

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, APRIL 4, 2016.

1. **CALL TO ORDER** - Mayor Hudson called the meeting to order at 6:30 p.m.
2. **OPENING PRAYER** - Pastor Charles Hendley of Greater Mt. Pleasant Primitive Baptist Church offered the opening prayer.

3. **PLEDGE OF ALLEGIANCE**

4. **ROLL CALL**

Present: Mayor Linda Hudson; Commissioner Rufus Alexander; Commissioner Thomas Perona

Absent: Commissioner Edward Becht; Commissioner Reginald Sessions

Staff Present: City Clerk Linda Cox

City Manager Nicholas Mimms

City Attorney Robert Schwerer

Commissioner Reginald Sessions arrived at 6:32 p.m.

Motion was made by Commissioner Rufus Alexander, seconded by Commissioner Thomas Perona to excuse Commissioner Becht from meeting.

AYE: Commissioner Rufus Alexander, Commissioner Thomas Perona, Mayor Linda Hudson
Passed

5. **APPROVAL OF MINUTES**

- a. Approval of minutes from the March 21, 2016 regular meeting.

Motion was made by Commissioner Thomas Perona, seconded by Commissioner Rufus Alexander to approve the minutes from the March 21, 2016 regular meeting.

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

6. **PROCLAMATIONS**

- a. Mayor Hudson issued a proclamation recognizing April as Guardian ad Litem Month.
- b. Mayor Hudson issued a proclamation recognizing April as Fort Pierce Volunteer Month.
- c. Mayor Hudson issued proclamations recognizing the retirement of four (4) Fort Pierce Police Department employees.

7. **LETTERS TO COMMISSION** - There were no letters to the Commission.

8. **COMMENTS FROM THE PUBLIC ON AGENDA ITEMS NOT REQUIRING PUBLIC HEARINGS** - There were no comments from the public.

9. **ADDITIONS OR DELETIONS TO AGENDA AND APPROVAL OF AGENDA**

Motion was made by Commissioner Thomas Perona, seconded by Commissioner Rufus Alexander to approve the agenda.

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

Passed

10. **CONSENT AGENDA**

- a. Approve nomination submission of 2015 Florida Municipal Achievement Awards Program - Environmental Stewardship Award to recognize the City Marina Reconstruction Project.
- b. Approve award of the Veterans Memorial Park Alternate bid items to the low bidder, Brothers' Construction, Inc., in an amount not to exceed \$384,770.00.
- c. Approve grant request award of \$10,000 to Restoring the Village Coalition of Youth Activities and Lincoln Park Advisory Committee from the City Commission Discretionary Fund to help cover the costs associated with participation in the National Conference on Preventing Crime in the Black Community 5/25-27 - Miami, Florida.
- d. Waive all interest, penalties, and administrative fees in the amount of \$1081.10 for Lot Clearing Lien against 3202 Citrus Avenue, Ft. Pierce, FL; Parcel ID No. 2408-805-0021-000-2; owned by Edgar & Nancy Perez, 4002 Greenwood Drive, Ft. Pierce, FL leaving a balance of \$610.30 payable in 60 days.
- e. Waive all interest, penalties, and administrative fees in the amount of \$183.44 for Lot Clearing Lien against 3202 Citrus Avenue, Ft. Pierce, FL; Parcel ID No. 2408-805-0021-000-2; owned by Edgar & Nancy Perez, 4002 Greenwood Drive, Ft. Pierce, FL leaving a balance of \$44.00 payable in 60 days.
- f. Approve transfer of \$170,000 to contribute to the Golf Course Funding Shortage.

Motion was made by Commissioner Thomas Perona, seconded by Commissioner Reginald Sessions to approve items **10a, 10b, 10c, 10d, 10e** and **10f**.

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

Passed

11. **PUBLIC HEARINGS**

- a. Public Hearing on an amendment to the State Housing Initiatives Partnership (SHIP) Local Housing Assistance Plan (LHAP) removing Strategy #5, Replacement of Site Built Housing.

Libby Woodruff, Urban Redevelopment Manager, gave a brief presentation. There was a consideration to remove Strategy 5, the replacement of Site-Built Housing. A Resolution will also be brought before the Commission.

Mayor Hudson opened the public hearing.

Seeing no one, Mayor Hudson closed the public hearing.

Commission discussion included the ability to do more with the \$200,000 and making sure that we notify the public in different ways.

