

**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, July 15, 2014, AT 6:00 P.M.**

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

CONSENT AGENDA

Minutes

A Motion was made by Commissioner Buzzett, second by Commissioner McCroan, to approve the Minutes of the Regular Meeting on July 1, 2014 and the Workshop Meeting of July 1, 2014. All in Favor; Motion carried 5-0.

CITY ATTORNEY – Tom Gibson

Gulf Pines Hospital - Property Tax Bill

Mr. Gibson shared that the IRS has agreed for the City to pay the private tax certificates and to accept the County's position not to proceed on a tax deed sale of the hospital.

Commissioner Patterson asked if the City could sell the property to someone and if the purchaser would be required to clean the site. Mr. Gibson responded that could be done.

Attorney Gibson stated that, "The agreement that we have been talking about with the County is, as we go through this process, at the end of the day, if we have money left over then we will pay those tax certificates. A good bit of the money will come back to us but we don't have to make that decision until down the road."

A Motion was made by Commissioner Buzzett, second by Commissioner Thursbay, to pay the outstanding private tax certificates in the amount of \$37,989.40 with BP funds and if there is any money left after the sale of the lots, to repay the BP Funds, the taxes owed to the County and Gulf County School Board. All in Favor; Motion carried 5-0.

Competitive Florida Partnership Update

Mr. Gibson reminded everyone of the celebration to be held on August 4, 2014, at 11:00 A.M. at Capital City Bank to recognize the achievements of our community with this project. He anticipates that a number of state officials will be here for the celebration.

Ordinance 506; 2nd Reading and Consideration of Adoption

Attorney Gibson noted that there are several structures with residence in the Mixed Use District and they would be grandfathered in under this Ordinance. Should the individuals vacate the premises for more than 60 days or sell the property, the next owner / occupant would not continue to receive the grandfathered status.

A Motion was made by Commissioner Patterson, second by Commissioner Buzzett, to read Ordinance 506 by Title only. All in Favor; Motion carried 5-0.

Mr. Gibson read Ordinance 506 by Title only.

A Motion was made by Commissioner Patterson, second by Commissioner McCroan, to adopt Ordinance 509. All in Favor; Motion carried 5-0.

Currently, there is an issue between the contractor and a sub-contractor over \$40,000 that the City is holding for the Grit Kings. Mr. Gibson noted that the way to resolve this is to pay the money to the court system and let them settle the issue. This will need to be approved by the SRF. Once their decision is made, this will be placed on the Agenda for action by the City Commission.

CITY MANAGER'S REPORT

Old Business

Water Plant Lime Pilot Study Update – Sterling Carroll, P.E., FRWA

Mr. Carroll presented a power point presentation of the Hydrated Lime Pilot Test study that was done for the City of Port St. Joe. After a question and answer period, a Motion was made by Commissioner Buzzett, second by Commission Patterson, to request bids for Lime Slurry. All in Favor; Motion carried 5-0

Lighthouse Update

Mayor Magidson shared that the Cape San Blas Lighthouse, two Keepers' Quarters and the Oil House were moved today. The Keepers' Quarters will be attached to their pilings this week and the lighthouse will be raised in the next couple of weeks.

Mrs. Ann White complimented everyone involved with the moving of the structures and noted how well it was organized.

Solid Waste Bids

A Motion was made by Commissioner Patterson, second by Commissioner Thursbay, for City Staff to negotiate with Waste Pro on their bid. All in Favor; Motion carried 5-0. Mr. Gibson is to review the legal consequence of this.

Ms. Lynn Yort of Waste Management noted several of the items included in their proposal that were not included in the proposal from Waste Pro. She also shared information on their Spring Hill Landfill and noted the recognition Waste Management had received for the project.

Richard Payne of Waste Pro stated that both companies are great companies and thanked the Commission for the opportunity to negotiate with Staff.

Pressure Washing on Reid Avenue – Commissioner Patterson

A Motion was made by Commissioner Patterson, second by Commissioner Buzzett, to advertise for bids to power scrub and wash sidewalks on Reid Avenue. All in Favor; Motion carried 5-0.

Boat Ramp Fees – Commissioner Thursbay

Discussion was held on the recently adopted Boat Launch Fees Resolution requiring County residents to either pay \$5 per day to launch or purchase an annual permit of \$25.

Commissioner Patterson noted that several County Commissioners had talked with him about County residents being charged to use the launch and asked that the fee be waived for them. He stated that the City and County should work together and felt this was a way of showing cooperation.

Commissioner Buzzett shared that the citizens of Port St. Joe are paying for the maintenance and up-keep of the facility and felt that other users of the facility should help pay for it.

Mayor Magidson noted that the County does not waive tipping fees for the citizens of Port St. Joe which causes them to pay twice to use the landfill.

A Motion was made by Commissioner Thursbay, second by Commissioner McCroan, to amend Resolution 2014-02 by a new Resolution. Voting to amend Resolution 2014-02 were Commissioners McCroan, Patterson and Thursbay. Voting not to rescind the Resolution were Mayor Magidson and Commissioner Buzzett. The vote carried 3-2.

Utility Rates – Commissioner Thursbay

Commissioner Thursbay shared that he is still talking with several other municipalities and asked that this be Tabled again.

