

MINUTES
CITY COMMISSION MEETING
MAY 5, 2025
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.

ELECTED OFFICIALS PRESENT IN CHAMBERS:

Dan West, Mayor
Brian Williams, Vice-Mayor/ Commissioner Ward 3 (Joined the meeting on ZOOM)
Tamara Cornwell, Commissioner-at-Large 2
Sunshine Joiner, Commissioner, Ward 2
Harold Smith, Commissioner Ward 1
Scott Whitaker, Commissioner-at-Large 1

STAFF PRESENT IN CHAMBERS:

Jim Freeman, City Clerk
Marisa Powers, City Attorney
Mohammed Rayan, Public Works Director
Scott Tyler, Chief of Police
Rowena Young-Gopie, CRA Director
Cassi Bailey, Assistant City Clerk
Jake Bibler, City Planner

STAFF PRESENT ELECTRONICALLY:

Todd Williams, Information Technology (IT) Consultant

1. Mayor West called the meeting to order at 7:00 pm, followed by the Pledge of Allegiance, and Mayor West gave the prayer for tonight's meeting.

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

2. CITY COMMISSION AGENDA APPROVAL

MOTION: **Commissioner Joiner moved, Commissioner Whitaker seconded, and the motion carried 4-0 to approve the May 5, 2025 City Commission Agenda.**

3. FAMILY ABDUCTION AWARENESS PROCLAMATION

Commissioner Sunshine Joiner presented the proclamation to Kelly Costello from the National Parents Organization.

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4. PUBLIC COMMENT

No public comment.

5. CONSENT AGENDA

a. Minutes: 04/07/2025

b. Special Function Permit: 4th of July Fest

c. Resolution 2025-06: WCIND Derelict Boat Removal Project FY25

MOTION: Commissioner Cornwell moved, Commissioner Joiner seconded, and the motion carried 4-0 to approve the Consent Agenda as presented by staff.

6. PUBLIC HEARING: ORDINANCE 2025-04: LAMMLEIN REZONE (J.BIBLER)

AN ORDINANCE OF THE CITY OF PALMETTO, FLORIDA REZONING APPROXIMATELY .178+/- ACRES OF PROPERTY GENERALLY LOCATED AT 817 5TH ST W, PALMETTO, FLORIDA, FROM CITY ZONING RM-6 (MULTI-FAMILY RESIDENTIAL) TO CITY ZONING CC, (COMMERCIAL CORE), AND AS MORE PARTICULARLY DESCRIBED IN THIS ORDINANCE; PROVIDING FOR SEVERABILITY, AND AN EFFECTIVE DATE. (GEORGE L. LAMMLEIN JR.)

Mayor West opened the Public Hearing at 7:07 pm.

Mr. Bibler gave a presentation regarding the re-zone request. This was made part of the agenda. The Planning and Zoning Board recommended approval at their April 17th meeting.

Commissioner Cornwell agreed that the downtown commercial core would be a more appropriate designation. She asked what "entertainment" would be allowed. Mr. Bibler pulled up the chart of what would and wouldn't be allowed under the entertainment classification in our code.

Commissioner Smith asked what Mr. Bibler's recommendation was. Planning and Zoning recommended approval with a 3-0 vote. Mr. Bibler tends to not make recommendations. He said it is both consistent with future land use and with the surrounding area. Everything around that parcel is zoned as commercial core.

Mayor West closed the Public Hearing at 7:24 pm.

MOTION: Commissioner Cornwell moved, Commissioner Joiner seconded, and the motion carried 5-0 to approve Rezone PRZ23-0001/Ord 2025-04 based on the information and testimony provided, finding the request to rezone the subject parcel from RM-6 Multiple Family Residential to CC Commercial Core to be consistent with the policies and intent of the Comprehensive Plan.

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7. FIRST READING: ORDINANCE 2025-05: DESIGNATING SWIM AREA AND ESTABLISHING RELATED VESSEL-EXCLUSION ZONE (M.POWERS)

AN ORDINANCE OF THE CITY OF PALMETTO, FLORIDA AMENDING CHAPTER 10, ARTICLE I OF THE CITY CODE; CREATING A NEW SECTION 10-2 DESIGNATING SWIM AREA AND ESTABLISHING A RELATED VESSEL-EXCLUSION ZONE; DEFINING VESSEL; PROVIDING EXEMPTIONS; PROVIDING FOR ENFORCEMENT; PROVIDING FOR SEVERABILITY, CODIFICATION, DIRECTION TO CITY STAFF, AND AN EFFECTIVE DATE.

MOTION: **Commissioner Cornwell moved, Commissioner Whitaker seconded, and the motion carried 3-2 to approve the First Reading of Ordinance 2025-05 and authorize staff to notice this for the appropriate public hearings. (Commissioners Williams and Smith voted nay.)**

8. RESOLUTION 2025-05: CHARTER REVIEW COMMITTEE APPOINTMENT (M.POWERS)

Ms. Powers recapped this item and asked for the Commissioners and Mayor's appointments.