Motion was made by Commissioner Reginald Sessions, seconded by Commissioner Rufus Alexander to approve item **11a**.

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

Passed

- b. Presentation and Public Hearing for the Creation of the City of Fort Pierce's Analysis of Impediments to Fair Housing Report.

Libby Woodruff, Urban Redevelopment Manager, gave a brief presentation. There have been changes to the Analysis of Impediments to Fair Housing report. Partnering with St. Lucie County, we will be analyzing the impediments and taking actions on how to address the impediments. This will be the first of three (3) hearings before it is incorporated into the five-year plan.

Commission discussion included looking into redlining and educating the public.

Mayor Hudson opened the public hearing.

Seeing no one, Mayor Hudson closed the public hearing.

- c. Ordinance No. 16-011 - Final Budget Amendment of the 2014-2015 Budget. FIRST READING

Linda Cox, City Clerk, read the Ordinance, by title only, into the record on First Reading.

Johnna Morris, Finance Manager, gave a brief presentation and was available for questions.

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 Rufus Alexander to approve item **11c**.

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

Passed

- d. Ordinance 16-010 - A voluntary annexation submitted by David Cleveland to annex property located at 3255 South US Hwy 1. Property is zoned CG, General Commercial with a COM, Commercial FLU. (Parcel ID 2427-601-0055-010-5). SECOND READING

Linda Cox, City Clerk, read the Ordinance, by title only, into the record on Second Reading.

Clarissa Davis, Planner, appeared and was available for questions.

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 item **11d**.

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

Passed

- e. Ordinance 16-009 - Zoning Atlas Amendment, Planned Development Plan and Preliminary Plat submitted by Walton Acquisitions FL, LLC to propose a mixed-use park including flex-warehouse, flex-commercial, mulit-family at 9850 Midway Road. Property is zoned AG 2.5, County Agriculture; AG-1, Agriculture, PUD, Planned Unit Development. (Parcel ID 2334-340-0000-000-7; 2334-410-0000-000-1). SECOND READING

Linda Cox, City Clerk, read the Ordinance, by title only, into the record on Second Reading.

Clarissa Davis, Planner, appeared and was available for questions.

Mayor Hudson opened the public hearing.

Tammy Everly spoke in opposition.

Lee Dobbins, applicant representative, addressed neighbors' concerns of buffers and trails.

Seeing no one else, Mayor Hudson closed the public hearing.

Motion was made by Commissioner Thomas Perona, seconded by Commissioner Reginald Sessions to approve item **11e** with staff recommendations.

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

Passed

- f. Ordinance 16-007 - Right-of-way abandonment submitted by TMH, LLC to abandon land immediately adjacent to 411 S. Indian River Drive. (Parcel ID 2410-808-0019-000-1). SECOND READING

Linda Cox, City Clerk, read the Ordinance, by title only, into the record on Second Reading.

Clarissa Davis, Planner, was available for questions.

Commissioner Perona expressed concerns for the pedestrian crosswalk and wanted to hear staff's recommendation on future impacts. Jack Andrews, City Engineer, provided a

few examples to assist with traffic calming.

Mayor Hudson opened the public hearing.

Seeing no one, Mayor Hudson closed the public hearing.

Motion was made by Commissioner Thomas Perona, to approve item **11f** adding that a contribution not to exceed \$15k, is made towards a safety crosswalk, as a condition, seconded by Commissioner Rufus Alexander with a question if the fees are to be paid as a joint effort of strictly by the property owner.

Further Commission discussion included being business friendly, fair share contributions, transportation impact fees and how best to address the safety concerns.

Commissioner Alexander rescinded his second.

The motion failed due to lack of second.

Motion was made by Commissioner Rufus Alexander, seconded by Commissioner Reginald Sessions to approve item **11f** as presented.

AYE: Commissioner Rufus Alexander, Commissioner Reginald Sessions, Mayor Linda Hudson

NAY: Commissioner Thomas Perona

Passed

- g. Ordinance 16-008 - Zoning Atlas Amendment & Planned Development Approval submitted by Foglia Contracting Corp. to construct a mixed-use development with office, retail and residential at 401 S Indian River Drive. Property is zoned C-1, Office Commercial. (Parcel ID 2410-808-0017-000-7; 2410-808-0019-000-1). **SECOND READING**

Linda Cox, City Clerk, read the Ordinance, by title only, into the record on Second Reading.

