

ST. CLOUD CITY COUNCIL REGULAR MEETING
Thursday, October 24, 2019
City Hall - Council Chambers
1300 9th Street
Minutes

- I.** Mayor Blackwell called the meeting to order at 6:30 p.m.
- II.** Invocation given by Pastor David Nigh from Christ Our Savior Fellowship Church
- III.** Pledge of Allegiance
- IV.** Roll Call

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| ◆ Mayor Nathan Blackwell | City Manager, William Sturgeon |
| ◆ Deputy Mayor Linette Matheny | City Attorney, Daniel Mantzaris |
| ◆ Council Member Chuck Cooper | Linda Jaworski, City Clerk |
| ◆ Council Member Dave Askew | Ivy De La Cruz, Deputy City Clerk |
| ◆ Council Member Keith Trace | Members of the Press |

All members present

V. Presentations

- Presentation by Brian Wheeler Interim Environmental Utilities Director

Brian Wheeler, Interim Environmental Utilities Director, provided a brief presentation regarding the resin situation and possible solutions.

Council consensus was to bring back any pertinent information that may be available to Council and look into flushing the system during the overnight hours.

- VI.** Citizens Forum - Any person who desires to comment on any item not on this agenda is provided this opportunity to address the City Council. Each person is requested to complete a sign-in form to be provided to the presiding officer prior to, or as soon as is practical thereafter, the person addresses the Council.

Hughette Crumpler, 300 Michigan Avenue, applauded the City Manager for requiring professional standards in the City and requested an update on Chisholm Park, the landfill, and closing the garbage cans.

City Manager Sturgeon said they are looking into garbage can lids auto closures and currently providing the service to citizens with special needs customers upon request.

- VII.** Consent Agenda: The next portion of tonight's meeting is the consent agenda which contains items that have been determined to be routine and non-controversial. If anyone in the audience wishes to address a particular item on the consent agenda, now is the opportunity for you to do so. Additionally, if staff or members of the City Council wish to speak on a consent item, they have the same opportunity.

Council Member Cooper requested to pull items B and C for discussion.

- A. Resolution No. 2019-214R, a resolution of the City Council of the City of St. Cloud, Florida, authorizing the Mayor to enter into a second amendment to and extension of the agreement dated November 9, 2017, between the City of St. Cloud and Odyssey Manufacturing Company for Liquid Sodium Hypochlorite - Water Treatment Chemicals, and providing an effective date.

COST: up to \$226,603.00

(This item is for the purchase of sodium hypochlorite which is used in disinfection at the water treatment plants for finished potable water and at the wastewater plant for disinfection of the reclaimed water.)

Hughette Crumpler, 300 Michigan Avenue, expressed her concerns regarding water.

- B. Resolution No. 2019-220R, a resolution of the City Council of the City of St. Cloud, Florida, authorizing the City Manager to enter into a first addendum to and extension of the agreement dated November 17, 2016 between the City of St. Cloud and GAI Consultants, Inc. whose subject matter is Professional Planning Services, and providing an effective date.

COST: Costs to be determined and approved by task authorization.

(This item is for various departments to be able to utilize professional planning services as needed throughout FY 19/20).

Ivy De La Cruz, Deputy City Clerk read Resolution into the record by title.

Council Member Cooper preferred this item go to out to bid and City Manager felt there was consistency and continuity with the firm and recommended to continue with them for another year.

Ms. Crumpler stated she felt uneasy when items do not show cost.

- C. Resolution No. 2019-222R, a resolution of the City Council of the City of St. Cloud, Florida, authorizing the waiver of the formal bidding requirements and utilizing Town of Stephens City, Virginia, Annual Work Order Contract for Sewer Line Rehabilitation Work, previously advertised for bid by Town of Stephens City, Virginia, which is reasonable and otherwise in the best interest of the City of St. Cloud, whose subject matter is Sewer Line Rehabilitation Work, providing for the award thereof to Lytle Utilities Inc., and providing an effective date.

COST: up to \$330,000.00

(This item is for applying a lining material (cured in place pipe lining) to failing sewer laterals. This extends the life of the pipe and helps prevent leaks.)

Ivy De La Cruz, Deputy City Clerk read Resolution into the record by title.

Council Member Cooper expressed his concern regarding this item.

