

# **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, September 2, 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.

## **DAR Constitution Week Proclamation – September 17 – 23, 2014**

Mayor Magidson announced that Constitution Week is September 17 – 23, 2014 and noted the importance of the week. He encouraged all citizens to reaffirm the ideals the Framers of the Constitution had in 1787.

## **CONSENT AGENDA**

### **Minutes**

A Motion was made by Commissioner McCroan, second by Commissioner Buzzett, to approve the Minutes of the Regular Meeting on August 19, 2014. All in Favor; Motion carried 5-0.

A Motion was made by Commissioner Buzzett, second by Commissioner Patterson, to approve the Minutes of the Workshop Meeting of August 26, 2014. All in Favor; Motion carried 5-0.

### **CITY ATTORNEY – Tom Gibson**

#### *Gulf Pines Hospital*

Mr. Gibson did not have any updates but noted that a decision will need to be made soon on how to move forward with the removal of the building.

Commissioner Thursbay asked if an appraisal had been done on the property and Mr. Gibson shared that one was done several years ago. He noted that prices have gone up some and that a realtor can provide accurate cost figures for the property. Commissioner Thursbay also asked if someone purchased the property, could they have the building torn down rather than the City. Mr. Gibson responded, "Yes."

#### *Ordinance 500 Comprehensive Plan Amendment, Affordable Housing Property – Second Reading and Consideration of Adoption*

A Motion was made by Commissioner Patterson, second by Commissioner McCroan, to read Ordinance 500 by Title only. All in Favor; Motion carried 5-0.

A Motion was made by Commissioner Patterson, second by Commissioner Thursbay, to adopt Ordinance 500. All in Favor; Motion carried 5-0.

#### *Port Authority Dredge Basin Request*

Mr. Gibson stated, for the record, that he was wearing two hats on this issue, one as City Attorney and the other as the Port St. Joe Port Authority Attorney. A spoil site is needed when dredging of the channel begins and the Port Authority has requested they be allowed to use 14.81 acres of City property, Parcel I.D. # 04267-050R designated for future spray field expansion. City Staff is concerned about future sewer capacity, City utilities that are on the property and a well that is still showing active on City Maps. Utility lines on the site must remain accessible.

A Motion was made by Commissioner McCroan, second by Commissioner Patterson, directing City Staff to work with the Attorney Gibson and the JOE Company to reach an agreement for the property. All in Favor; Motion carried 5-0.

### *Ordinance 507 – Golf Carts*

A Motion was made by Commissioner Buzzett, second by Commissioner Thursbay, to allow citizens with a Learners Permit to drive a golf cart with an adult licensed driver, 21 or older, in the cart. This will be consistent with state statutes. All in Favor; Motion carried 5-0.

## **CITY MANAGER'S REPORT**

### **Old Business**

#### *Lighthouse Update and Lease Agreement*

After discussion, a Motion was made by Commissioner Buzzett, second by Commissioner Patterson, to enter into a temporary lease with the St. Joseph Historical Society, Inc., to operate the lighthouse and associated buildings at their discretion until a permanent lease is granted. All in Favor; Motion carried 5-0.

Plan are to open the lighthouse for climbs on September 12, 2014, when the Scallop Festival begins.

#### *Solid Waste Contract*

City Staff has been reviewing contracts from the area and will have a recommendation at the next City Commission Meeting on September 16, 2014.

#### *Gulf Aire Sewer Proposal*

Commissioner Patterson requested that this be Tabled until the September 16, 2014, Meeting for him to do more research.

#### *Langston Drive Sidewalks Update*

Mr. Anderson has been notified by the Florida DOT that this project cannot be moved up on their list but it is scheduled to be done in 2018. Commissioner Patterson wants to look at several other options and will get back with Mr. Anderson on this project.

#### *Frank Pate Boat Ramp Grant Update*

Mr. Anderson shared that funds are still tied up in litigation and we have not received anything from Florida DEP on the grant.

### **New Business**

#### *Fee Waiver Request*

#### *Carol Davis and Jerome Brundage*

Ms. Davis stated that she represents the Disability Resource Center and they were offering a free, Non-smoking Class for Port St. Joe residents but needed a place to meet. It was suggested that the Port St. Joe Fire Department Meeting Room would possibly be an ideal location for the classes. A Motion was made by Commissioner McCroan, second by Commissioner Patterson, to direct Staff to work with Ms. Davis to provide a location. All in Favor, Motion carried 5-0.

#### *St. Joseph Humane Society*

The St. Joseph Bay Human Society has requested a waiver of the fees to use of the Centennial Building on October 25, 2014, for their "Bow Wow Bash." A Motion was made by Commissioner Buzzett, second by Commissioner Patterson, to waive the fees. All in Favor; Motion carried 5-0.

#### *Request to activate the Sick Leave Pool*

Mr. Anderson noted that an employee has a family medical issue and requested that the Sick Leave Pool be activated to help the employee. A Motion was made by Commissioner Thursbay, second by Commissioner McCroan, to grant this request. All in Favor; Motion carried 5-0.

