

City of Clearwater

*City Hall
112 S. Osceola Avenue
Clearwater, FL 33756*



Meeting Minutes

Thursday, October 4, 2018

6:00 PM

Council Chambers

City Council

Roll Call

Present: 5 - Mayor George N. Cretekos, Vice Mayor Doreen Caudell, Councilmember Hoyt Hamilton, Councilmember Bob Cundiff and Councilmember David Allbritton

Also Present: William B. Horne II – City Manager, Micah Maxwell – Assistant City Manager, Pamela K. Akin - City Attorney, Rosemarie Call - City Clerk and Nicole Sprague – Official Records and Legislative Services Coordinator

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

Unapproved

1. Call to Order – Mayor Cretekos

The meeting was called to order at 6:00 p.m. at City Hall.

2. Invocation – Pastor David Ross from the Church of Jesus Christ of Latter Day Saints

3. Pledge of Allegiance – Councilmember Allbritton

4. Special recognitions and Presentations (Proclamations, service awards, or other special recognitions. Presentations by governmental agencies or groups providing formal updates to Council will be limited to ten minutes.) – Given.

- 4.1 Sister Cities Middle School Student Exchange Program Presentation – Candy Hayes, Sister Cities, Inc. Representative

Students provided a PowerPoint presentation.

- 4.2 Sister Cities High School Student Exchange Program Presentation – Natalie Lamb, Parks & Recreation Program Coordinator

Students provided a PowerPoint presentation.

- 4.3 Sister Cities, Incorporated Young Ambassadors Day Proclamation, October 4, 2018 – Candy Hayes, Sister Cities, Inc. Representative

- 4.4 Red Ribbon Week Proclamation, October 23-31, 2018 – Jerry Jones, Clearwater Neighborhood Family center Director

4.5 Fire Prevention Week Proclamation, October 7-13, 2018 – Clearwater Fire Marshall James Warman

4.6 Recognition of Clearwater as an ICMA recognized City for 95 years - Michael Cernach, FCCMA President

Mr. Cernach presented the Mayor and City Manager with a certificate recognizing the City of Clearwater for having the council-manager form of government for 95 years.

4.7 State of the City Presentation - City Manager

The City Manager provided a PowerPoint presentation.

5. Approval of Minutes

5.1 Approve the September 20, 2018 City Council Meeting Minutes as submitted in written summation by the City Clerk.

Councilmember Allbritton moved to approve the September 20, 2018 City Council Meeting Minutes as submitted in written summation by the City Clerk. The motion was duly seconded and carried unanimously.

6. Citizens to be heard re items not on the agenda

Greg Allen supported the current form of government.

Mike Riordon supported the current form of government and expressed concern that the upcoming referendum did not follow the charter review or petition process and that, if the referendum passes, the special interest groups will have a strong financial impact to candidate campaigns.

7. Consent Agenda – Approved as submitted.

7.1 Accept a Guard Rail Easement over a portion of Lots 1 and 2, Block 1 Springfield subdivision, conveyed to the City by the Property Owner and authorize the appropriate officials to execute same. (consent)

7.2 Approve Change Order Two from Gator Grading and Paving of Palmetto, FL, for the

2015 Streets Resurfacing Project (14-0051-EN) in the amount of \$596,058.20 and authorize the appropriate officials to execute same. (consent)

- 7.3** Award a contract (Purchase Order) in the amount of \$ 643,650.00 to Ten-8 Fire Equipment, Inc., 2904 59th Avenue Drive East, Bradenton, FL 34203 for one new Pierce Heavy Duty Velocity Pumper in accordance with Sec. 2.564(1)(d), Code of Ordinances - Other governmental bid; authorize lease purchase under the City's Master Lease Purchase Agreement or internal financing via an interfund loan from the Capital Improvement Fund, whichever is deemed to be in the City's best interests; and authorize the appropriate officials to execute same. (consent)
- 7.4** Appoint Sheila Cole to the Municipal Code Enforcement Board to fill the remainder of an unexpired term through October 31, 2020. (consent)
- 7.5** Appoint Hannah R. Joseph to the Sister Cities Advisory Board as the youth member to fill the remainder of an unexpired term through December 31, 2020. (consent)
- 7.6** Appoint Councilmember David Allbritton to the Pinellas Suncoast Transit Authority for a three-year term, October 1, 2018 through September 30, 2021, to serve as the Clearwater representative. (consent)

Vice Mayor Caudell moved to approve the Consent Agenda as submitted and authorize the appropriate officials to execute same. The motion was duly seconded and carried unanimously.

