

**MINUTES OF THE REGULAR MEETING OF THE BOARD OF CITY  
COMMISSIONERS FOR THE CITY OF PORT ST. JOE, FLORIDA, HELD AT  
2775 GARRISON AVENUE, February 17, 2026, at Noon.**

The following were present: Mayor Buzzett, Commissioners Hoffman, Kerigan, and Langston. City Manager Jim Anderson, City Clerk Charlotte Pierce, Deputy Clerk Carrie Fodge, and City Attorney Clinton McCahill were also present. Commissioner Lowry was absent.

**Call to Order**

**CONSENT AGENDA**

**Minutes**

A Motion was made by Commissioner Kerigan, second by Commissioner Langston, to approve the Minutes of the Regular Meeting on February 3, 2026. All in favor; Motion carried 4-0.

**City Attorney**

*Ordinance 629 – EAR Based Amendment; Favorable Planning Board Recommendation 4-0: First Reading and Request to Transmit to State*

Ray Greer, City Planner, explained the EAR Based Amendment to the Board. The previous EAR was adopted by the state in July 2025. (SB 180 was passed by the legislature which necessitated the City return to a previously adopted amendment to reinstate the levels of service for utilities.)

The EAR Based Amendment received a favorable recommendation from the Planning, Development, and Review Board of 4-0.

A Motion was made by Commissioner Kerigan, second by Commissioner Hoffman, to have the First Reading of Ordinance 629 and transmit the EAR to the state. All in favor; Motion carried 4-0.

Attorney McCahill read Ordinance 629 by Title only.

**City Engineer – Josh Baxley**

*City Government Complex*

Dewberry is currently working on the 90% plan set and permit packages. They expect to have the stormwater ready to submit by next week.

*Downtown Alleys Drainage Improvements*

This project is in design.

*Avenue A Stormwater*

The design is complete. Permits will be submitted today, February 17, 2026.

*MLK CDBG*

Dewberry is waiting on final approval from the State before ordering a survey and kicking off the design.

## **Old Business**

### *City Projects*

Mr. Anderson shared that there are a lot of projects going on. He noted the closing of the Reid Avenue and Highway 71 Intersection from February 25, 2026, to March 6, 2026, and encouraged everyone to use caution in this area. The workers will move to the Long Avenue and Highway 71 Intersection next.

Mr. Anderson noted that Dewberry is working on a Task Order for the Engineering of Avenues C and D for paving.

Dewberry is working on a Task Order for the Core Park Restrooms.

Commissioner Hoffman requested that the City plan for the need at that site if it means using City funds rather than just constructing what the grant allows for.

Mayor Buzzett encouraged the Commissioners to look at the public restroom facility in Apalachicola and how well they are done.

## **New Business**

### *City Manager's Contract*

A Motion was made by Commissioner Hoffman, second by Commissioner Kerigan, to renew Mr. Anderson's contract for an additional three years. All in favor; Motion carried 4-0.

Mayor Buzzett noted that Mr. Anderson has done a great job as city manager, and that he appreciates what Mr. Anderson does and how he does it.

## **Public Works – John Grantland**

### *Sewer Position*

Mr. Grantland requested that he be allowed to add a new position to the Sewer Department by moving funds in the budget for video equipment to salaries. This will be an hourly paid position.

A Motion was made by Commissioner Kerigan, second by Commissioner Langston, to approve the request. All in favor; Motion carried 4-0.

## **Surface Water Plant**

In the absence of Mr. McClamma, Mr. Anderson requested approval of RFP 2025-12.

A Motion was made by Commissioner Langston, second by Commissioner Hoffman, to purchase the 4,400 Gallon Sodium Hypochlorite Tank from Aqua Products in the amount of \$37,291. All in favor; Motion carried 4-0. Funds are in the budget for this purchase.

## **Wastewater Plant – Joe Harris**

Mr. Harris shared that DEP Compliance Evaluation Assessment visit to the plant went well.

Commissioner Kerigan requested clarification on grant funds received from the Florida Department of Commerce for the Wastewater Plant Improvements. When applying for a grant, you must be

specific in what the funds will be used for and that you cannot use them for other projects. To which Mr. Anderson responded. "Yes."

### **Finance Director – Mike Lacour**

#### *FEMA Update*

Mr. Lacour is working to get the Clifford Sims Marina Project closed out and recoup the \$150,000 in reimbursement.

#### *Grants Reimbursement Update*

Final reimbursement has been received on the CDBG-DR grant, he is in the process of closing out the Streets and Highways Grant, is finalizing the \$25 million Wastewater Plant Improvements Grant, and noted the issues with L & K have been resolved.

### **Code Enforcement – John Cannon**

Mr. Cannon shared that he is working on voluntary requests to demo several homes in North Port St. Joe and with Duke Energy for the power to be disconnected from the homes.

### **Police Department – Chief Richards**

#### *Surplus Property*

A Motion was made by Commissioner Langston, second by Commissioner Kerigan, to declare the following items Surplus Property. All in favor; Motion carried 4-0.

2018 Ford Explorer VIN# 1FM5K8ARXJGC74323  
2016 Ford Explorer VIN# 1FM5K7DH9GGB27173  
Shadow Systems 9mm Handgun Serial # SSX068297

Chief Richards shared that various departments are gathering items for an auction of surplus City property.

### **City Clerk – Charlotte Pierce**

#### *Grants Update*

Clerk Pierce noted there were no changes in Pages 12 – 13. Reimbursement has not been received from the state for the Centennial Building or Cape San Blas Lighthouse Complex, and she has followed up with a phone call and email this morning.

### **Citizens to be Heard**

Robert Branch and Christy McElroy shared their opinions on the changing of the name of the Field of Dreams Road that does not belong to the City.

Ed Long requested that something be done to make it possible for those attending the meetings to hear the Commission and department heads when they are speaking.

John Ayers shared his concerns about a code enforcement letter he had received from the county. Mayor Buzzett explained that the City did not have jurisdiction in the county and suggested that he talk with county personnel.

**Discussion Items by Commissioners**

*Commissioners Hoffman* shared that he is expecting the arrival of a granddaughter this week.

*Commissioner Kerigan* reminded everyone of the Fat Tuesday, Madi Gras, Parade today at 5 P.M., and an event at 5 P.M., today at Hunt's for Jim Norton who is running for Congress. *Commissioner Kerigan* also shared that he has a daughter getting married this week.

*Commissioner Langston* stated a red light was needed at the Intersection of Highway 98 and Avenue A because of traffic issues. *Mayor Buzzett* noted the ongoing issues with traffic from Eastern Ship Building.

*Chief Richards* reminded the Commission of a recent FL DOT Traffic Study where they determined there was not a need for a traffic light at Avenue A and Highway 98.

*Mayor Buzzett* noted that money in Tallahassee seems to be drying up for the city complex and we need to begin looking for funding sources.

He also noted the need to look at the stormwater needs for the Duren property and consider some property swapping.

**Motion to Adjourn**

There was no additional business to come before the Commission and *Mayor Buzzett* adjourned the meeting at 1:00 P.M.

Approved this 3<sup>rd</sup> day of March 2026.

*Rex Buzzett*  
Rex Buzzett, Mayor

*Charlotte M. Pierce*  
Charlotte M. Pierce, City Clerk

3/3/26  
Date

3/3/26  
Date