Mayor:

1. Jon Sidor

2. Brian Varnadore

Commissioner Cornwell:

3. Jonathan Davis

Commissioner Joiner:

4. Nathan Weaver

Commissioner Williams:

5. Bill Eurice

Commissioner Whittaker:

6. Rachel Kendzior

Commissioner Smith:

7. Betty Sailes Rhodes

MOTION: **Commissioner Williams moved, Commissioner Joiner seconded, and the motion carried 5-0 to approve the appointees as discussed.**

MOTION: **Commissioner Williams moved, Commissioner Joiner seconded, and the motion carried 5-0 to adopt Resolution 2025-05.**

9. APRIL 2025 CHECK REGISTER (INFORMATIONAL ONLY)

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Mayor West recessed the City Commission Meeting to open the May 5, 2025 CRA Board Meeting at 7:32 pm.

Mayor West reconvened the City Commission Meeting at 7:53 pm.

COMMENTS:

10. DEPARTMENT HEADS' COMMENTS

Mr. Rayan spoke on Vortex. Progress with Ward 1 Phase III was discussed. He shared that residents have requested they extend the permitting fee waivers. Ours, along with the county, expired on the 30th of April. He suggested an additional 60 days until June 30th. This would equal a total of 9 months of waiving hurricane related permitting fees.

Commissioner Cornwell was ok with it as long as it is hurricane related. She suggested they extend it up until the end of the fiscal year, September 30th, 2025.

MOTION: Commissioner Cornwell moved to extend the permitting fees related to hurricane damage until September 30th. Commissioner Smith seconded.

Commissioner Williams asked if this is a conflict if they have to apply for a permit themselves. No, Ms. Powers answered. He can recuse himself if he wants to though.

The motion carried 5-0.

Mr. Rayan shared the consent order they received from the DEP. They had a productive conference call with DEP and Veolia. They asked for a face-to-face meeting with them. Commissioner Cornwell asked how there could be an expectation of what occurred for us to be compliant. There is no way to prevent what occurred during the hurricanes. Mr. Rayan agreed, they are addressing historical issues as well. Commissioner Cornwell believed when the Governor declares a state of emergency, they should be excused from these penalties. Mr. Rayan asked for permission to sign the order and enter into an in-kind agreement.

Commissioner Williams wants to come in tomorrow to talk to Mr. Rayan. He agreed with Commissioner Cornwell. It is ridiculous. Mr. Rayan shared that they are working with our engineers on a plan. Commissioner Williams doesn't want to send any money, he wants money to only be spent on improvements.

MOTION: Commissioner Cornwell moved to allow Mr. Rayan to sign the order and to work with the DEP to meet the requirements as presented in the order. Commissioner

Joiner seconded, and the motion carried 5-0

Mr. Rayan gave an overview of their site visit to Folley, Alabama and their WWTP. He and Robert Simpson from the City attended, along with a couple of employees from Veolia, and a couple employees from Manatee County. A high-level take-away was that cost savings was top priority. He further explained the process of the AGS system. The footprint and utilization of the area was impressive. We have the room for expansion with this system. They are willing to come down and share their experience with the Commission. He wants to do a workshop with the engineers, operators, and our employees to make sure everyone is on the same page. After that, he wants to bring it back to Commission. The county also agreed to come and share their thoughts. It was a productive visit.

Commissioner Williams asked Mr. Rayan if he's going to have a public meeting. It will be part of a future workshop.

Mr. Freeman spoke on the intersection improvements at 10th Street and 8th Avenue. They are working to create northbound and southbound turn lanes. Also, this project was on the appropriation list. They requested \$2 million for those improvements from the legislature. Also, over the next couple months, they will bring forward a feasibility study regarding with City's administration facilities to help plan for the future. Mr. Freeman went on to share that they have requested that the remaining money from the economic grant for the 7th street extension be used for additional lighting. The Mayor and himself have been working with marketing firms to launch the City's social media on May 15th on Facebook and Instagram. Also, the Altier Group was here at the last meeting to discuss the southern dry pond on the PD's property. They have received an unsolicited offer for that area. The offer was for \$91,800. He is getting clarification on the use of that land. Without objection, they will go through the unsolicited proposal process, then it will be brought back to them. Their due diligence period lapsed, and their second deposit was paid for their existing project. The GDP & rezone are the next steps in their current project.

Ms. Powers shared that on April 24th it was take your child to work day. She really appreciated Mr. Freeman's help with providing such a wonderful tour for her daughter. Her daughter got a picture with the Mayor. Mr. Freeman also arranged for her to take a tour of the Police Department, which she loved.

11. MAYOR'S REPORT

Mayor West reported that he had 20 students in his office on Thursday from Harvey as part of their 4th grade scavenger hunt. He celebrated Arbor Day at Lincoln Park with the County and at Sutton Park with the City. He also attended the National Day of Prayer at Sutton Park and at the Palmetto Marriott.

12. COMMISSIONERS' COMMENTS

Commissioner Cornwell asked about adding mobile signs to alert residents of additional traffic around the Civic Center for High School graduations. It was clarified that none of the Manatee County graduations are held at the Civic Center this year.

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Commissioner Whitaker attended the National Day of Prayer. It was a wonderful event. He also attended Taste and Toast at the Palmetto Marriott, which was also a great event.

Commissioner Smith wants Chief to check on cars going 100 mph during rush hour through the City. Commissioner Smith opined that Mr. Rayan is doing a good job.

Commissioner Williams thanked the CRA for getting rid of the alligator out of the pond at Connor Park.

Mayor West adjourned the meeting at 8:28 pm.

MINUTES APPROVED: JUNE 16, 2025

JAMES R. FREEMAN

JAMES R. FREEMAN
CITY CLERK