Public Hearings - Not before 6:00 PM

8. Administrative Public Hearings

- 8.1** Approve Ordinance 9202-18 amending previously adopted Ordinance 9130-18, which, subject to certain conditions therein, vacated a portion of Public Right-of-Way of Damascus Road, formerly known as Bostrom Rd., acquired by the City in 1964 per Resolution 64-90 of the City of Clearwater, Florida and an Ingress and Egress Easement acquired in 1996 as recorded in Official Records Book 9551, Page 1433 of the Public Records of Pinellas County, Florida, and pass Ordinance 9202-18 on first reading. (VAC 2018-09)

Ordinance 9202-18 amends Ordinance 9130-18 which was originally adopted on second reading by City Council on May 17, 2018. A scrivener's error in Section 1, condition 3 was identified after adoption; therefore, a corrective ordinance is required.

The City Council previously found that said right-of-way is not necessary for municipal use and deemed it to be in the best interest of the City and the general public that the same be vacated.

Councilmember Cundiff moved to approve Ordinance 9202-18 amending previously adopted Ordinance 9130-18, which, subject to certain conditions therein, vacated a portion of Public Right-of-Way of Damascus Road, formerly known as Bostrom Rd., acquired by the City in 1964 per Resolution 64-90 of the City of Clearwater, Florida and an Ingress and Egress Easement acquired in 1996 as recorded in Official Records Book 9551, Page 1433 of the Public Records of Pinellas County, Florida. The motion was duly seconded and carried unanimously.

Ordinance 9202-18 was presented and read by title only. Councilmember Hamilton moved to pass Ordinance 9202-18 on first reading. The motion was duly seconded and upon roll call, the vote was:

Ayes: 5 - Mayor Cretkos, Vice Mayor Caudell, Councilmember Hamilton, Councilmember Cundiff and Councilmember Allbritton

- 8.2** Approve Ordinance 9203-18 amending previously adopted Ordinance 3547-84, which vacated a portion of public Right-of-Way of Garden Avenue, according to the map or plat thereof recorded in Plat Book 5, Page 53 of the Public Records of Pinellas County, Florida, and pass Ordinance 9203 -18 on first reading. (VAC 2018-10)

Ordinance 9203-18 amends Ordinance 3547-84 which was originally adopted on second reading by City Council (then Commission) on May 3, 1984. A recent review of title documentation involving the subject area revealed an inconsistency as between the legal description and the depiction by sketch. This ordinance is to clarify that the intent of Ordinance 3547-84 was to vacate the West four feet of the 100-foot right-of-way of Garden Avenue abutting Lots 35 through 39 only and that no portion of Garden Avenue right-of-way south of the southerly boundary of Lot 35 was vacated by Ordinance 3547-84.

The City Council previously found that said right-of-way was not necessary for municipal use and deemed it to be in the best interest of the City and the general public that the same be vacated.

Councilmember Allbritton moved to approve Ordinance 9203-18 amending previously adopted Ordinance 3547-84, which vacated a portion of public Right-of-Way of Garden Avenue, according to

the map or plat thereof recorded in Plat Book 5, Page 53 of the Public Records of Pinellas County, Florida. The motion was duly seconded and carried unanimously.

Ordinance 9203 -18 was presented and read by title only. Vice Mayor Caudell moved to pass Ordinance 9203-18 on first reading. The motion was duly seconded and upon roll call, the vote was:

Ayes: 5 - Mayor Cretkos, Vice Mayor Caudell, Councilmember Hamilton, Councilmember Cundiff and Councilmember Allbritton

- 8.3** Approve a Future Land Use Map Amendment from the Commercial General (CG) category to the Residential Medium (RM) category for 1434 and 1446 North Martin Luther King Jr. Avenue, and pass Ordinance 9176-18 on first reading. (LUP2018-06005)

This Future Land Use Map amendment application involves a 0.3-acre property comprised of two parcels located at the southwest corner of North Martin Luther King Jr. Avenue and Grant Street. The property is owned by Tampa Bay Community Development Corporation which provides education, counseling, and housing opportunities to revitalize neighborhoods for low to moderate income households. The applicant is requesting to amend the Future Land Use Map designation of the subject property from Commercial General (CG) to Residential Medium (RM) to develop the parcels with two detached dwellings (affordable housing units). The applicant has submitted a Zoning Atlas Amendment request to rezone the property from the Commercial (C) District to the Medium Density Residential (MDR) District which is being processed concurrently with this case (REZ2018-06003).

The proposed Residential Medium (RM) category allows moderate to high density residential uses and would permit development at a density of 15 dwelling units per acre. The requested amendment would allow the site to be developed with residential units through a Level I process as either a Minimum Standard development or Flexible Standard development (FLS) application. The Planning & Development Department has determined that the proposed Future Land Use Map amendment is consistent with the provisions of the Community Development Code as specified below:

- The proposed amendment is consistent with the Comprehensive Plan and the Countywide Plan Rules.
- The proposed amendment is compatible with the surrounding property and character of the neighborhood.
- Sufficient public facilities are available to serve the property.
- The proposed amendment will not have an adverse impact on the natural environment.
- The proposed amendment will not have an adverse impact on the use of

property in the immediate area.

