

CITY COMMISSION MEETING
JUNE 6, 2022
7:00 P.M.

This Commission Meeting was conducted utilizing Communications Media Technology. Some Staff members were present in the Commission Chambers while others were present via the Zoom application to respect the social distancing guidelines.

ELECTED OFFICIALS PRESENT IN CHAMBERS:

Shirley Groover Bryant, Mayor
Tambra Varnadore, Vice Mayor, Commissioner, Ward 2
Tamara Cornwell, Commissioner-at-Large 2 (joined the meeting at 7:02 P.M.)
Sheldon Jones, Commissioner-at-Large 1
Harold Smith, Commissioner, Ward 1
Brian Williams, Commissioner, Ward 3

STAFF PRESENT IN CHAMBERS:

Mark Barnebey, City Attorney
Xavier Colon, Interim CRA Director
Jim Freeman, City Clerk
Mohammed Rayan, Public Works Director
Scott Tyler, Chief of Police
Kera Hill, Development Services Supervisor
Cassi Bailey, Assistant City Clerk
Penny Johnston, Executive Assistant

STAFF PRESENT ELECTRONICALLY:

Todd Williams, Information Technology (IT) Consultant

1. Mayor Bryant called the meeting to order at 7:00 P.M., followed by an invocation and the Pledge of Allegiance.

All persons intending to address the City Commission were duly sworn.

2. CITY COMMISSION AGENDA APPROVAL

MOTION:

Commissioner Williams moved, Commissioner Cornwell seconded and the Motion carried 5-0 to approve the June 6, 2022, City Commission Agenda with the addition of consent item 4e. ARPA Project list items, as presented at today's workshop.

3. PUBLIC COMMENT

None

4. CONSENT AGENDA

- a. Minutes: 05/23/2022
- b. Confirmation of Mike Fuller as 5th Trustee- Police Pension Board
- c. Adoption of CDBG Housing Assistance Plan and Procedures
- d. Temporary Construction Easement to SHM Regatta Pointe, LLC
- e. GETAC-in car and body camera, P25 Compliant Radios and Generator for the WWTP (added at the meeting)

MOTION: **Commissioner Cornwell moved, Commissioner Williams seconded, and the Motion carried 5-0 to approve the Consent Agenda items a, b, c, e as presented by staff with the change to item c. as discussed in the workshop and the addition of item e.**

Item d. was pulled for discussion by Commissioner Jones. He would like the item to come back to Commission if there is a need for extension.

MOTION: **Commissioner Jones moved, Commissioner Cornwell seconded, and the motion carried 5-0 to approve item d. amending if an extension is needed, it will come back to the Commission.**

5. 2ND PUBLIC HEARING- FY 2020/2021 COMMUNITY DEVELOPMENT BLOCK GRANT RESOLUTION 2022-14

RESOLUTION OF THE CITY COMMISSION OF THE CITY OF PALMETTO, FLORIDA, AUTHORIZING THE MAYOR, OR THE CITY CLERK, TO MAKE APPLICATION TO THE FLORIDA DEPARTMENT OF ECONOMIC OPPORTUNITY FOR APPROVAL OF THE CITY OF PALMETTO COMMUNITY DEVELOPMENT BLOCK GRANT (CDBG), FOR APPROVAL OF THE CDBG HOUSING ASSISTANCE PLAN AND AUTHORIZE LOCAL REVENUES AS CDBG LEVERAGE, PROVIDING AN EFFECTIVE DATE, AND FOR OTHER PURPOSES.

Opened the Public Hearing at 7:08 P.M.

Corbett Alday, Guardian CRM Inc., presented a Power Point that was attached to the Agenda. The first public hearing was held on February 7, 2022. He defined what a LMI, low to moderate income, household was. The service area for the project will be the entire City of Palmetto. He summarized the budget for the project. The total funding for the project is \$840,000. He highlighted the timeline going forward.

No public comments or questions.

Closed the Public Hearing at 7:14 P.M.

MOTION: **Commissioner Williams moved, Commissioner Varnadore seconded, and the Motion carried 5-0 to adopt Resolution 2022-14.**

Items 6, 7, and 8 were introduced.

Attorney Barnebey spoke and clarified items from the June 1, 2022, Special City Commission meeting. He referenced Mr. Marchese's comments from the June 1st meeting. He went on to clarify Mr. Cornelli's position on the project. He does not have any stake in the decision made by the Commission. He went on to discuss the requests in the Ordinances and the case law related to the items on the Agenda.

