

# City of Clearwater

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



## Work Session Agenda

**Monday, April 17, 2023**

**9:00 AM**

**Main Library - Council Chambers**

### **Council Work Session**

**1. Call to Order****2. Economic Development and Housing**

- 2.1 [ID#23-0221](#) Approve purchase contract between the City of Clearwater and Habitat for Humanity of Pinellas County, Inc./Clearwater Neighborhood Housing Services, Inc. for real property located at 1454 South Martin Luther King Jr. Avenue and authorize appropriate officials to execute same.

**3. Office of Innovation**

- 3.1 [ID#23-0371](#) Ruth Eckerd Hall Sustainability Plan Presentation.

**4. City Manager**

- 4.1 [ID#23-0444](#) Approve grant award recommendations for North Greenwood Community Grant Program, Cultural Affairs Nonprofit Grant Program, and Education Grants and Partnerships Program subject to negotiation and execution of grant agreements and authorize administering department directors to execute same.

**5. Finance**

- 5.1 [ID#23-0403](#) Approve a banking services agreement with Wells Fargo Bank, N.A., in an annual not-to-exceed amount of \$84,200, for a total of \$421,000 for the five-year period 10/01/2023 thru 9/30/2028, with the option for three (3) additional two-year extensions, pursuant to Clearwater Code of Ordinances Section 2.563(1)(c), Piggyback, and authorize the appropriate officials to execute same. (consent)

**6. Gas System**

- 6.1 [ID#23-0420](#) Authorize a Purchase Order to Equix Holdings, Inc., dba Equix Energy Services, LLC of Midway, FL for the installation of gas mains, service lines and related construction gas work for Clearwater Gas System's natural gas distribution pipeline system in the annual not-to-exceed amount of \$6,650,000, with the option for three, one-year renewals pursuant to Invitation to Bid 23-23, and authorize the appropriate officials to execute same. (consent)
- 6.2 [ID#23-0434](#) Approve an Annual General Permit, in the amount of \$2,813, with Pinellas County to construct and maintain natural gas facilities and authorize the appropriate officials to execute same. (consent)

- 6.3 [ID#23-0435](#) Accept a Gas Utility Easement from Positron 8 LLC, for the construction, installation, and maintenance of gas utility facilities on real property located at 806 N. Osceola Avenue, Clearwater FL, 33755. (consent)

## **7. Parks and Recreation**

- 7.1 [CPA2022-10002a](#) Approve amendments to the Clearwater Comprehensive Plan to address the creation of a new Parks and Recreation impact fee system; and pass Ordinance 9638-23 on first reading. (CPA2022-10002)
- 7.2 [TA2022-10002a](#) Approve amendments to the Clearwater Community Development Code to replace Chapter 54 in its entirety with a revised Chapter 54, creating a new Parks and Recreation impact fee system and pass Ordinance 9639-23 on first reading. (TA2022-10002)

## **8. Police Department**

- 8.1 [ID#23-0401](#) Approve a Memorandum of Agreement (Agreement) between Bob Gualtieri, as Sheriff of Pinellas County, Florida (Sheriff) and the City of Clearwater Police Department for a Co-Responder Program to handle mental health related calls for service and authorize the appropriate officials to execute same. (consent)

## **9. Public Works**

- 9.1 [9673-23](#) Approve the Easement Vacation request from the owners of property addressed 125 Island Way (Dolphin Harbour) to vacate a 10-foot platted public utility easement located on lots 4 and 5, unit 2, Island Estates, according to the map or plat thereof as recorded in Plat Book 47, Page 19A and 20B, Public Records of Pinellas County, Florida and pass Ordinance 9673-23 on first reading.
- 9.2 [ID#23-0319](#) Accept the Easement Conveyance request from Dolphin Harbour Development of Island Estates, LLC., to install, repair, and maintain stormwater utilities on real property located in Clearwater at 125 Island Way, Pinellas County, Florida. (consent)
- 9.3 [ID#23-0320](#) Accept two Utility Easements (water and sanitary) from Valor Capital Real Estate to install, repair, and maintain said utilities on real property located in Clearwater at 1020 Sunset Point Road in Pinellas County, Florida. (consent)
- 9.4 [ID#23-0390](#) Approve the final plat for Belcher Carwash and Retail Center, 1951 North Belcher Road, located on the east side of North Belcher Rd., approximately 1000 feet north of Sunset Point Road. (consent)