In accordance with the Countywide Plan Rules, this land use plan amendment is subject to the approval of Forward Pinellas, in its role as the Pinellas Planning Council, and the Board of County Commissioners acting as the Countywide Planning Authority. The application is a small-scale amendment so review and approval by the Florida Department of Economic Opportunity is not required. The Community Development Board will review the application at its October 2, 2018 public hearing and make a recommendation to the Council. The Planning and Development Department will report the recommendation at the city council meeting.

One individual spoke in support.

Councilmember Cundiff moved to approve a Future Land Use Map Amendment from the Commercial General (CG) category to the Residential Medium (RM) category for 1434 and 1446 North Martin Luther King Jr. Avenue. The motion was duly seconded and carried unanimously.

Ordinance 9176-18 was presented and read by title only. Councilmember Hamilton moved to pass Ordinance 9176-18 on first reading. The motion was duly seconded and upon roll call, the vote was:

Ayes: 5 - Mayor Cretkos, Vice Mayor Caudell, Councilmember Hamilton, Councilmember Cundiff and Councilmember Allbritton

- 8.4 Deny a Future Land Use Map Amendment from the Residential/Office General (R/OG) and Residential Urban (RU) categories to the Institutional (I) category for 1510 Barry Road; and do not pass Ordinance 9150-18 on first reading. (LUP2018-02002)**

This Future Land Use Map amendment involves 2.137 acres consisting of three parcels located on the north side of Barry Road approximately 650 feet east of South Highland Avenue. The property is owned by 1510 Barry Holdings LLC and is occupied by vacant buildings totaling 26,238 square feet with ancillary off-street parking that was last used as an office (Tampa Bay Computer Society) in 2015. The proposed amendment area has frontage on Barry Road (430 feet) and Jeffords Street terminates at the northeast corner of the site. The applicant is requesting to change the Future Land Use Map designation of the proposed amendment area from Residential/Office General (R/OG) and

Residential Urban (RU) to Institutional (I). The requested amendment would allow the property to be redeveloped with a variety of institutional uses, including a half-way house use, which the applicant has indicated is the intent; however, no site plan is in review at this time. The applicant has submitted a Zoning Atlas amendment (REZ2018-02001) which is being processed concurrently with this case.

The proposed Institutional (I) future land use category allows a mix of institutional uses, and primarily permits nonresidential development at an intensity of 0.65 FAR. Residential development is permitted at a density of 12.5 dwelling units per acre, and residential equivalent uses are allowed at 3 beds per permitted dwelling unit.

The property has two prior site plan approvals (FLD2013-02003, FLD2016-11036) for an educational facility and an assisted living facility (ALF), respectively. Unfortunately, the owner and/or applicant has failed to submit for building permits in the time required and the approvals have expired or building permits issued have been later voided. The property has multiple active violations including a stop work order (SWO2018-03025), unsafe building (UNS2018-00006), and public nuisance (PNU2018-00181 and PNU2017-01340) and is actively accruing liens on some of the violations.

The immediate area is developed with single-family houses (abutting the subject property and in the area), several ALFs and offices. This site is in the transitional area from the more intense commercial designations and uses to the west along South Highland Avenue to the lower density residential neighborhood to the east. The Residential/Office General (R/OG) future land use category that is the primary designation of the subject property and the two consistent zoning districts [Office (O) District, which is the current zoning designation of the majority of the site, and the Medium Density Residential (MDR) District] allow for development and uses that are appropriate in this transition area from more intense commercial to less intense residential uses, especially on local streets such as Barry Road or Jeffords Street, and are in character with the single family residential neighborhood to the east of the property.

The proposed Institutional (I) category is not appropriately located and the request is not compatible with the surrounding area and may unreasonably affect the use of the properties in the area. There is not a need to add institutionally designated property within this area and doing so on this property would ultimately lead to "spot zoning", which is a term applied to amending only one or a few lots, at the expense of the zoning scheme as a whole.

The Planning and Development Department determined that the proposed

Future Land Use Map amendment is inconsistent with the provisions of the Clearwater Community Development Code as specified below:

- The proposed amendment is inconsistent with the Comprehensive Plan.
- The proposed amendment is incompatible with the surrounding property and character of the neighborhood.
- The proposed amendment will have an adverse impact on the use of property in the immediate area.

It is acknowledged that the proposed Future Land Use Map amendment will not adversely impact the natural environment, and there are sufficient public facilities are available to serve the property. However, institutional uses typically generate more traffic than residential uses like those in the immediate area, and the addition of trips may impact Barry Road and Jeffords Streets, the two local roads providing access to the site. Properties with Institutional (I) designations in the larger surrounding area are along South Highland Avenue and Lakeview Road, both collector roads. Additionally, although the proposed amendment is consistent with the purpose of the proposed category in the Countywide Rules, the proposed designation of the subject property is inconsistent with the designations on the surrounding properties.

