Lucie County, contingent upon the City Attorney's approval as to form and correctness.

Motion was made by Commissioner Edward Becht, seconded by Commissioner Rufus Alexander that the following items on the Consent Agenda be approved - **9a, 9b, 9d, 9e, 9f, 9g, 9h, 9i, 9j, 9k, 9l**. Commissioner Alexander pulled item **9c**.

AYE: Mayor Linda Hudson, Commissioner Rufus Alexander, Commissioner Edward Becht, Commissioner Thomas Perona, Commissioner Reginald Sessions

Passed

**As to item 9c**, Commissioner Alexander commented that he had a three part question. He questioned how the fines got to this amount; he believed the City is due something and not a request for a zero balance. Lastly, he inquired of a discussion on putting a cap on liens.

Ms. Arraiz stated this is a staff mistake and this item is a step to rectify the error. Code Enforcement has determined after recent inspections there is no possible way to maintain the property as requested. She explained a new process has been put into place to reduce the high accumulation of fines. The City is now citing fines like \$25.00 per day where as in the past violations were more consistently cited at \$250.00 per day, this will keep the fines at a lower rate and the City will begin to see fines at much lower accumulative amounts.

Motion was made by Commissioner Rufus Alexander, seconded by Commissioner Edward Becht to approve Consent Agenda item **9c**.

AYE: Mayor Linda Hudson, Commissioner Rufus Alexander, Commissioner Edward Becht, Commissioner Thomas Perona, Commissioner Reginald Sessions

Passed

## **10. PUBLIC HEARINGS**

- a. Approval with conditions of application for a Conditional Use with New Construction and Site Plan submitted by Diocese of Palm Beach, Inc. to construct an off-site parking lot located at San Juan Diego Catholic Church, 2912 Delaware Avenue, Fort Pierce, FL. Property is zoned R-3, Single Family Moderate Density.

Kori Benton, Historic Preservation Officer, appeared with a presentation and staff recommendation the City Commission approve the request with the following conditions.

1. The applicant provides a sketch and legal description for the 5 foot easement donation to the City of Fort Pierce along South 30th Street prior to the issuance of Building Permits.
2. The applicant records a Unity of Title prior to the issuance of Building Permits for completion of the improvements.
3. The applicant record said 5 foot easement donation to the City of Fort Pierce along South 30th Street prior to Certificate of Occupancy.

Mr. Benton suggested a way to streamline the process for consideration of future parking concerns would be to convert some of the need for conditional uses tied to parking to permitted uses with additional standards; specifically to have permitted uses with standards. By adding more standards it would alleviate any negative aspects in residentially zoned areas. He clarified for the Commission that the 5 foot easement is specifically for the maintenance of the sidewalks that surround this site. Further identifying that once approved, this will become an authorized, established crosswalk with an option to install additional

caution signs for the crosswalk area. This will definitely be of assistance for insuring the safety of the pedestrians crossing from the church to the proposed additional parking area. Commissioner Perona feels the applicant should supply the necessary signage to alert on comers that there may be a high traffic of pedestrians from time to time, to at least alert caution.

Mayor Hudson opened the Public Hearing.

Liz Colome stated Colome and Associates was the architects that submitted the application for the parking lot plan. She commended Kori on a great job of explaining the project and was available for any questions the Commission may have. She responded positively about the installation of additional caution crosswalk signs as discussed previously. She stated they had originally hoped for a staff approval because the conditional use permit took approximately 3 ½ to 4 months to go through the process, agreeing with permitted uses with set standards to help streamline the City's process.

Seeing no one further, Mayor Hudson closed the Public Hearing.

Motion was made by Commissioner Rufus Alexander, seconded by Commissioner Reginald Sessions to approve application for Conditional Use with staff conditions as outlined and the additional signage for crosswalk caution.

AYE: Mayor Linda Hudson, Commissioner Rufus Alexander, Commissioner Edward Becht, Commissioner Thomas Perona, Commissioner Reginald Sessions

Passed

b. Ordinance No. 15-007 - Final Budget Amendment of the 2013-14 Budget. FIRST READING

City Clerk Linda Cox introduced the ordinance, read by title only, into the record.

Gloria Johnson, Finance Director, appeared with a brief presentation. She stated the approved budget for 2013-2014 was \$34,108,541 and once approved the amended budget will be \$33,889,617 with a savings of \$218,924.

