

MINUTES OF A DAY 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 9 A.M. ON MONDAY, APRIL 14, 2025.

1. **Call to Order**

Mayor Hudson called the April 14, 2025 Day Meeting to order at 9 A.M.

2. **Pledge of Allegiance**

3. **Roll Call**

Present: Commissioner Michael Broderick; Commissioner Arnold Gaines;  
Commissioner Curtis Johnson, Jr.; Mayor Linda Hudson; Commissioner  
James Taylor

Staff Present: City Clerk Linda Cox  
City Manager Richard Chess  
City Attorney Sara Hedges

4. **Approval of Minutes**

- a. Approval of the Minutes from the March 10, 2025, Day Meeting.

Motion was made by Commissioner Curtis Johnson, Jr., seconded by  
Commissioner Arnold Gaines to approve the Minutes of the March 10, 2025 Day  
Meeting.

AYE: Commissioner Michael Broderick, Commissioner Arnold Gaines,  
Commissioner Curtis Johnson, Jr., Mayor Linda Hudson, Commissioner  
James Taylor

Passed

5. **Proclamations**

6. **Additions or deletions to agenda and approval of the agenda.**

Motion was made by Commissioner Arnold Gaines, seconded by Commissioner  
Curtis Johnson, Jr. to approve the agenda as set.

AYE: Commissioner Michael Broderick, Commissioner Arnold Gaines,  
Commissioner Curtis Johnson, Jr., Mayor Linda Hudson, Commissioner  
James Taylor

Passed

7. **COMMENTS FROM THE PUBLIC**

Any person who wishes to comment on any subject may be heard at this time.  
Please limit your comments to three (3) minutes or less, as directed by the Mayor,  
as this section of the Agenda is limited to thirty minutes. The City Commission will  
not be able to take any official actions under Comments from the Public. Speakers  
will address the Mayor, Commissioners, and the Public with respect. Inappropriate  
language will not be tolerated.

No comments

8. **Miscellaneous Reports and Presentations**

a. St. Lucie County Fire District Update by Fire Chief Jeff Lee

St. Lucie County Fire District's Fire Chief, Jeff Lee, presented an update on the Fire District.

b. St. Lucie County Sheriff's Office Update by Sheriff Richard R. Del Toro, Jr.

Sheriff Richard R. Del Toro, Jr. , St Lucie County Sheriff's Office, provided an update.

c. Presentation of the Draft Resilience Vulnerability Assessment by Sandra Bogan, St. Lucie County Resilience Navigator

Paul Thomas, Building Director, introduced Georgia Vince, Director of Business Development and Project Manager, Tetra Tech.

Ms. Vince presented a brief overview of the St. Lucie County vulnerability assessment.

The Commission inquired on community input, short and long-term goals, and insurance impacts.

Ms. Vince commented on community engagement.

Mr. Thomas commented that resilience also pertains to the future effects on the City, assessments are the benchmarks for funding, and flood insurance impacts and the lack of it.

d. 2025 Annual FPUA Update by Javier Cisneros, FPUA Director of Utilities

Javier Cisneros, FPUA Director of Utilities, provided the 2025 annual update.

The Commission commented on light post repair, inquired on the project cost of the advanced system, and annexation plan.

Mr. Cisneros explained the lift station and commented on supporting the City in expansion and redevelopment.

Mr. Chess stated that he would take the lead on the annexation plan.

e. Discussion and direction regarding Seven Gables House Exterior Rehabilitation; RFP No. 2025-013 for General Contractor Services.

Marsha Commond, Special Projects Coordinator, Public Works, presented the exterior rehabilitation of the Seven Gables House and requested direction from the Commission moving forward.

The Commission commented on the proposal, termite vulnerability, the evolution of welcome centers, the goal of the building, the St. Lucie County mobile welcome center, inquired as to where the RFP recommendations came from, and determining the future needs for the building. Ms. Commond explained the proposal and the recommendations.

Jason Atkinson, Public Works Director, commented on the structures' vulnerability to termites, replacement of siding, and the value of obtaining a condition assessment.

Devoshay Johnson, Interim FPRA Director, provided staff recommendations moving forward. Shyanne Harnage, Community and Economic Development Director, commented on the RFP for the visitor center for the Chamber of Commerce's contribution and to the end use of the building for that purpose.

Ms. Hedeges suggested that no action be taken on the RFP and recommended revisiting this item at the next month's meeting after reviewing contracts so that staff can present additional options. Mr. Chess clarified the direction of the Commission.

Commissioner Johnson inquired as to what would be included in the condition assessment; Mr. Chess clarified that the concerns regarding terminates would be included in the condition assessment.

The Commission inquired on the Chamber of Commerce lease agreement; Ms. Hedges and Ms. Cox confirmed that the visitor center is still in operation. However, the lease is expired. The legal status is a hold over. Ms. Cox commented that the lease does not govern the operation of the visitors center and the City has historically been responsible for treating the center for termites.

- f. Parking Committee Recommendation for Renewing the Lease Agreement with Ft. Pierce Resorts, LLC for Parking at Indian River Drive and A.E. Backus Ave.

Marsha Commond, Special Projects Coordinator, Public Works, presented the parking committee recommendation for renewing the lease agreement with Ft. Pierce Resorts, LLC.

The Commission commented on the adjusted price and declined to renew the lease.