In accordance with the Countywide Plan Rules, this land use plan amendment is subject to the approval of Forward Pinellas, in its role as the Pinellas Planning Council, and the Board of County Commissioners acting as the Countywide Planning Authority. The application is a small-scale amendment so review and approval by the Florida Department of Economic Opportunity and other state agencies is not required.

The Community Development Board will review this application at its October 2, 2018 public hearing and staff will provide an update with their recommendation a the City Council meeting.

Planning and Development Assistant Director Gina Clayton said the applicant has withdrawn the request.

One individual spoke in support.

The City Clerk read the email submitted by the applicant withdrawing Item 8.4 and the associated rezoning request.

No action taken.

9. Quasi-Judicial Public Hearings

9.1 Approve a Zoning Atlas Amendment from the Commercial (C) District to the Medium Density Residential (MDR) District for 1434 and 1446 North Martin Luther King Jr. Avenue, and pass Ordinance 9177-18 on first reading. (REZ2018-06003)

This Zoning Atlas amendment application involves a 0.3-acre property comprised of two parcels located at the southwest corner of North Martin Luther King Jr. Avenue and Grant Street. The property is owned by Tampa Bay Community Development Corporation which provides education, counseling, and housing opportunities to revitalize neighborhoods for low to moderate income households. The applicant is requesting to rezone the subject property from the Commercial (C) District to the Medium Density Residential (MDR) District to develop the parcels with two detached dwellings (affordable housing units). The applicant has submitted a Future Land Use Map amendment which is being processed concurrently with this case (see case LUP2018-06005). The proposed Medium Density Residential (MDR) District will allow the site to be developed with residential uses through a Level I process as either a Minimum Standard development or Flexible Standard development (FLS) application and is consistent with the surrounding zoning districts that exist in the vicinity of the subject property.

The Planning & Development Department has determined that the proposed Zoning Atlas amendment is consistent with the Community Development Code as specified below:

- The proposed amendment is consistent with the Comprehensive Plan and the Community Development Code.
- The proposed amendment is compatible with the surrounding property and character of the neighborhood.
- The available uses in the Medium Density Residential (MDR) District are compatible with the surrounding area.
- The proposed amendment will not adversely burden public facilities, including the traffic-carrying capacities of streets, in an unreasonably or disproportionate manner.
- The proposed Medium Density Residential (MDR) District boundary is appropriately drawn in regard to location and classification of streets, ownership lines, existing improvements, and the natural environment.

The Community Development Board will review the application at its October 2, 2018 public hearing and make a recommendation to the Council. The Planning and Development Department will report the recommendation at the City Council meeting.

One eComment was received in support, see page 22.

Councilmember Allbritton moved to approve a Zoning Atlas Amendment from the Commercial (C) District to the Medium Density Residential (MDR) District for 1434 and 1446 North Martin Luther King Jr. Avenue. The motion was duly seconded and carried unanimously.

Ordinance 9177-18 was presented and read by title only. Vice Mayor Caudell moved to pass Ordinance 9177-18 on first reading. The motion was duly seconded and upon roll call, the vote was:

Ayes: 5 - Mayor Cretkos, Vice Mayor Caudell, Councilmember Hamilton, Councilmember Cundiff and Councilmember Allbritton

- 9.2 Deny a request to amend the Zoning Atlas designation from Office (O) and Low Medium Density Residential (LMDR) Districts to Institutional (I) District for 1510 Barry Road; and do not pass Ordinance 9151-18 on first reading. (REZ2018-02001)**

This Zoning Atlas amendment involves 2.137 acres consisting of three parcels located on the north side of Barry Road approximately 650 feet east of South Highland Avenue. The property is owned by 1510 Barry Holdings LLC and is occupied by vacant buildings totaling 26,238 square feet with ancillary off-street parking that was last used as an office (Tampa Bay Computer Society) in 2015. The proposed amendment area has frontage on Barry Road (430 feet) and Jeffords Street terminates at the northeast corner of the site. The applicant is requesting to change the Zoning Atlas designation of the proposed amendment area from Office (O) and Low Medium Density Residential (LMDR) Districts to the Institutional (I) District. The requested amendment would allow the property to be redeveloped with a variety of institutional uses, including a half-way house use, which the applicant has indicated is the intent; however, no site plan is in review at this time. The applicant has submitted a Future Land Use Plan amendment (LUP2018-02002) which is being processed concurrently with this case.

