

# MINUTES OF THE REGULAR MEETING OF THE BOARD OF CITY COMMISSIONERS FOR THE CITY OF PORT ST. JOE, FLORIDA, HELD IN THE COMMISSION CHAMBER AT CITY HALL, MAY 15, 2012, AT 6:00 P.M.

The following were present: Mayor Magidson, Commissioners Buzzett, Gingell, Patterson and Kennedy. City Manager Jim Anderson, City Attorney Tom Gibson, and City Clerk Charlotte Pierce were also present.

## **Consent Agenda**

### **Minutes:**

A motion was made by Commissioner Patterson, second by Commissioner Kennedy, to approve the Minutes of the April 17, 2012, Regular Meeting (Amended); May 1, 2012, Workshop Meeting and May 1, 2012, Regular Meeting with a name correction on page 9. All in Favor; Motion carried 5-0.

### **Proclamation – Garden Club**

Mayor Magidson read a Proclamation proclaiming June 3, 2012 - June 9, 2012, as Garden Week of Port St. Joe. The Proclamation was presented to Mrs. Frenchie Ramsey and Mrs. Mary Harrison, local Garden Club Members.

## **Regular Agenda**

### **City Attorney:**

#### **Comprehensive Plan Amendment, Port Planning Area – Update**

An ad of the final reading of the Comprehensive Plan Amendment expanding the Port Planning Area will appear in the Star either this week or next. There is a Commission Meeting on June 5, 2012, and assuming the Commission approves the plan, there is a thirty day appeal period. Mr. Gibson anticipates having the plan in place by the first part of July.

#### **Gulf Pines Hospital Site Appraisal**

Attorney Gibson has received an e-mail from the appraiser that the report would be available next week.

## **City Manager Report**

### **Old Business:**

#### **Centennial Building Acoustics**

No new up-dates have been received.

#### **Lighthouse Facilities**

Randy Lewis, MLD Architects, was in town today to look at the proposed area for the lighthouse, keepers' quarters and oil house. Mr. Lewis was strategically involved with the move of one of the keepers' quarters several years ago and is working with the City to obtain cost and provide a Scope of Work.

Mike Jago, Eglin AFB, has indicated that the comments have been favorable to turn the properties over to the City but the attorneys have to figure out how to accomplish the transfer. Two quotes have been received to relocate the keepers' quarters and oil house structures. One quote has been received to relocate the lighthouse and we are expecting to receive the second quote for the lighthouse shortly.

Ralph Yoder, Florida Department of Transportation, has talked with Mayor Magidson about the possibility of the palm trees at Gautier Hammock being removed prior to the widening of 30-A in 2013. The project calls for the removal of the trees as they impede the road expansion. Mayor Magidson will contact Commissioner Warren Yeager to see if the County would remove the trees prior to the project start date. This would be a cost savings to the move and prevent the structures from having to make an elongated trip through Indian Pass, Thirteen Mile over to Odena and back to the site via Highway 98.

### **Job Vacancies - Update**

Ms. Todd has filled her vacancy at the Wastewater Treatment Plant. The current budget allows for one additional hire at the Wastewater Treatment Plant during the last quarter of the budget. Ms. Todd will be allowed to fill that position and will make her selection from the current pool of applicants. The new hire will come on board June 15, 2012.

Mr. McClamma has also filled his vacancy at the Surface Water Treatment Plant.

### **New Business:**

#### **Summer Program**

The STAC House program is being advertised and we will hire three adults and two student workers for June 4 – July 27, 2012. Last year's program averaged 80 children per day. It was noted that monies collected from the snack sales go back to the City's General Fund.

#### **Fire Works**

The TDC paid for the fireworks last year. Mr. Anderson has spoken with County Administrator Don Butler and he is willing to commit \$5,000 from the county and \$5,000 from the TDC if the City will commit \$5,000. Mayor Magidson stated the TDC agreed to budget \$5,000 and asked the County and City to do likewise to cover the cost. The consensus was the City did not have funds for the fireworks and Mayor Magidson will ask the TDC to cover the cost.

#### **IT Contract**

Mr. Anderson presented the staff recommendation to hire TJ's Network Consulting. The reason for the recommendation was that Bluemanta Technology Group can no longer access the Sheriff's Code 3 System and a server is co-shared with the City. Commissioner Buzzett made a motion to award the bid to TJ's Network Consulting. Due to the lack of a second, Mayor Magidson passed the chair to Mayor-Pro tem Buzzett for the purpose of seconding the motion. Voting Yea – Commissioner Buzzett and Mayor Magidson. Voting Nay - Commissioners Gingell, Patterson and Kennedy. The motion failed and the chair was returned to Mayor Magidson. The City will not have an IT Consultant when the contract expires. Mayor Magidson suggested that the Commissioners with questions concerning the issues between Sheriff Nugent and Bluemanta do whatever they need to do to acquire the information they need to satisfy themselves as quickly as possible.