#### *Gas Tax Letter of Support – Commissioner Buzzett*

Commissioner Buzzett stated that he wanted to “gauge the feelings” of the Board on the proposed new 5 cent per gallon gas tax by the Gulf County Board of County Commissioners. It was noted that the City signed their portion of the current 6 cent gas tax over to the County for road bonds until December 31, 2031. The new tax would be for gasoline only and does not include Diesel fuel. Discussion was held and no decision was made.

Christy McElroy shared that 27% of the new 5 cent gas tax would go to the City and she encouraged the Commission to spread the burden for road ways.

#### **Public Works – John Grantland**

##### *Water Distribution Phase II Update*

BTC will be working tomorrow, work began on the last residential section today and City workers lack about a week to a week and a half on the current project. Mr. Grantland anticipates that everything will be wrapped up by the end of the month.

##### *Request to advertise for a Service Worker I (City Parks)*

By hiring a new employee, it would eliminate the current contractor. A Motion was made by Commissioner Buzzett to advertise for a worker as he felt more “bang for the buck” would be realized as the employee could work in other capacities during the off season. Mayor Magidson felt that an employee would be more efficient and could be a help in other areas. The Motion died for the lack of a second. After discussion, the current contract will be reviewed at the September 16, 2014, Meeting.

#### **Surface Water Plant**

Mr. McClamma was out.

##### *Chipola Pump #2 Rehab Quote*

Mr. Anderson shared that the Northwest Florida Water Management Grant was for \$195,000. The project was bid and Gilbert Pump was awarded the bid for \$164,000 and \$15,000 was allotted for administration fees leaving \$16,000 in the grant. Gilbert Pump provided a cost estimate of \$46,000 to rehab the impeller that has been pulled. There are no funds to cover their cost estimate. Mr. Anderson was asked to contact Gilbert Pump to see how much work can be done for \$16,000.

#### **Wastewater Plant – Lynn Todd**

Ms. Todd did not have anything new to report but noted that the Algae is still in the lagoon, there hasn't been an odor problem, the levels are down and cool weather should help the situation.

#### **City Engineer – Clay Smallwood, III**

##### *CDBG Water Line Replacement and USDA Sidewalk Replacement*

All concrete and asphalt work has been completed; sodding and hydro-seeding is being done and there is a punch list for clean-up work.

## *DOP (SCOP) Grant Application*

Currently the application lists Long and Garrison Avenues, from Highway 71 to Highway 98, to be considered for funding. Mr. Smallwood suggested that, due to the cost, the application be changed to reduce the length of the project and end it at Madison Avenue. A Motion was made by Commissioner McCroan, second by Commissioner Thursbay, to make the requested change. All in Favor; Motion carried 5-0.

## **Code Enforcement**

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

## **Police Department – Chief Barnes**

Chief Barnes shared that the Labor Day Weekend had been the quietest in many years.

## **Port St. Joe Redevelopment Association (PSJRA)**

*Minutes July 15, 2014* – Copies of the Minutes were provided for review by the Commissioners.

In the absence of Ms. Alsobrook, Commissioner Buzzett shared that Mr. Gibson had written a letter to Leake Landscape concerning the dead palm trees on Highway 98 between Avenues A and D. Mr. Gibson recommended that, if Mr. Leake does not honor the warranty, to terminate the lease with Mr. Leake.

## **City Clerk – Charlotte Pierce**

Mrs. Pierce noted that Open Enrollment for City Employees will be Thursday, September 4, 2014 and reminded the Commissioners of their appointment time to meet with insurance representatives.

Mr. Anderson shared that the first Public Hearing on the FY 2014 – 2015 Budget will be held Thursday, September 11, 2014, at 5:01 P.M. in the Commission Chamber.

## **Citizens to be Heard**

Christy McElroy questioned the City's Vendor Policy. Mayor Magidson explained the City's Purchasing Policy is that anything over \$5,000 is advertised and sealed bids are received for the project. Ms. McElroy also asked about reporting gifts provided by vendors. It was noted that all gifts must be reported on a form provided by the Ethics Commission.

## **Discussion Items by Commissioners**

*Commissioner Buzzett* did not have anything to discuss.

*Commissioner McCroan* asked if the compressor for the water plant had been ordered and Mr. Anderson responded, "Yes."

*Commissioner Patterson* stated that he did not think the 5% increase in health insurance was accurate. The increase is a little less than 5% and employee / spouse coverage had the same increase.

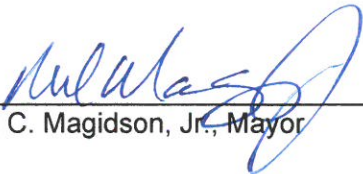
He also noted that a guest from Tampa, who visited him over the weekend, pointed out that many of the local Stop Signs were very faded.

*Commissioner Thursbay* requested an update on the Entryway Sign between the Overpass and the Highland View Bridge. Mr. Grantland shared that the proof had been approved and he anticipated having the materials in about two weeks.

Mayor Magidson did not have anything to share.

A Motion was made by Commissioner Buzzett, second by Commissioner Thursbay, to adjourn the Meeting at 7:20 P.M.

Approved this 16<sup>th</sup> day of September 2014.

  
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Mel C. Magidson, Jr., Mayor

9/18/14  
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Date

  
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Charlotte M. Pierce, City Clerk

9/17/14  
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Date