- 9.5      [ID#23-0391](#)      Approve the final plat for Aspen Trail Two subdivision, 2557 and 2563 Ocean Breeze Lane, located south of Curlew Road and East of US 19. (consent)
- 9.6      [ID#23-0400](#)      Accept an 8-foot Sidewalk Easement from property owner Robert Smith for repair and maintenance affecting real property located in Clearwater at 1453 Otten Street in Pinellas County, Florida. (consent)
- 9.7      [ID#23-0407](#)      Accept the right-of-way easement request by Pinellas County for bridge and roadway improvements at Old Coachman Road at Alligator Creek Crossing, as located in Clearwater, Florida. (consent)

## **10. Fire Department**

- 10.1      [ID#23-0302](#)      Approve the Federally-Funded Subaward and Grant Agreement for public assistance support for Hurricane Ian expenditures and grant authority to the City Manager or designee to enter into, approve, and execute same and future modifications for Hurricane Ian expenditures. (consent)

## **11. Planning**

- 11.1      [ID#23-0409](#)      Approve amendments to the Clearwater Downtown Redevelopment Plan and pass Ordinance 9663-23 on first reading.
- 11.2      [TA2023-010](#)  
[01a](#)      Approve amendments to the Community Development Code, Appendix C. Downtown District and Development Standards, and pass Ordinance 9664-23 on first reading.
- 11.3      [LUP2023-01](#)  
[001](#)      Approve a Future Land Use Map Amendment from the Residential Urban (RU) category to the Commercial General (CG) category for a portion of property located at 1849 Gulf to Bay Boulevard and pass Ordinance 9666-23 on first reading. (LUP2023-01001)
- 11.4      [REZ2022-11](#)  
[007](#)      Approve a Zoning Atlas Amendment from the Low Medium Density Residential (LMDR) District to the Commercial (C) District for a portion of property located at 1849 Gulf to Bay Boulevard and pass Ordinance 9662-23 on first reading. (REZ2022-11007).
- 11.5      [ANX2023-02](#)  
[003](#)      Approve the annexation, initial Future Land Use Map designation of Residential Low (RL) and initial Zoning Atlas designation of Low Medium Density Residential (LMDR) District for certain residential real property described as Lot 7, Block D, Kapok Terrace and pass Ordinances 9668-23, 9669-23, and 9670-23 on first reading. (ANX2023-02003)
- 11.6      [ANX2022-11](#)  
[017](#)      Deny the annexation, initial Future Land Use Map designation of Commercial General (CG) and initial Zoning Atlas designation of Commercial (C) District for 1224 Adams Avenue, and deny Ordinances 9645-23, 9646-23, and 9647-23 on first reading. (ANX2022-11017)

**12. City Attorney**

- 12.1     [ID#23-0365](#)     Approve renewal of Legal Services Agreement with Bryant Miller Olive for a one-year period to act as Bond Counsel and authorize the appropriate officials to execute same. (consent)
- 12.2     [ID#23-0382](#)     Adopt Ordinance 9662-23 on second reading, amending the Zoning Atlas of the city by rezoning a portion of certain real property whose post office address is 1849 Gulf to Bay Boulevard, Clearwater, Florida 33765, from Low Medium Density Residential (LMDR) to Commercial (C).
- 12.3     [ID#23-0386](#)     Adopt Ordinance 9666-23 on second reading, amending the future land use element of the Comprehensive Plan to change the land use designation for a portion of certain real property whose post office address is 1849 Gulf to Bay Boulevard, Clearwater, Florida 33765, from Residential Urban (RU) to Commercial General (CG).
- 12.4     [ID#23-0388](#)     Adopt Ordinance 9637-23 on second reading, amending the Comprehensive Plan by modifying the Utilities Element, updating provisions related to potable water and natural ground water aquifer recharge needs.

**13. City Manager Verbal Reports**

- 13.1     [ID#23-0429](#)     Recycling Update

**14. City Attorney Verbal Reports****15. New Business (items not on the agenda may be brought up asking they be scheduled for subsequent meetings or work sessions in accordance with Rule 1, Paragraph 2).****16. Closing Comments by Mayor****17. Adjourn****18. Presentation(s) for Council Meeting**

- 18.1     [ID#23-0293](#)     April Service Awards
- 18.2     [ID#23-0424](#)     National Library Week Proclamation - Jen Obermaier, Library Director
- 18.3     [ID#23-0425](#)     1,000 Books before Kindergarten Challenge - Mercedes Bleattler, Lead Librarian in Youth
- 18.4     [ID#23-0428](#)     Donate Life Month Proclamation - April 2023 - Elizabeth Friese, LifeLink Volunteer from LifeLink Foundation

- 18.5     [ID#23-0438](#)     Certificate of Acknowledgement for The Homeless Leadership Alliance of Pinellas Team