Mr. Anderson noted there are some issues and he does not recommend continuing with the contract.

## **Newspaper Racks**

Gail Alsobrook, PSJRA, has analyzed what is downtown. Commissioner Gingell pointed out that the City was not asked before the boxes were placed and she recommended that the empty ones be picked up.

Attorney Gibson thinks this issue ought to be addressed along with dealing with the merchants putting their merchandise out on the sidewalks. This is a related problem that puts clutter on our downtown sidewalks and we need an overall solution to it.

Ms. Alsobrook will be asked to work on this, incorporate it with suggestions and recommendations for the sidewalks.

Commissioner Gingell will provide a list of unused boxes and Mr. Grantland was directed to store the boxes.

## **Election Dates**

Mr. Anderson reminded the Commissioners of earlier discussions concerning the cost of elections each year. In lieu of an election every year, several savings possibilities, included having the City Elections at the same time as the County or having four years terms rather than two year terms, was suggested.

Mayor Magidson reminded the Commission that it would require a referendum or Charter Amendment to change the elections. By discussing the issue now, it would allow time for placement on the November Ballot. This would be a chance to change the cycle irrespective of the length of terms, to correspond with the County's election.

Commissioner Gingell related that she had spoken with Linda Griffin, Supervisor of Elections, and it would not be a cost savings to the City to have the elections at the same time the County does. The ballots would be an absolute night mare, you would have to have City ballots in each of the three districts, then a County ballot and you would have to incorporate State and Federal levels on top of that.

Commissioner Buzzett felt that four years terms would be the only way to have a cost savings. You would have an election every two years rather than every year. The average cost of a single election is \$7,000.00, when a run-off is necessary the cost increases.

Mayor Magidson asked that Mrs. Griffin be contacted to see what the cost would be, what steps would be necessary to place the question on the November Ballot and when we would need to let her know if we want to place the questions on the ballot for the voters to decide about the City Elections.

## **Buffer Preserve Public Meeting Notice**

Sandra Chaffin has requested that the St. Joseph Bay State Buffer Preserve Management Planning Public Meeting scheduled for Tuesday June 12, 2012, at 6:00 P.M. be announced. Attorney Gibson and Commissioner Buzzett both feel that the City should have a representative at the meeting because their decisions impact our bay. This is to be placed on the June 5, 2012, Agenda.

## **City Clerk Training**

Mr. Anderson recommended that City Clerk, Charlotte Pierce, attend the Florida Association of City Clerks Conference June 10 through June 13, 2102, in St. Augustine, FL. A motion was made

by Commissioner Buzzett, second by Commission Gingell, for the City Clerk to attend the conference. All in favor; Motion carried 5-0.

### **Wounded Warrior Event**

The 3<sup>rd</sup> Annual Forgotten Coast Warrior Weekend will begin the Thursday after Memorial Day. The Honor Motorcade/Parade will leave from Windmark Beach, turn left on First Street, then right onto Reid Avenue, make their way to Long Avenue and on to the Centennial Building. Those attending the banquet will welcome and honor our Wounded Warrior Guests. Mayor Magidson encouraged all citizens to line the motorcade route to show their support for the guests.

John Grantland mentioned that the flags on Reid Avenue really are not presentable and need to be replaced.

A motion was made by Commissioner Buzzett, second by Commissioner Kennedy, to waive any fees associated with the use of the Centennial Building for the banquet on May 31, 2012. All in Favor; Motion carried 5-0.

### **Irrigation Meters – Discussion**

Approximately three years ago when this was addressed, the usage rates were based on a residential unit, size of the meter and approval from Water Management District. The cost for an irrigation meter is \$450.00. The Burton and Associates Rate Study established the rate of \$6.65 per 1,000 gallons up to 9,000 and over 9,000 at \$10.38 per 1,000 gallons for irrigation meters.

The Residential Units are \$3.39 per 1,000 for 0 to 3,000 gallons; \$4.27 per 1,000 gallons for 3,001 – 6,000 gallons; \$6.65 for 6,001 – 9,000 gallons and \$10.38 per 1,000 gallons in excess of 9,000 gallons. The rates are cheaper on a residential unit. Research needs to be done to see if it is feasible to tie in irrigation at the residential rates. Our Xeriscape Policy will also need to be reviewed to see if this is allowable.

Commissioner Kennedy sees this as a positive move and will help with flushing of the system.

### **Public Works – John Grantland**

No updates for tonight.