6. PUBLIC HEARING- ORDINANCE 2022-05 Amendment to Riviera Dunes Development of Regional Impact (DRI) Development Order for Riviera Dunes Apartments

AN ORDINANCE OF THE CITY COMMISSION OF THE CITY OF PALMETTO, FLORIDA, AMENDING ORDINANCE 665, AS AMENDED, THE DEVELOPMENT ORDER FOR THE RIVIERA DUNES DEVELOPMENT OF REGIONAL IMPACT, GENERALLY LOCATED EAST OF U.S. 41 AND SOUTH OF HABEN BOULEVARD; PROVIDING FOR FINDINGS OF FACT; AMENDING SECTION 6, SUBSECTION G – TRANSPORTATION AND ADDING NEW CONDITIONS FOR TRANSPORTATION MITIGATION AND TRAFFIC MONITORING CONSISTENT WITH SECTION 380.06, FLORIDA STATUTES; ADDING A NEW TABLE A(1) RELATED TO THE PROPOSED RIVIERA DUNES APARTMENTS GENERAL DEVELOPMENT PLAN; AMENDING MAP H TO REFLECT CURRENT CONDITIONS; AND PROVIDING FOR CONFLICT, SEVERABILITY, AND AN EFFECTIVE DATE.

Continuation of Public Hearing from June 1, 2022.

Commissioner Varnadore requested for Mr. Cornelius to give a brief description of each Ordinance before the Commission voted for approval or denial.

Mr. Cornelius gave a brief synopsis of Ordinance 2022-05. The Commissioners agreed there needed to be further discussion regarding the traffic. They also agreed that Map H needed to be updated.

MOTION: **Commissioner Varnadore moved, Commissioner Cornwell seconded, and the motion carried 5-0 to adopt Ordinance 2022-05, deleting section 3A.**

7. PUBLIC HEARING- ORDINANCE 2022-06 Amendment to Ordinance 663 for the Riviera Dunes Planned Development Project

AN ORDINANCE OF THE CITY COMMISSION OF THE CITY OF PALMETTO, FLORIDA, AMENDING ORDINANCE 663, AS AMENDED, FOR THE RIVIERA DUNES PLANNED DEVELOPMENT-MIXED USE PROJECT, GENERALLY LOCATED EAST OF U.S. 41 AND SOUTH OF HABEN BOULEVARD; PROVIDING FINDINGS OF FACT; AMENDING SECTION 1 - SUBSECTION 8 – TABLE 1 AND TABLE 2 TO UPDATE PARCEL IDENTIFICATION, DEVELOPMENT AREAS AND USES CONSISTENT WITH CURRENT CONDITIONS; AMENDING SECTION 1-SUBSECTION 13 TO UPDATE THE LAND USE EXCHANGE CONDITIONS AND TABLE 3 LAND USE EXCHANGE MATRIX TO REFLECT PREVIOUS CHANGES IN THE LAND USE EXCHANGE MATRIX THAT WAS ADOPTED WITH THE RIVIERA DUNES DEVELOPMENT OF REGIONAL IMPACT DEVELOPMENT ORDER AMENDMENTS PROVIDED IN ORDINANCE 03-774 AND ORDINANCE 08-956; AND UPDATE THE CONCEPTUAL DEVELOPMENT PLAN TO REFLECT CURRENT CONDITIONS; AND PROVIDING FOR CONFLICT, SEVERABILITY, AND AN EFFECTIVE DATE.

Continuation of Public Hearing from June 1, 2022.

Mr. Cornelius gave a brief synopsis of Ordinance 2022-06.

MOTION: **Based upon the staff report, the comments made at the public hearing, and finding the request to be consistent with the City of Palmetto Comprehensive Plan and Zoning Code, Commissioner Varnadore moved to adopt Ordinance 2022-06. Commissioner Cornwell seconded, and the motion carried 3-2. Commissioners Williams and Smith voted nay.**

8. PUBLIC HEARING- ORDINANCE 2022-07 Riviera Dunes Apartments General Development Plan

AN ORDINANCE OF THE CITY COMMISSION OF THE CITY OF PALMETTO, FLORIDA; APPROVING ADOPTION OF A GENERAL DEVELOPMENT PLAN WITHIN THE RIVIERA DUNES DEVELOPMENT OF REGIONAL IMPACT FOR A MULTI-FAMILY, PLANNED DEVELOPMENT CONTAINING 255 MULTI-FAMILY RESIDENTIAL UNITS ON 8.37 ACRES OF PROPERTY; GENERALLY LOCATED ALONG THE EAST SIDE OF U.S. 41 SOUTH OF HABEN BOULEVARD AT THE WESTERN ENTRANCE TO THE RIVIERA DUNES DEVELOPMENT; PROVIDING FOR FINDINGS OF FACT; PROVIDING FOR CONFLICT, SEVERABILITY, AND AN EFFECTIVE DATE.