Clarissa Davis, Planner, appeared and was available for questions.

Mayor Hudson opened the public hearing.

Seeing no one, Mayor Hudson closed the public hearing.

Motion was made by Commissioner Rufus Alexander, seconded by Commissioner Reginald Sessions to approve item **11g**.

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

Passed

- h. Approve a Minor Plat application submitted by RG Towers to replat land part of the Fort Pierce Plaza plat at 2551 Jenkins Road. Property is zoned C-3, General Commercial. (Parcel ID 2324-500-0004-000-4).

Clarissa Davis, Planner, gave a brief presentation and was available for questions.

Mayor Hudson opened the public hearing.

Seeing no one, Mayor Hudson closed the public hearing.

Motion was made by Commissioner Rufus Alexander, seconded by Commissioner Reginald Sessions to approve item **11h**.

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

Passed

- i. Review and approval with conditions an application for Conditional Use with New Construction, submitted by Property Owner, St. Andrew's Episcopal Academy, applicant, Trina Angelone, Head of School, and representatives, Mike Menard and Abraham Chabab, PE, to operate an early learning center for children ages 2-5 (Pre-K) located at 317 S. 2nd Street, Fort Pierce, FL. The property is zoned Office Commercial, C-1 , (Parcel ID 2410-808-0005-000-0).

Kori Benton, Senior Planner, gave a brief presentation and was available for questions.

Mayor Hudson opened the public hearing.

Trina Angelone, applicant, and Mike Menard, applicant representative, gave brief statements and were available for questions.

Seeing no one else, Mayor Hudson closed the public hearing.

Motion was made by Commissioner Rufus Alexander, seconded by Commissioner Thomas Perona to approve item **11i** with staff conditions.

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

Passed

12. MISCELLANEOUS REPORTS & REQUESTS

- a. Approval of 2014-15 Final Budget Amendments for Grant Funds: CDBG, SHIP and Grant Administration

Johnna Morris, Finance Director, was available for questions.

Motion was made by Commissioner Rufus Alexander, seconded by Commissioner Reginald Sessions to approve item **12a**.

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

Passed

- b. Presentation and acceptance of City Audit on all funds for fiscal year ended September 30, 2015, as prepared by DiBartolomeo, McBee, Hartley & Barnes, P.A.

Mark Barnes and Jerry DiBartolomeo, gave a brief presentation, giving an overview of each department, and were available for questions.

Motion was made by Commissioner Rufus Alexander, seconded by Commissioner Thomas Perona to approve item **12b**.

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

Passed

13. CITY COMMISSION

- a. Resolution 16-R11 - Amending the State Housing Initiative Partnership (SHIP) Local Housing Assistance Plan (LHAP) approved on March 2, 2015 via Resolution #15-R10.

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

Motion was made by Commissioner Rufus Alexander, seconded by Commissioner Reginald Sessions to approve item **13a**.

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

Passed

- b. Resolution 16-R12 appointing members to the Sunrise Theatre Advisory Board.

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

Motion was made by Commissioner Thomas Perona, seconded by Commissioner Reginald Sessions to approve item **13b**.

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

Passed

- c. Submittal of applications for the Historic Preservation Board. - This will come back in the form of a Resolution at the next meeting.
- d. Submittal of applications for the Code Enforcement Board.- This will come back in the form of a Resolution at the next meeting.

14. COMMENTS FROM THE PUBLIC -

Susan Parry

15. COMMENTS FROM THE CITY MANAGER

a. City Manager's Report

Nicholas Mimms, City Manager, discussed the highlights of the Sunrise City Spectrum report; Citizen's Academy, Rocla Concrete Tie ribbon cutting, Police Department community engagement, construction updates, new businesses and upcoming events. There is a lot of great and positive energy.

16. COMMENTS FROM THE COMMISSION

Commissioner Perona mentioned Susan Parry's concerns and thanked United for Animals for their efforts in the community. He would like to continue the discussion of vacation rentals at a future workshop.

Commissioner Sessions expressed his concerns about vacation rentals.

Commissioner Alexander had no comments.

Mayor Hudson requested a copy of the Retirement Fund is provided to the Commission.

17. ADJOURNMENT - There being no further business, Mayor Hudson declared the meeting adjourned at 8:25 p.m.

ATTEST:

CITY CLERK

MAYOR COMMISSIONER