### **Surface Water Treatment Plant – Larry McClamma**

Nothing for tonight but deferred to Philip Jones for an update on the repairs to the Surface Water Treatment Plant

### **Wastewater Plant – Lynn Todd**

#### **Wastewater Treatment Plant Permit Renewal**

Ms. Todd is working with City Manager Jim Anderson and Engineer Philip Jones on the application renewal as it must be submitted by June 7, 2012. A motion was made by Commissioner Gingell, second by Commissioner Buzzett, to accept the proposal from Preble-Rish to submit the renewal application at a cost of \$14,000.00. This was a budgeted item. All in Favor; Motion carried 5-0.

A recently purchased John Deer Side Mower has had numerous failures and is currently in the shop for repairs. This was purchased approximately six months ago and staff was assured it was the piece of equipment for the job. An upgrade in tractor size is recommended by the distributor, Greensouth, at a cost of approximately \$10,500.00. A Side Hill would cost \$30,000 - \$40,000 more.

Mayor Magidson requested that a company representative from John Deere be contacted to assist the City with this problem as the recommendations from Greensouth are not acceptable.

## **City Engineers**

**Philip Jones** reported on the four items he is tracking at the Surface Water Treatment Plant:

*Membrane Tank* – Outer walls have been repaired, we have a scope for the inner walls and he will be meeting with the Contractor, Marshall Brothers, tomorrow. Mr. Jones hopes to have a date for mobilization at the next meeting to take care of the inner walls.

*Vertical Turban Pumps* - Square D was on site April 26, 2012, and we were promised a report in 30 days which is the end of next week. Mr. Jones will be contacting them if he has not received the report by the end of the month.

*Chemical Feed Pumps Outside* – The people that provided the pump skids will be on site next week to look at the issues. Mr. Jones will give a report on this at the next meeting.

*CIP Pumps* – Siemens will provide 3 pumps at no charge to the City. They will also be assisting with the Membrane Tanks cleaning and the technical instruction.

Commissioner Buzzett expressed his appreciation to Mr. Jones and his staff for working with us on these issues.

## **Clay Smallwood, III**

### **Headworks and Sprayfield Project – Update**

There is still no power at the Headworks Site. Hopefully, that is coming as it has been a long wait. Next week, several companies will be on site to begin startup of the project.

### **Water Distribution System Upgrades Phase I – Update**

This week contractors should start hooking up First Street between Long and Woodward Avenues; Highway 71, Third and Fourth Streets. All pipe is in the ground around Westcott Circle and beyond the South entrance of Westcott Circle. The work will continue down Garrison to Tenth Street and down Tenth Street to Long Avenue.

Commissioner Buzzett questioned the schedule for repairing the cuts that have been made to roads because of the water lines. Mr. Smallwood anticipates that it will be three to four weeks as the contractor is waiting to repair all the cuts at one time rather than have to mobilize for each repair. Commissioner Buzzett requested that Mr. Smallwood stay on top of this issue.

Commissioner Buzzett asked that we begin looking at the City streets in need of repair and come up with a way to repair them.

## **Code Enforcement**

No updates tonight.

## **Police Department – Chief Barnes**

FL DOT was notified the City is not interested in placing delineators in front of McDonald's, Goodwill and Hungry Howie's. They are now looking at the possibility of using a smaller version of

the concrete curbing as used on Highways 390 and 77 in Lynn Haven. If the curbing becomes available in the next few months, the Goodwill entrance will be removed from the project.

### **Port St. Joe Redevelopment Agency**

No one from PSJRA was in attendance however, Clay Smallwood, III, addressed the Billy Joe Rish Parking Lot Project.

Information from the manufacture on how to repair the storm box and other paperwork has been forwarded to the PSJRA for their review. The box has been fixed and the one year warranty has been extended to a two year warranty.

### **City Clerk – Charlotte Pierce**

No updates at this time.

### **Citizens to the Heard**

Mr. John Comer, EA4, Strategic Collaborator for RETRAC made a presentation to the Commissioners "Creating Jobs in Gulf County begins with – A Call to Arms." This is an Executive Strategy for Gulf County to obtain political independence, economic well-being and jobs with a future.

### **Discussion Items by Commissioners**

*Commissioners Kennedy, Patterson and Gingell* did not have anything to discuss tonight.

*Commissioner Buzzett* expressed his appreciation to the unknown good citizens for the Channel Markers to protect the grass beds around boat basin. He also wished a speedy recovery to Mrs. Ann White who has been recuperating from surgery.

*Mayor Magidson* – Inquired as to the progress of the Homeless Ordinance. Attorney Gibson responded that he has a meeting tomorrow with the county attorney, staff and a committee appointed to look at the issue. Mr. Gibson anticipates having a report at the next City meeting.

Motion by Commissioner Gingell, second by Commissioner Patterson, to adjourn the meeting at 7:35 P.M.

Approved this 5<sup>th</sup> day of June 2012.

  
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Mel C. Magidson, Jr., Mayor

  
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Charlotte M. Pierce, City Clerk