Mayor Hudson opened the Public Hearing.

Seeing no one, Mayor Hudson closed the Public Hearing.

Motion was made by Commissioner Thomas Perona, seconded by Commissioner Reginald Sessions to approve Ordinance No. 15-007 on first reading.

Commissioner Becht inquired if there was a way to extract the new construction numbers out of the numbers the Property Appraiser provides to the City on or around July 1st. This way the City will know exactly what the numbers are specifically for new construction. He feels the number is already known and asked that it be provided to the Commission.

AYE: Mayor Linda Hudson, Commissioner Rufus Alexander, Commissioner Edward Becht, Commissioner Thomas Perona, Commissioner Reginald Sessions

Passed

**11. MISCELLANEOUS REPORTS & REQUESTS**

**12. CITY COMMISSION**

a. Resolution No. 15-R08 Appointing Members to the Board of Examiners of Contractors.

Motion was made by Commissioner Thomas Perona, seconded by Commissioner Reginald Sessions to approve Resolution No. 15-R08.

AYE: Mayor Linda Hudson, Commissioner Rufus Alexander, Commissioner Edward Becht, Commissioner Thomas Perona, Commissioner Reginald Sessions  
Passed

b. Resolution No. 15-R11 - Proposed Planning Department Fee Schedule

City Clerk Linda Cox introduced the resolution, read by title only, into the record.

Rebecca Grohall, Planning Manager, appeared with a presentation and staff recommendation to approve Resolution No. 15-R11. Ms. Grohall believes the proposed changes are fair and very business friendly. In response to the request for eliminating more of the conditional uses to be replaced with permitted uses with standards, that she would prefer to schedule a workshop in order to get everyone's input. She feels confident she could come back and propose the requested information for the Commission within the next 90 to 120 days.

Mr. Schwerer stated the fees are adopted by Resolution and can be revisited by the Commission at any time.

Motion was made by Commissioner Edward Becht, seconded by Commissioner Rufus Alexander to approve Resolution No. 15-R11 with the proviso that the conditional use fee remains the same and does not get increased.

AYE: Mayor Linda Hudson, Commissioner Rufus Alexander, Commissioner Edward Becht, Commissioner Thomas Perona, Commissioner Reginald Sessions  
Passed

c. Resolution No. 15-R12 authorizing a Grant Application to Florida Inland Navigation District for Floating Dinghy Docks at the Fort Pierce City Marina.

Grants Administrator, Libby Woodruff, appeared and stated the City was awarded \$190,000 from the Florida's Boating Infrastructure Grant Program, explaining this grant is to provide the match. There will be no cost to the City.

Motion was made by Commissioner Edward Becht, seconded by Commissioner Rufus Alexander to approve Resolution No. 15-R12.

AYE: Mayor Linda Hudson, Commissioner Rufus Alexander, Commissioner Edward Becht, Commissioner Thomas Perona, Commissioner Reginald Sessions  
Passed

d. Submittal of application for appointment to the Board of Adjustments and Appeals

City Clerk, Linda Cox, indicated applications are attached and will come back at the next meeting in the form of a Resolution for approval.

**13. COMMENTS FROM THE PUBLIC** - there were no comments from the public.

**14. COMMENTS FROM THE CITY MANAGER**

a. City Manager's Departmental Activity Report

Mr. Bradshaw wanted to remind everyone that next Tuesday starts the formal search for the City's next Police Chief. The Commissioner's calendars are all blocked for that day. PERF has agreed to stay over until Thursday morning to recap with the selection committee. He is hopeful there will be a final candidate Thursday afternoon. He added the Meet and Greet is Tuesday from 6:00 to 8:00 pm at Granny's Kitchen, it gives the community the opportunity to talk to these candidates. He encourages everyone to attend and feel free to call the manager's office with their feedback. Lastly, the Strategic Planning Session is scheduled for April 27, 28 and 29, 2015.

Mr. Schwerer stated there are meetings coordinated with the City Managers and FPUA scheduled for this week dealing with the City's commercial corridor annexation matters, for both U.S. Highway 1 and Orange Avenue. This should get these annexations on target for completion this year. The City is pushing hard to meet the July 1st deadline.

