

MINUTES OF A MEETING OF THE PARKING COMMITTEE OF THE CITY OF FORT PIERCE, FLORIDA, HELD IN THE 2ND FLOOR CONFERENCE ROOM, 100 NORTH U.S. #1, FORT PIERCE, FLORIDA, AT 9:00 A.M. ON WEDNESDAY, MARCH 12, 2025.

1. **CALL TO ORDER**

Chairperson Gus Gutierrez called the March 12, 2025, Parking Committee meeting to order at 9:00 AM.

2. **ROLL CALL**

Present: Dan Cushman; Gus Gutierrez; Ryan Collins; Daniel Noelke; Shatell Hypolite

Absent: David BuShea; Doris Tillman

Staff Selena Griffett, Project Engineer; Julie Bye, Engineering Executive Assistant;

Present: Marsha Commond, Special Projects Coordinator; Brittany Meredith, Deputy City Clerk

3. **APPROVAL OF MINUTES**

- a. Approval of the Minutes from the February 12, 2025 Meeting.

Motion was made by Ryan Collins, to approve the minutes of the February 12, 2025 Meeting.

AYE: Dan Cushman, Daniel Noelke, Gus Gutierrez, Ryan Collins, Shatell Hypolite
Passed

4. **COMMENTS FROM THE PUBLIC**

Any person who wishes to comment on any subject on this Agenda may be heard at this time. Please limit your comments to no more than five (5) minutes, as this section of the Agenda is limited to thirty minutes. The Parking Committee will not be able to take any official action under "Comments from the Public" section.

No comments

5. **NEW BUSINESS**

- a. Downtown Parking Code and Permits

Peggy Arraiz, Director of Community Response, provided an update on paid parking.

The Board inquired on a discount for St. Lucie County, annual parking fee, parking based on license plate, percentage rates, enforcement, funds allocation.

Ms. Arraiz commented on the legality of offering a discount to St. Lucie County, parking would be tied to the license plate, percentage rates, enforcement, funds allocation, and the soft launch in August.

Commissioner Broderick commented on the Commission's perspective of the program.

Kevin Freeman, Director of Planning, commented on revising the City ordinance for downtown parking to accommodate new development, driving parking in lieu of new construction, negotiations with the hotel for on-site parking, and researching demand.

Mr. Guterrez commented on a pay-to-park garage and suggested the JCPenney parking lot and the need for parking at the new hotel that encompasses a residential component.

Commissioner Broderick commented on the budget need for a garage and generating revenue to secure financing.

b. Fort Pierce Resorts lease update

Marsha Commond, Special Projects Coordinator, presented the lease renewal for the Fort Pierce Resorts lease, including the recommendation from the Finance Department.

Mr. Guterrez, inquired on negotiating costs with the property owner and the adjacent property.

The Board discussed the parking lot and the fees associated with it.

Motion was made by Ryan Collins, seconded by Dan Cushman to negotiate with the property owner in the amount of two thousand dollars.

AYE: Dan Cushman, Daniel Noelke, Gus Gutierrez, Ryan Collins, Shatell Hypolite
Passed

c. JC Penny Parking Lot update

Ms. Griffett provided an update on the JCPenny project, including the dumpster enclosure and pavers.

d. Downtown Parking Garage update

Ms. Griffett provided an update including issues with the electrician and the need for additional engineering drawings. The timeline is about eight weeks.

6. **COMMITTEE AND STAFF COMMENTS**

No comments

7. **ADJOURNMENT**

Motion was made by Gus Gutierrez, seconded by Ryan Collins to adjourn the meeting at 10:03 a.m.

AYE: Dan Cushman, Daniel Noelke, Gus Gutierrez, Ryan Collins, Shatell Hypolite
Passed

ATTEST:

RECORDING SECRETARY

CHAIR