Council Member Trace made a motion to approve the consent agenda as presented. Deputy Mayor Matheny seconded the motion.

Mayor Blackwell called for roll call. After roll call by City Clerk, Linda Jaworski, motion carried (Vote 5-0)

VIII. Public Hearings

1. **FINAL PUBLIC HEARING FOR ORDINANCE NO. 2019-40**, an ordinance of the City Council of the City of St. Cloud, Florida, assigning a Future Land Use Designation of “Private/Institutional” to approximately 1.32 acres identified as Muslim Center of St. Cloud, located at 3720 5th Street; providing for amending the official Future Land Use Map of the Comprehensive Plan, filing of the Planning Commission recommendation and proof of publication, applicability and effect, severability, copies on file and effective date. (Above is full title) **ACTION ON ORDINANCE NO. 2019-40 (This is a Quasi-Judicial proceeding)**

Ivy De La Cruz, Deputy City Clerk read Ordinance into the record by title.

Andre Anderson, Planning and Zoning Director reviewed the proposed Ordinance.

Mayor Blackwell announced the final public hearing for Ordinance No.2019-40 with no response from the audience.

Council Member Trace made a motion to adopt Ordinance No. 2019-40. Deputy Mayor Matheny seconded the motion.

Mayor Blackwell called for roll call. After roll call by City Clerk, Linda Jaworski, motion carried (5-0)

2. **FINAL PUBLIC HEARING FOR ORDINANCE NO. 2019-41**, an ordinance of the City Council of the City of St. Cloud, Florida, assigning a Zoning District of “Professional”, compatible with a “Public/Private Institutional” Future Land Use Designation change, adopted by Ordinance No. 2019-40, for approximately 1.32 acres identified As Muslim Center of St. Cloud, located on 3720 5th Street; providing for entering the designation on the official zoning map, filing of the planning commission recommendation and proof of publication, severability and effective date. (Above is full title) **ACTION ON ORDINANCE NO. 2019-41 (This item is a Quasi-Judicial proceeding)**

Ivy De La Cruz, Deputy City Clerk read Ordinance into the record by title.

Andre Anderson, Planning and Zoning Director reviewed the proposed Ordinance.

Mayor Blackwell announced the final public hearing for Ordinance No. 2019-41 with no response from the audience.

Council Member Askew made a motion to adopt Ordinance No. 2019-41. Deputy Mayor Matheny seconded the motion.

Mayor Blackwell called for roll call. After roll call by City Clerk, Linda Jaworski, motion carried (5-0)

3. **FIRST PUBLIC HEARING AND INTRODUCTION FOR ORDINANCE NO. 2019-11**, an ordinance of the City Council of the City of St. Cloud, Florida, assigning a zoning district of “PUD” Planned Unit Development, compatible with the existing "Commercial" Future Land Use designation, for approximately 104.8 acres identified as Neptune Village, located south of Neptune Road and west of Old Canoe Creek Road; providing for entering the designation on the official Zoning Map, filing of the Planning Commission recommendation and proof of publication, severability, and effective date. (Above is full title) (Final Public Hearing will be heard on December 12, 2019) **ACTION ON ORDINANCE NO. 2019-11 (This is a Quasi-Judicial proceeding)**

Ivy De La Cruz, Deputy City Clerk read Ordinance into the record by title.

Andre Anderson, Planning and Zoning Director reviewed the proposed Ordinance.

Mayor Blackwell announced the final public hearing for Ordinance No. 2019-11.

Hughette Crumpler did not feel this development was appropriate for the area.

Attorney Jo Thacker was present for any questions.

Council Member Askew was impressed and wanted to hear more about it.

Council Member Cooper felt that Neptune Road could not accommodate any additional traffic.

Council Member Trace liked the idea of mixed use, requested signalized intersection is added as part of the plan, would like landscape design shown to Council also added as part of the plan, and the completion of a fiscal analysis.

Mayor Blackwell liked the idea of walkable communities.

Council Member Askew made a motion to approve the first public hearing for Ordinance No. 2019-11 with conditions from staff. Mayor Blackwell seconded the motion.

Mayor Blackwell called for roll call. After roll call by City Clerk, Linda Jaworski, motion carried (4-1) Council Member Cooper voted nay.

