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CITY OF FORT PIERCE PLANNING BOARD

Planning Board Minutes

OF THE REGULAR MEETING OF THE FORT PIERCE CITY PLANNING BOARD HELD ON TUESDAY, **JUNE 13, 2017** IN FORT PIERCE CITY HALL, COMMISSION CHAMBERS, 100 NORTH US HIGHWAY 1, FORT PIERCE, FLORIDA.

1. **CALL TO ORDER**

2. **PLEDGE OF ALLEGIANCE**

3. **ROLL CALL**

Present: **Charles Hayek; Mike Dahan; Al Bernetti; Marcia Baker; Brian Paul; Tim O'Connell; Steve Weaver; Robert Poitier; Frank Creyaufmiller; Bob Burdge, Chairman**

Absent: **Eloise Cumings; John George**

Staff Present: **Jim Messer, City Attorney
Rebecca Grohall, Planning Director
Kori Benton, Senior Planner
Alicia Rosenthal, Executive Assistant**

4. **CONSIDERATION OF ABSENCES**

This item was moved to the end of the meeting.

Motion was made by Ms. Baker to approve the absence of Ms. Cumings and to not approve the absence of Mr. George. The motion died due to a lack of a second.

Mr. Poitier amended the motion to excuse the absence of Ms. Cumings and Mr. George. The motion died due to a lack of a second.

Motion was made by Steve Weaver, and seconded by Tim O'Connell to excuse Ms. Cumings and defer the decision for Mr. George until such time that he is offered the opportunity to present his circumstance.

AYE: Marcia Baker, Brian Paul, Tim O'Connell, Steve Weaver, Robert Poitier, Frank Creyaufmiller, Charles Hayek, Mike Dahan, Al Bernetti, Chairman Bob Burdge

Passed

5. CERTIFICATION OF ALTERNATE MEMBER VOTING STATUS

Mr. Bernetti and Mr. Weaver were made regular voting members for the meeting.

6. APPROVAL OF MINUTES

- a. Minutes from the May 9, 2017 Meeting

Motion was made by Charles Hayek, and seconded by Robert Poitier to approve the minutes from the May 9, 2017 meeting.

AYE: Al Bernetti, Marcia Baker, Brian Paul, Tim O'Connell, Steve Weaver, Robert Poitier, Frank Creyaufmiller, Charles Hayek, Mike Dahan, Chairman Bob Burdge

Passed

- b. Minutes from the May 23, 2017 Special Planning Board Meeting

The minutes were not officially approved because the vote on item 6a was ratified at the June 13, 2017 meeting.

7. NEW BUSINESS

- a. **Preliminary Plat - Premier Subdivision – 6505 Metal Drive**

Mr. Benton gave an overview of the application and answered questions from the Board concerning the installation of the sidewalk, issuing a Certificate of Occupancy once the sidewalk is complete, paying the sidewalk fee up front, renewable sidewalk agreement and timeline on installing the sidewalks.

Mr. Messer asked why the city doesn't insist the sidewalks be put in instead of a surety bond.

Mr. Benton explained if the sidewalks are installed in two months, with the plat approval, a portion of the sidewalk would most likely need to be removed during construction of future development on the parcel. Mr. Benton stated the developers offered an opportunity to provide a guarantee that the sidewalk will be completed in a definitive time line, which will be decided at the time of final plat, or along with the development.

Mr. Messer expressed that If the city wants sidewalks it starts with the Planning Board insisting sidewalks be put in instead of taking the money.

Rich Laventure, Applicant Representative, from Laventure & Associates, provided some background and answered questions from the Board. Mr. Laventure stated that all the trades will be rolling over the sidewalks during construction and the building dept will not give a Certificate of Occupancy until the sidewalk is complete.

Board discussion ensued.

Motion was made by Robert Poitier, and seconded by Charles Hayek to forward a recommendation of approval to the City Commission with the following condition:

1. The Preliminary Plat incorporates the installation of, or a renewable surety for, a sidewalk within 24 months, to further the required connection along Metal Drive pursuant to City Code Section 22-62 (b) & (d).

AYE: Brian Paul, Tim O'Connell, Steve Weaver, Robert Poitier, Frank Creyaufmiller, Charles Hayek, Mike Dahan, Al Bernetti, Marcia Baker, Chairman Bob Burdge

Passed

- b. **Approval of Motion declaring certain properties to be surplus and authorizing staff to issue an RFP/RFQ for the properties commonly known as the City owned parcels at the HD King former site.**

Due to a procedural matter from the May 23, 2017 Special Planning Board meeting, this items was added at the beginning of the meeting and is being presented again.

Ms. Grohall gave a brief overview on the surplus properties for Planning Board members that were not able to attend the meeting.

Motion was made by Marcia Baker, and seconded by Robert Poitier to approve Parcels 4, 5 and 6 on the attached map indicated with a blue outline, known by the parcel IDs 2410-503-0030-000-8, 2410-503-0012-010-9, and 2410-503-0043-000-2, to be surplus and authorizing staff to issue an RFP/RFQ for the properties commonly known as the City owned parcels at the HD King former site.

AYE: Mike Dahan, Al Bernetti, Marcia Baker, Brian Paul, Tim O'Connell, Steve Weaver, Robert Poitier, Frank Creyaufmiller, Charles Hayek, Chairman Bob Burdge

Passed

8. BOARD COMMENTS

Ms. Baker asked Mr. Messer to research whether or not abstaining would be allowed, when an item is coming back for a second hearing and the Board member is not informed enough to be able render an opinion, because of his or her absence at the first hearing.

9. ADJOURNMENT