The property has two prior site plan approvals (FLD2013-02003, FLD2016-11036) for an educational facility and an assisted living facility (ALF), respectively. Unfortunately, the owner and/or applicant has failed to submit for building permits in the time required and the approvals have expired or building permits issued have been later voided. The property has multiple active violations including a stop work order (SWO2018-03025), unsafe building (UNS2018-00006), and public nuisance (PNU2018-00181 and PNU2017-01340) and is actively accruing liens on some of the violations.

The immediate area is developed with single-family houses (abutting the

subject property and in the area), several ALFs and offices. This site is in the transitional area from the more intense commercial districts and uses to the west along South Highland Avenue to the lower density residential neighborhood to the east. The Office (O) District that is the primary designation of the subject property allows for development and uses that are appropriate in this transition area and is in character with the single-family residential neighborhood to the east of the property.

The proposed Institutional (I) District is not appropriately located and the request is not compatible with the surrounding area and may unreasonably affect the use of the properties in the area. While certain permitted uses may be compatible with the single-family uses in the area, these same uses are also already permitted through the existing Office (O) District. There is not a need to add institutionally designated property within this area and doing so on this property would be “spot zoning,” which is a term applied to the rezoning of only one or a few lots, at the expense of the zoning scheme as a whole.

The Planning and Development Department determined that the proposed Zoning amendment is inconsistent with the provisions of the Clearwater Community Development Code as specified below:

- The proposed amendment is inconsistent with the Comprehensive Plan and the Community Development Code.
- The proposed amendment is incompatible with the surrounding property and character of the neighborhood.
- The available uses in the Institutional (I) District are not compatible with the surrounding area.

It is acknowledged that the proposed Zoning Atlas amendment will not adversely burden most public facilities in an unreasonably or disproportionate manner. However, institutional uses typically generate more traffic than residential uses like those in the immediate area, and the addition of trips may affect may impact the traffic-carrying capacities of Barry Road and Jeffords Streets, the two local roads providing access to the site. Properties with Institutional (I) District zoning in the larger surrounding area are along South Highland Avenue and Lakeview Road, both collector roads. Additionally, although the proposed Institutional (I) District boundary is appropriately drawn in regard to location and classification of streets, ownership lines, existing improvements, and the natural environment, the proposed rezoning would result in spot zoning which would be inconsistent with the neighborhood and would change the zoning pattern for a speculative use.

The Community Development Board will review this application at its October 2, 2018 public hearing and staff will provide an update with their recommendation at the City Council meeting.

Item Withdrawn (see Item 8.4).

No action taken.

10. Second Readings - Public Hearing

10.1 Adopt Ordinance 9191-18 on second reading, amending the Operating Budget for the Fiscal Year ending September 30, 2018 to reflect increases and decreases in revenues and expenditures for the General Fund, the Special Development Fund, Special Program Fund, Stormwater Fund, Gas Fund, Solid Waste and Recycling Fund, Marine Fund, Clearwater Harbor Marina Fund, Parking Fund and Garage Fund.

**Ordinance 9191-18 was presented and read by title only.
Councilmember Cundiff moved to adopt Ordinance 9191-18 on second and final reading. The motion was duly seconded and upon roll call, the vote was:**

Ayes: 5 - Mayor Cretekos, Vice Mayor Caudell, Councilmember Hamilton, Councilmember Cundiff and Councilmember Allbritton

10.2 Adopt Ordinance 9192-18 on second reading, amending the Capital Improvement Budget for the Fiscal Year ending September 30, 2018 to reflect a net decrease of \$92,554,441.

In response to a question, Assistant City Manager Micah Maxwell said the \$92 million net decrease is related to a public utilities bond that was taken out last year; the project is being pushed back and the money is not currently needed.

**Ordinance 9192-18 was presented and read by title only.
Councilmember Hamilton moved to adopt Ordinance 9192-18 on second and final reading. The motion was duly seconded and upon roll call, the vote was:**

Ayes: 5 - Mayor Cretekos, Vice Mayor Caudell, Councilmember Hamilton, Councilmember Cundiff and Councilmember Allbritton

10.3 Continue second reading of Ordinance 9150-18 to November 1, 2018, amending the future land use plan element of the Comprehensive Plan of the city to change the land use for certain real property whose post office address is 1510 Barry Road, Clearwater, Florida, from Residential/Office General (R/OG) and Residential Urban (RU) to Institutional (I).

Item withdrawn (see Item 8.4)**No action taken.**

10.4 Continue second reading of Ordinance 9151-18 to November 1, 2018, amending the Zoning Atlas of the city by rezoning certain real property whose post office address is 1510 Barry Road, Clearwater, Florida, from Office (O) and Low Medium Density Residential (LMDR) to Institutional (I).

Item withdrawn (see Item 8.4)**No action taken.**

10.5 Continue second reading of Ordinance 9176-18 to October 18, 2018, amending the future land use plan element of the Comprehensive Plan of the city to change the land use for certain real properties whose post office addresses are 1434 and 1446 North Martin Luther King Jr. Avenue, Clearwater, Florida 33756, from Commercial General (CG) to Residential Medium (RM).