New Business

Entryway Sign – Commissioner Thursbay

The Entryway sign located between the Tapper (Highland View) Bridge and the Overpass is in need of refurbishing. As of yet, Mr. Anderson has not received any information from vendors on what it would take to make the needed improvements.

Chamber of Commerce Update – Paula Pickett

Mrs. Pickett commended those responsible for the move of the lighthouse and noted what an asset it would be to the City. She gave the Commissioners an overview of the changes and redefining of purpose that the Chamber has been doing; noted their new address is 308 Reid Avenue and expressed her appreciation for all the help the Chamber received from Mr. Jimmy and crew when relocating their office.

The Scallop Festival will be September 12 – 13, 2104.

Commissioner Patterson thanked Mrs. Pickett for providing space in the Chamber Office for Gail Alsobrook and the Port St. Joe Redevelopment Agency.

Fee Waiver Request – Gulf County Sheriff's Office

A Motion was made by Commissioner McCroan, second by Commissioner Thursbay, to waive the fee for the Gulf County Sheriff's Department to use the Centennial Building on January 24, 2015. The event will be a fund raiser for the Sheriff's Department team to benefit the American Cancer Society. All in Favor; Motion carried 5-0.

Property Taxes – DR 420

Mr. Anderson noted that the City currently levies 3.5914 Mills for FY 2013 – 2014. In the past, the City has set the proposed Millage 1 Mill higher until the budget is finalized. Mr. Anderson stressed that, once the DR-420 is submitted to the Gulf County Property Appraiser, you cannot increase the Millage but can reduce it. A Motion was made by Commissioner Buzzett, second by Commissioner Patterson, to propose a tentative Millage of 4.5914 for FY 2014 – 2015. All in Favor; Motion carried 5-0.

Public Works – John Grantland

Water Distribution Phase II Update

Work continues in the Yaupon Street and Centennial Building area. The crews are working around the rain and as soon as weather permits, pouring of the drive ways in that area will resume.

Mr. Grantland congratulated Clay Smallwood, III, for his work in relocating the Cape San Blas Lighthouse, Keepers' Quarters and Oil House.

Surface Water Plant – Larry McClamma

Mr. McClamma thanked Sterling Carroll, P.E., of North Florida Rural Water for his help with the Hydrated Lime Pilot Test Program for the City.

Wastewater Plant – Lynn Todd

The SolarBee Maintenance Team was here Monday. Everything appears to be in good working order and they made an adjustment to the intake tubes to be 5' below the surface. The plant is also spraying to help lower the lagoon levels.

City Engineer – Clay Smallwood, III

CDBG Water Line Replacement and USDA Sidewalk Replacement Update – Liquidated Damages

Work is still progressing and all pipes are in the ground. Pressure testing of the lines will be done shortly; sidewalks will be installed after the testing and the drives will be replaced after all work is completed. GAC is aware of the deadlines.

Code Enforcement

Mr. Burkett's report was reviewed, no action was taken.

Police Department – Chief Barnes

Chief Barnes expressed his appreciation for all the help given to relocate the lighthouse and structures.

Commissioner Thursbay shared that he had read a letter of appreciation in the paper recognizing Officer Everett for his help with an issue. Commissioner Thursbay asked Chief Barnes to convey his appreciation to Officer Everett for the assistance he had rendered.

Port St. Joe Redevelopment Association (PSJRA) – Gail Alsobrook

May Minutes were provided for review.

Repair at Dr. Joe Parking Lot Deck – Two bids have been received and it was recommended that the bid from Glenn Combs be accepted as it met all qualifications. A Motion was made by Commissioner Thursbay, second by Commissioner Patterson, to award the bid to Mr. Combs in the amount of \$3,651.00. All in Favor; Motion carried 5-0.

Open-Air Information Center Update – A Workshop was held on July 14, 2014 and the following were selected as elements: Interactive Way Finding Kiosk; Woody Façade Photo Op and Periscope to Webcams.

Downtown Brochure – The Brochure was delivered yesterday to the merchants.

City Clerk – Charlotte Pierce

Mrs. Pierce expressed her appreciation for all the help that has been given to relocate the Cape San Blas Lighthouse, two Keepers' Quarters and Oil House. She also noted that final information is being provided for grants that have been given for the move.

Citizens to be Heard

Letha Matthews asked about a tax on the light bill for Gulf Pines Hospital. It was shared that a one-half cent sales tax was approved to help with indigent care in Gulf County but this tax is not on light bills or associated in any way with Gulf Pines Hospital. Ms. Matthews thanked the Commission for the explanation.

Mr. Gibson introduced Chuck Livingood as a new member of the Port St. Joe Port Authority and thanked him for his involvement in our town.

Discussion Items by Commissioners

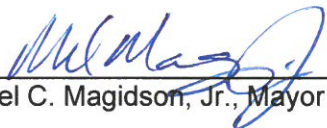
Commissioners Buzzett, McCroan and Patterson did not have anything to discuss.

Commissioner Thursbay shared that he had spoken with Bobby Pickels of Duke Energy and he anticipates having lights on Cabell Drive in two or three weeks.

Mayor Magidson did not have anything to discuss tonight.

A Motion was made by Commissioner Buzzett, second by Commissioner McCroan, to adjourn the Meeting at 7:50 P.M.

Approved this 5th day of August 2014.



Mel C. Magidson, Jr., Mayor

8/21/14

Date



Charlotte M. Pierce, City Clerk

8/21/14

Date