**15. COMMENTS FROM THE COMMISSION**

Commissioner Perona wanted to welcome the new Utilities Authority Director, Clay Lindstrom. Mr. Lindstrom and his family are currently moving into their new home in Fort Pierce and he is excited with all of the change that will be happening soon. Commissioner Perona commended staff and the many individuals that came together to discuss the City's parking issues, with all of the City's special events and happenings it has become a number one concern. It is important for people to know when they come to Fort Pierce there will be ample, convenient parking available without fear of being towed. There are currently 1400 parking spots available in the downtown area and the intent is to identify each of them and have their availability posted on the City's website. Everyone will be able to get online and see what is available, affording them the ability to have a plan of where they can park before heading out to the event. Mayor Hudson also added she had been contacted by several citizens that have been towed and wanted to stress that anyone coming to an event needs to be aware of the no parking signs, if it says you will be towed then don't park there.

Commissioner Sessions inquired if the letter to the Commission was due to a car being towed. He wants the City's image to be of calm and courtesy, stating as a visitor if he had come to an event and his car had been towed, he would most likely not return. While he is very enthused by new owners and developers coming into the City his hope is to address them and try to keep the City growing without trying to offend, especially when addressing parking and towing cars. He encourages the citizens to pay very close attention to the activities that have been outlined by the City Manager where the public will have an opportunity to meet the City's perspective Chief applicants, stressing this will be the only opportunity the public will have to mingle with them. It is important to see how each applicant deals with the public, factor in their credentials and to assess their ability to come into our City with its limited resources and expectations of great things happening. These are things that are very important in determining which applicant will be the best qualified person for the Chief position. Commissioner Sessions questioned why the Commission was not given the opportunity to interview the applicants together; he feels this would have enabled them to better see how each applicant would deal with the public. He stated that he takes this position very seriously and feels the City Manager should want as much input as possible from the elected officials that they should be in a position to make recommendations.

Commissioner Becht loves the parking committee and shared that Fort Pierce has Uber, connecting riders to drivers making the City more accessible. He also suggested boat taxis and golf carts as other ways of moving people around the city. Commissioner Becht stated the City needs to start changing the people's expectations; we have to do all we can to educate the people in turn changing the expectation of the public. Become more aware of

where parking is available and the best times to find that parking, as well as the alternatives if your first choice is unavailable. He is also concerned about a farmer's market that opened up at Veteran's Park. He is all for competition but with the new location being along the route to the already established market it smacks of unfair competition. The City needs to review policy and asked to make sure that one location is not harming the other needlessly.

Commissioner Alexander only sees Fort Pierce growing larger and he remembers there was a proposed idea of swapping properties at Porpoise Beach for parking for the beach area. He is concerned about Uber, why should they be here if they are not regulated and generating and paying taxes that will pay for street improvements. Another point of concern is with public comment at the Commission meetings. The City needs to clearly explain the procedure for the citizens of Fort Pierce. Commissioner Alexander shared that there will be a community meeting Thursday night at the Lincoln Park Recreation Center concerning the Police Chief selection. It will be a meeting to compile suggestions so the citizens can have one spokesperson for the Tuesday night Meet and Greet. Mr. Bradshaw requested to be forwarded the questions and suggestions to assist the City officials with their one on one meetings with the applicants.

Mayor Hudson would like to encourage any and all citizens with any questions or concerns for any of the candidates to please share their input with the Commission, she welcomes their communication. She reminded everyone that the Taste of St. Lucie is Wednesday, March 25th from 5:00 to 8:00 p.m. at the Riverwalk Center. The event benefits the Big Brothers and Big Sisters. The City hosted a visit with the Counsel General of the Bahamas and his staff, they are very interested in having a sister city relationship with the City of Fort Pierce. One interesting statistic is that Fort Pierce has the highest concentration of Bahamians of any city in Florida. She also wanted to inform the Commission that Scott Van Duzer has reached out to the City of Fort Pierce to do projects with the Boys Scouts of all of St. Lucie County. He is now on the Gulfstream Council for Boy Scouts and is currently recruiting Eagle Scouts.

**16. ADJOURNMENT**

There being no further business, Mayor Hudson declared the meeting adjourned at 8:13 p.m.

ATTEST:

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CITY CLERK

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MAYOR COMMISSIONER