Vice Mayor Caudell moved to continue Item 10.5 to October 18, 2018. The motion was duly seconded and carried unanimously.

10.6 Continue second reading of Ordinance 9177-18 to October 18, 2018, amending the Zoning Atlas of the city by rezoning certain real properties whose post office addresses are 1434 and 1446 North Martin Luther King Jr. Avenue, Clearwater, Florida 33756, from Commercial (C) to Medium Density Residential (MDR).

Councilmember Cundiff moved to continue Item 10.6 to October 18, 2018. The motion was duly seconded and carried unanimously.

11. City Manager Reports

11.1 Authorize the purchase of vehicles (heavy and light duty) and equipment as approved in the 18/19 Fiscal Year Budget, per the recommended contracts in accordance with City Code of Ordinances, Section 2.564 (1)(d) Other Government Entities, including the authorization to surplus the designated vehicles and equipment, and authorize the appropriate officials to execute same.

The Fleet Department is requesting a consolidated expenditure authorization not to exceed \$9,241,310.00 for the acquisition of vehicles and equipment per attached 18/19 Vehicle Replacement List. Purchases include

vehicles/equipment that are new additions to the City's Fleet, as well as replacements of units being retired in Fiscal Year 2019; the latter having reached the end of their useful and economic life. Factors used to determine the end of useful and economic life include but are not limited to: age, mileage/hours of operations, historical maintenance cost as compared to like vehicles, operating cost per mile/hour, anticipated and ongoing repairs, and physical condition.

The contracts recommended for purchase authorization are competitively bid and awarded by their respective jurisdictions:

- FSA/FAC is a purchasing cooperative in the State of Florida for police and municipal requirement Contract FSA17-VEL25.0 October 13, 2017 - September 30, 2018 and contract FSA17-VEH15.0 October 13, 2017 - September 30, 2018.
- Sourcewell formerly NJPA is a purchasing cooperative operating under legislative authority in the State of Minnesota Contract #120716-NAF January 17, 2017 - January 17, 2021.
- The HGAC is a regional purchasing cooperative in Southeastern Texas comprising over thirteen counties and 100 cities. Contract GR01-18 January 1, 2018 - December 31, 2020 and Contract VE11-15 November 1, 2015 - October 31, 2018.
- State of Florida, Department of Management Services, cooperatively bids requirements of agencies throughout Florida. Contract 25100000-18-1 November 17, 2017 - November 16, 2019.

Vehicles and equipment designated for surplus authorization will be transferred to Tampa Machinery Auction for disposition upon mobilization of the replacement vehicle. The preparation of a new vehicle may include the application of decals, accessories upfitting, CNG (natural gas) retrofitting, etc.

APPROPRIATION CODE AND AMOUNT:

Fund Impacted 010	Fund Impacted
General Fund	\$2,119,500.00
421 Public Utilities	\$614,000.00
423 Gas	\$564,000.00
424 Solid Waste	\$2,344,000.00
426 Recycling	\$124,000.00
555 IT	\$24,000.00
565 General Services	\$538,000.00
Total	\$6,327,500.00

Penny Funds (315-94238) \$100,000.00
 Garage Fund Motorized Cash (315-94233) \$127,100.00
 Gas Cash (423-TBD) \$8,000.00
 Police Cash (181-99350) \$34,000.00
 Public Utilities Cash (1346/2051-591000) \$910,600.00
 Fire Department Additional L/P (316-94244) \$141,000.00
 Bldg & Maintenance Additional L/P (316-94525) \$65,000.00
 Parks & Rec Additional L/P (316-93XXX) \$152,610.00
 Stormwater Additional L/P (316-91692) \$1,375,500.00
Total \$2,913,810.00

Grand Total \$9,241,310.00

In response to questions, Solid Waste and General Services Director Earl Gloster said each department identifies the vehicle purchases in their operating budget. The Fleet division manages the CIP. The number of vehicles to be purchased is higher than usual due to the additional vehicles related to the Police Department's take home vehicle policy.

Councilmember Cundiff moved to authorize the purchase of vehicles (heavy and light duty) and equipment as approved in the 18/19 Fiscal Year Budget, per the recommended contracts in accordance with City Code of Ordinances, Section 2.564 (1)(d) Other Government Entities, including the authorization to surplus the designated vehicles and equipment, and authorize the appropriate officials to execute same. The motion was duly seconded and carried unanimously.

11.2 Approve the purchase of vehicle parts for heavy and light duty vehicles and equipment approved in the 18/19 Fiscal Year Budget, per the pricing, terms and conditions of the following contracts, sole source vendors, specialty parts vendors and other vendors in accordance with City Code of Ordinances, Section 2.564 (1)(d) Other Government Entities Bid, for a not to exceed total of \$1,400,000, and authorize the appropriate officials to execute same.

