

# City of Clearwater

*Main Library - Council Chambers  
100 N. Osceola Avenue  
Clearwater, FL 33755*



## Meeting Minutes

**Monday, April 29, 2024**

**10:00 AM**

**Main Library - Council Chambers**

## **Brownfields Advisory Board**

## **Roll Call**

**Present** 6 - Board Member Katrina George, Board Member Mark Parry, Board Member Thomas Hinson Jr., Board Member Philip Kirkpatrick, Board Member Jarvis Sheeler, and Board Member Mahalee Marshall

**Absent** 2 - Board Member Janelle Branch, and Board Member Lori Carter

**Also Present** - Joe DeCicco – Senior Environmental Specialist and Rosemarie Call – City Clerk

***To provide continuity for research, items are listed in agenda order although not necessarily discussed in that order.***

## ***Unapproved***

### **1. Call to Order – Board Member Mark Parry**

*The meeting was called to order at 10:00 a.m.*

### **2. Approval of Minutes**

2.1 Approve the minutes of the February 17, 2023 Brownfields Advisory Board Meeting

**Board Member Kirkpatrick moved to Approve the minutes of the February 17, 2023 Brownfields Advisory board meeting. The motion was duly seconded and carried unanimously.**

### **3. Citizens to be Heard Regarding Items Not on the Agenda – None.**

### **4. New Business Items**

4.1 Report of Funds / Grants Awarded

*Environmental Specialist Joe DeCicco reviewed the status of several grants issued by the City. He said 900 Palmetto Street and the Mod Wash on Belcher Road were completed. The City has drawn down \$155,000 of the \$300,000 grant funds awarded to the City.*

*It was requested that staff provide information on the grant program and funded projects.*

4.2 Report of Received or Pending Applications for Environmental Grants

*Mr. DeCicco said staff has received the following two applications:*

1) *The former Paone property on S. Ft. Harrison Avenue. The 0.5-acre site is composed of three different buildings and was operated as a pest control business in the 60s and 70s. There is soil and groundwater contamination due to the mishandling of pesticides. The applicant is seeking a \$60,000 grant to complete the supplemental assessment, cleanup planning, and remediation. Stantec is the consultant. Staff anticipates the property will be redeveloped for a mixed-use residential project. The site is under new ownership.*

*Mr. DeCicco requested the Board approve that staff move forward with the application review process for appropriateness.*

**Board Member Branch moved to approve staff continue to review the application for appropriateness. The motion was duly seconded and carried unanimously.**

2) *The HEP site located on North Betty Lane. The vacant lot is approximately 2.15 acres and was previously used as an auto salvage yard and auto repair facility, which led to soil contamination. The Applicant is seeking \$95,000 to complete the supplement assessment, clean up planning, and remediation. PACSCON is the consultant for the project. The Applicant intends to build 32 to 38 affordable housing apartments for low-income working-class families and Veterans with minor children.*

*Discussion ensued with a concern expressed with the overabundance of low-income properties located in one area, which negatively impacts property values in the area.*

*In response to comments, Mr. DeCicco said that DEP has established site standards for commercial, commercial-industrial vs residential properties. He said he is requesting the Board approve that staff continue with reviewing the application.*

**Board Member Hanson moved to approve staff continue to review the application for appropriateness. The motion was duly seconded and carried unanimously.**

## **5. Director's Report**

### **5.1 Brownfield Project Manager's Report**

*Mr. DeCicco said brownfield development is cyclical to the real estate market. He said there is still funding available for remediation projects. Staff anticipates scheduling another meeting in the coming*

*months.*

*Discussion ensued with comments made that members need more than one month notice regarding upcoming meetings.*

## 5.2 Election of Officers

**Board Member Kirkpatrick moved to elect Mark Parry as Chair. The motion was duly seconded and carried unanimously.**

**Board Member Branch moved to elect Katrina George as Vice Chair. The motion was duly seconded and carried unanimously.**

## **6. Board Members to be Heard – None.**

## **7. Adjourn**

*The meeting adjourned at 10:29 p.m.*

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Chair  
Brownfields Advisory Board

Attest:

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City Clerk