Ms. Hedges clarified that the lease had expired and was a hold over, terminating the lease and restoring the lot as required in the lease agreement.

Motion was made by Commissioner Arnold Gaines, seconded by Commissioner Michael Broderick to terminate the lease and restore the property per the lease agreement.

AYE: Commissioner Michael Broderick, Commissioner Arnold Gaines,  
Commissioner Curtis Johnson, Jr., Mayor Linda Hudson, Commissioner  
James Taylor

Passed

## 9. **Consent Agenda**

- a. Acceptance of a \$40,000 bequest from the Estate of Carole L. Mushier to the City of Fort Pierce South Beach Maintenance Fund.

Motion was made by Commissioner Michael Broderick, seconded by Commissioner Arnold Gaines to approve the Consent Agenda.

AYE: Commissioner Michael Broderick, Commissioner Arnold Gaines,  
Commissioner Curtis Johnson, Jr., Mayor Linda Hudson, Commissioner  
James Taylor

Passed

## 10. **City Commission - Resolutions**

- a. Resolution 25-R32 appointing Scott Marcum to the Police Community Advisory Committee as Commissioner Taylor's appointee.

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

**RESOLUTION NO. 25-R32**

**A RESOLUTION OF THE CITY COMMISSION OF THE CITY OF FORT PIERCE, FLORIDA, CERTIFYING THE APPOINTMENT OF MEMBERS TO THE POLICE COMMUNITY ADVISORY COMMITTEE; PROVIDING FOR AN EFFECTIVE DATE.**

Motion was made by Commissioner Arnold Gaines, to approve Resolution No. 25-R32, appointing Scott Marcum to the Police Community Advisory Committee.

AYE: Commissioner Michael Broderick, Commissioner Arnold Gaines, Commissioner Curtis Johnson, Jr., Mayor Linda Hudson, Commissioner James Taylor

Passed

Commissioner Taylor requested an update on the Police Community Advisory Committee.

b. Resolution 25-R33 approving FPUA's FY2023-2024 Final Budget Amendment

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

**RESOLUTION NO. 25-R33**

**A RESOLUTION OF THE CITY COMMISSION OF THE CITY OF FORT PIERCE, FLORIDA; APPROVING THE FINAL BUDGET AMENDMENT FOR THE FORT PIERCE UTILITIES AUTHORITY FOR THE FISCAL YEAR BEGINNING OCTOBER 1, 2023 AND ENDING SEPTEMBER 30, 2024; AND PROVIDING FOR AN EFFECTIVE DATE.**

Javier Cisneros, Director of Utilities, and Barbara Mika, FPUA Director of Finance and Administration presented the FPUA's FY2023-2024 Final Budget Amendment.

Motion was made by Commissioner Arnold Gaines, seconded by Commissioner James Taylor to approve Resolution No. 25-R33.

AYE: Commissioner Michael Broderick, Commissioner Arnold Gaines, Commissioner Curtis Johnson, Jr., Mayor Linda Hudson, Commissioner James Taylor

Passed

c. Resolution 25-R34 accepting the Fort Pierce Utilities Annual Comprehensive Financial Report for FY2024 and annual distribution.

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

**RESOLUTION NO. 25-R34**

**A RESOLUTION OF THE CITY COMMISSION OF THE CITY OF FORT PIERCE, FLORIDA; ACCEPTING THE FORT PIERCE UTILITIES AUTHORITY 'S FY2024 ANNUAL COMPREHENSIVE FINANCIAL REPORT FOR THE FISCAL YEAR BEGINNING OCTOBER 1, 2023 AND ENDING SEPTEMBER 30, 2024; AND PROVIDING FOR AN EFFECTIVE DATE.**

Motion was made by Commissioner Curtis Johnson, Jr., seconded by Commissioner James Taylor to approve Resolution No. 25-R34.

AYE: Commissioner Michael Broderick, Commissioner Arnold Gaines,  
Commissioner Curtis Johnson, Jr., Mayor Linda Hudson, Commissioner  
James Taylor

Passed

**11. New Business - City Commission Discussion Items**

a. City Commission Agenda Review

Mayor Hudson requested a review of the agenda and elaborated on its order and purpose.

Commissioner Johnson recommended notating items that are aligned with strategic planning.

Commissioner Gaines requested an additional item for comments from the public for the day meeting to accommodate anyone tardy to the meeting with comments.

Commissioner Taylor inquired on the reason for signing up to speak.

Ms. Cox clarified that staff are not available for additional sign-ups after the meeting begins.

Ms. Hedges commented on the sign-up process and purpose.

**12. City Commission Boards and Committees Updates**

Commissioner Broderick commented on the Sunrise Theater Advisory Board and the Retirement Board.

Commissioner Johnson commented on the TPO, Fire Board and The Downtown Business Alliance.

Commissioner Gaines commented on the Chamber of Commerce, Affordable Housing, and Homeless Committee.

Mayor Hudson commented on the Florida League of Cities, and FMIT meeting.

**13. Adjournment**

Immediately following adjournment, please move toward the doors and exit the chambers. This allows for the safe and courteous exit of all persons, and those on the dais. Conversations after the meeting should be held outside of chambers, in the foyer or elsewhere, but not in the commission chambers where lights will be out as soon as the chambers are empty.

Mayor Hudson adjourned the meeting at 1:03 p.m.

ATTEST:

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CITY CLERK

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MAYOR COMMISSIONER