- City of Miami 249240(18) expires 12/21/18 (Parts House)
The City of Miami contract is being rebid and we will transition to the new contract when it is awarded.
- Hillsborough County Schools ITB#13136-DST expires 09/30/19 (Fleet Products)
- Hillsborough County Schools ITB#15-060-02 expires 08/12/19

(Sunstate)

- Hernando County Schools 18-060-08 expires 09/06/20 (Napa)

There is an estimated 18% of the annual parts budget that is not spent with sole source vendors or piggyback off various contracts. 13% of smaller dollar purchases under \$2,500 are paid with p-cards, while the remaining 5% are quotes. Additional vendors will be engaged if needed. Flexibility is requested to allow for expenditure of budgeted funds as needed throughout the year, in accordance with the intent of this general authorization.

APPROPRIATION CODE AND AMOUNT:

5666611-550600

These funds are available in the operating expense of fleet maintenance as budgeted in fiscal year 18/19.

Councilmember Hamilton moved to approve the purchase of vehicle parts for heavy and light duty vehicles and equipment approved in the 18/19 Fiscal Year Budget, per the pricing, terms and conditions of the following contracts, sole source vendors, specialty parts vendors and other vendors in accordance with City Code of Ordinances, Section 2.564 (1)(d) Other Government Entities Bid, for a not to exceed total of \$1,400,000, and authorize the appropriate officials to execute same. The motion was duly seconded and carried unanimously.

11.3 Review 15% design for Imagine Clearwater and authorize staff to create a workorder for the remaining 85% of the Imagine Clearwater Design.

In February of 2018, the City of Clearwater engaged Stantec to complete the first 15% of the design drawings for Imagine Clearwater. That stage of the design has been completed and staff would like to proceed with the remaining 85% of the design. As the workorder will be over \$100,000, it will require Council approval at a future meeting.

The Council recessed from 7:23 p.m. to 7:30 p.m.

Assistant City Manager Micah Maxwell and Stantec Landscape Architect Kyle Steele provided a PowerPoint presentation.

In response to questions, Mr. Maxwell said staff's focus on revenue generation has been less about the operations of the bandshell facility and

more focused on the overall economic development piece for the entire Downtown, increasing property values and revenues from property taxes, utility fees and communication service tax. Staff anticipates this element will launch the rest of Downtown. The architectural portion of the design plan will go back to public for feedback. He said staff needs direction on the scope of the bandshell facility (i.e., the footprint and canopy), as it will affect the design of the rest of the park because of the subsurface utilities. Mr. Steele said the preliminary patron calculations showed that 2,000 seated individuals would take up approximately 18,000 sq.ft.; the remaining lawn area would be approximately 98,000 sq.ft. If 4,000 seated individuals were added, they would take approximately 32,000 sq. ft.; the remaining lawn area would be approximately 84,000 sq.ft. Mr. Maxwell said the estuary was not intended to be an "estuary;" the focus was on the environment, stormwater and aesthetics. The cost of the proposed plan shown tonight is closer to \$50 million, without the roof over the seated area and expanded back of house facilities for the stage. The long-term financing plan is to have the two redevelopment sites fund the project; there is approximately \$10 million currently available for the project. He said staff wants to finalize the plan so those who wish to join the conservancy are in line with the plan; the City will have to determine the level of maintenance and areas the conservancy will address. The community members may start their own conservancy.

Discussion ensued with comments made that the bandshell facility should be able to pay for the ongoing maintenance, the facility should be a world class venue. Support was expressed to have a covered roof over the chairs. A concern was expressed that an economic impact study is needed in order to determine the financial options.

Mr. Maxwell said staff needs to understand the programming expectations in order to determine the impacts to the green space and traffic. The City Manager said Council's expectations on the infrastructure needed for a world class venue is needed in order to continue with the design process.

One individual spoke in support of the original master plan.

Two individuals supported a larger, covered bandshell that can accommodate the Florida Orchestra.

Two individuals spoke in support, with one urging the City not to move in a different direction.

In response to a question, Ruth Eckerd Hall Chief Programming Officer

Bobby Rossi said Ruth Eckerd Hall is interested in using the bandshell facility for 20 to 30 shows a year. Clearwater is a desirable destination to industry partners.

One individual supported the City slowing down with plan implementation to determine what the entertainment industry market desires to make it a success and expressed concerns with a conservancy.

One individual supported slowing down and suggested looking at Realize Bradenton, the conservancy created in Bradenton.

Discussion ensued with support expressed to slow down the process to conduct an economic impact study, seek additional public comments on the bandshell facility.