Continuation of Public Hearing from June 1, 2022.

Mr. Cornelius gave a brief synopsis of Ordinance 2022-07.

Commissioners Jones, Cornwell, Smith and Varnadore shared that they were in support of the project, but not of the deviations. Commissioners Jones, Cornwell and Smith specifically referenced the need for more parking spaces.

MOTION: **Based upon the information and materials provided for this public hearing, staff report, comments and testimony made at the public hearing, and finding the request to be inconsistent with the City of Palmetto Comprehensive Plan and Zoning Code, Commissioner Williams moved to deny Ordinance No. 2022-07, and direct the City Attorney to prepare a draft order for denial for City Commission approval at the June 20, 2002, City Commission meeting. Commissioner Jones seconded, and the motion carried 5-0.**

Mayor Bryant Recessed the City Commission Meeting to Open the June 6, 2022, CRA Board Meeting at 7:44 P.M.

Mayor Bryant reconvened the City Commission Meeting at 8:49 P.M.

STANDING AGENDA ITEMS:

9. TRAFFIC UPDATE

Mayor Bryant informed the Commission that she is going to invite Florida Department of Transportation, FDOT, to make a presentation at an upcoming meeting regarding the Desoto Bridge. She also believes the construction on 23rd Street will begin in August.

COMMENTS:

10. DEPARTMENT HEADS' COMMENTS

Mr. Freeman reminded everyone that staff has been working on the budget. The Commissioners will receive a copy of the budget towards the beginning of July. The estimates from the Property Appraiser's Office show an increase in values of around 12%. He also reported that the gateway sign should be operational in the next week or so.

Mr. Rayan gave an update on the new Police Department. He stated that 90% of the tilt walls were casted.

Chief Tyler thanked the Commission for supporting his ARPA project funding. Commissioner Jones questioned if his officers were prepared in case of a mass shooting. Chief Tyler responded absolutely, they proved that 3 weeks ago at Palmetto High School. The Commissioners agreed that the Police Department did an excellent job at responding to the shots fired at Palmetto High School in May.

Commissioner Smith said he had great confidence in the Palmetto Police Officers. He also questioned Chief about people jumping the fences on 4th Street. Chief Tyler will investigate that issue.

Mr. Colon reminded everyone of the July 1st - 125th Anniversary Event and the 4th of July Celebration. Neal McCoy will be performing at the July 4th Event. There will be food vendors, therefore coolers are not allowed. He also mentioned that at the last CRA Advisory Board meeting, the Board suggested to begin discussions with the State Chapter of the Masonic Lodge, to acquire the property to begin Historic Preservation.

Commissioner Williams questioned getting the tank traps fixed on 5th Street. He wants something to be done. Mr. Colon stated that he will talk to Public Works about it.

11. MAYOR'S REPORT

Mayor Bryant thanked Mr. Barnebey for his comments earlier in the evening. She also requested a Board member volunteer to be a representative on the Tampa Bay Regional Counsel.

12. COMMISSIONERS' COMMENTS

Commissioner Jones opined that it was a great meeting.

Commissioner Cornwell questioned the Desoto Bridge. She believes this is an opportunity to make a change to help with traffic.

Commissioner Varnadore questioned the Special CRA Meeting date. Mr. Freeman responded that it is on June 20th for a one Agenda item.

Commissioner Williams asked Mr. Rayan about the dip in the street at 4th Street and 7th Avenue. Mr. Rayan responded that they are aware, and they are working on a solution. Commissioner Williams also commented on Palmetto Oyster Bay. He asked Mr. Colon to provide a statement indicating if the Oyster's will live at the depth of water that is being proposed for the upcoming project. He would also like further explanation of the overall plan for the project.

Mayor Bryant asked Chief to explain what his officers are doing about the Mooring and Anchoring of boats. Chief answered that his Officers have been working on noticing boats who are in violation of Ordinance 2022-04.

Mayor Bryant adjourned the meeting at 9:14 P.M.

MINUTES APPROVED: JUNE 27, 2022

JAMES R. FREEMAN

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CITY CLERK