In response to questions, Stantec Representative Hamid Sahebkar said there is significant amount of utilities infrastructure in this area because it is the launching area for all of the utilities for the beach. The design layout will be impacted by the utilities. He said the firm has designed a layout of the expanded bandshell and prepared 15% construction plans for some of the utility relocation. Any design modifications to the Green area would impact the construction plans. He suggested limiting modifications to the bandshell footprint. The challenge with an estuary is performance and maintenance; to be effective, estuaries must be in a larger environment. It was expected that the estuary would also serve as a stormwater treatment system; the stormwater treatment system would have to occur in advance of the estuary, requiring a bigger footprint. The consulting team recommended a pond that would provide water quality treatment and a transitional zone with plantings. He said the pond could be implemented in Phase 3. Mr. Maxwell said the bandshell facility floor plan in the master plan was 100 ft. by 60 ft., with an 80 ft. by 80 ft. bandshell. Parks and Recreation Planning and Project Manager Kris Koch said the proposed bandshell back of house operations would not meet a world class facility criteria. Stantec Landscape Architect Greg Meyer said the original master plan included a minimum scaled stage area with no back of house support. Mr. Rossi said Ruth Eckerd Hall would support a 20-ft. wider stage. He suggested the green room face the water.

Mr. Maxwell said council direction is needed on the number of shows desired and number of days the Green should be closed in order to understand the economic and traffic impacts.

The Council recessed from 9:32 p.m. to 9:40 a.m.

The City Manager requested direction on what can be pursued in the plan outside of the Green discussion. He said a detailed discussion on the bandshell facility and infrastructure would be at a later date.

There was consensus to move forward with the plans for the Coachman garden and the lake.

In response to questions, engineering Construction Manager Tim Kurtz said staff is working with the structural engineer regarding the demolition of the Harborview. Staff anticipates the demolition will occur in the beginning of the new year. Staff will be providing Council with a timeline for asbestos abatement and demolition soon. The proposed lake design is consistent with the master plan.

It was stated more information is required from Ruth Eckerd Hall regarding the facility needed to service the events. There was consensus that Ruth Eckerd Hall was expected to hold 30 musical events per year. Staff was directed to provide more information on the design of the Green area.

In response to a question, Mr. Meyer said the Green area could be increased; the proposed design meets the master plan criteria. As proposed, the design allows 18,000 individuals, if a standing audience. Mr. Steele said the stairs to the park are ADA accessible. Stantec Representative Daryl LeBlanc said the Green includes a structure for restrooms that has the capacity to serve an event with 5,000 individuals. Temporary restroom facilities would be needed for larger events. The structure will also include office space for the Harbor Master.

12. City Attorney Reports – None.

13. Closing comments by Councilmembers (limited to 3 minutes) – None.

14. Closing Comments by Mayor

Mayor Cretokos reviewed recent and upcoming events.

15. Adjourn

The meeting adjourned at 10:03 p.m.

Attest

Mayor
City of Clearwater

City Clerk

Draft

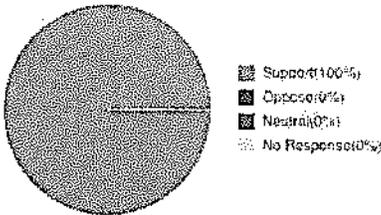
City Council on 2018-10-04 6:00 PM
10-04-18 18:00

Agenda Name	Comments	Support	Oppose	Neutral
9.1 REZ2018-06003 Approve a Zoning Atlas Amendment from the Commercial (C) District to the Medium Density Residential (MDR) District for 1434 and 1446 North Martin Luther King Jr. Avenue, and pass Ordinance 9177-18 on first reading. (REZ2018-06003)	1	1	0	0

Sentiments for All Agenda Items

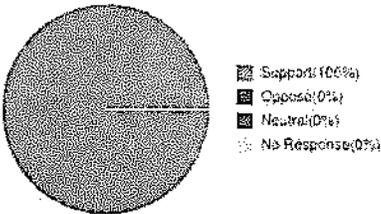
The following graphs display sentiments for comments that have location data. Only locations of users who have commented will be shown.

Overall Sentiment



Agenda Item: eComments for 9.1 REZ2018-06003 Approve a Zoning Atlas Amendment from the Commercial (C) District to the Medium Density Residential (MDR) District for 1434 and 1446 North Martin Luther King Jr. Avenue, and pass Ordinance 9177-18 on first reading. (REZ2018-06003)

Overall Sentiment



Rosemarie Call

Location: 33761, Northwood West, Clearwater
Submitted At: 9:49pm 10-03-18

Email from Jhon Lain (SPC Public Policy Student): I am disabled Veteran and not able to attend this meeting in person. The property is owned by Tampa Bay Community Development Corp. which provides education, counseling, and housing opportunities to revitalize neighborhoods for low to moderate income households. Rezoning this property harms no one; it is a good use of the property and will bring in more taxes for the City. The rezoning will eliminate vacant lots and add value to existing homes.