4. **FIRST PUBLIC HEARING AND INTRODUCTION FOR ORDINANCE NO. 2019-44**, an ordinance of the City Council of the City of St. Cloud, Florida, closing, vacating, and abandoning a utility easement located east of Narcoossee Road and west of Lake Whippoorwill, specifically described in the body of this ordinance; providing for severability, conflicts and an effective date. (Above is full title) (Final Public Hearing will be heard on November 21, 2019) **ACTION ON ORDINANCE NO. 2019-44**

Ivy De La Cruz, Deputy City Clerk read Ordinance into the record by title.

Andre Anderson, Planning and Zoning Director reviewed the proposed Ordinance.

Mayor Blackwell announced the first public hearing for Ordinance No. 2019-44 with no response from the audience.

Council Member Trace made a motion to approve the first public hearing for Ordinance No. 2019-44. Council Member Askew seconded the motion.

Mayor Blackwell called for roll call. After roll call by City Clerk, Linda Jaworski, motion carried (5-0)

5. **FIRST PUBLIC HEARING AND INTRODUCTION FOR ORDINANCE NO. 2019-45**, an ordinance of the City Council of the City of St. Cloud, Florida, closing, vacating, and abandoning portions of a utility easement located on property located east of La Salle Avenue, west of Packard Avenue and north of Pine Tree Drive, specifically described in the body of this ordinance; providing for severability, conflicts and an effective date. (Above is full title) (Final Public Hearing will be heard on November 21, 2019) **ACTION ON ORDINANCE NO. 2019-45**

Ivy De La Cruz, Deputy City Clerk read Ordinance into the record by title.

Andre Anderson, Planning and Zoning Director reviewed the proposed Ordinance.

Mayor Blackwell announced the first public hearing for Ordinance No. 2019-45.

Hughette Crumpler asked if we could use the easement for sidewalks or roads and the City Attorney said it could only be used for utility lines.

Deputy Mayor Matheny stated she does not want to abandon the easement as it benefits Grammercy Farms.

Deputy Mayor Matheny made a motion to continue Ordinance No. 2019-45 and bring back to the November 21, 2019 Council meeting. Council Member Cooper seconded the motion.

Mayor Blackwell called for roll call. After roll call by City Clerk, Linda Jaworski, motion carried (5-0)

IX. Council Action

1. Request City Council's approval of the Tohoqua Phase 2 Preliminary Subdivision Plan. **(This item is for the approval of a preliminary subdivision plan for 239 single family detached homes within Tohoqua Phase 2)**

Ivy De La Cruz, Deputy City Clerk read request into the record by title.

Andre Anderson, Planning and Zoning Director reviewed the proposed request with no response from the audience.

Mayor Blackwell announced the request for approval for Tohoqua phase 2.

Council Member Cooper felt the subdivision did not fit for this area.

Tohoqua representative stated they are looking for approvals this evening to fund and continue with construction of the parkway.

Deputy Mayor Matheny was satisfied that houses would not be built in phase 2 until the parkway is constructed.

Deputy Mayor Matheny made a motion to approve with a dedication of 2.2 acres of ROW for future widening on Neptune Road. Council Member Askew seconded the motion.

Mayor Blackwell called for roll call. After roll call by City Clerk, Linda Jaworski, motion carried (4-1) Council Member Cooper voted nay.

2. Request City Council's approval of the Tohoqua Phases 4 & 5 Preliminary Subdivision Plan. **(This item is for the approval of a preliminary subdivision plan for 508 single family attached and detached homes within Tohoqua Phases 4 & 5)**

Ivy De La Cruz, Deputy City Clerk read the request into the record by title.

Andre Anderson, Planning and Zoning Director reviewed the preliminary Subdivision Plan.

Mayor Blackwell announced the request for approval with no response from the audience.

Council Member Trace made a motion to approve Council action item #2 with the dedication of a road connection between Phase 1 & 4. Deputy Mayor Matheny seconded the motion.

Mayor Blackwell called for roll call. After roll call by City Clerk, Linda Jaworski, motion carried (4-1) Council Member Cooper voted nay.

X. City Attorney

City Attorney Mantzaris updated Council on the County Commission meeting and the Southlake ROW abandonment. Council consensus was to not pursue any action against the County's decision.

He provided an update and a request for a 6 month extension by Center Lake project for the relocation of the park and fire station. Council consensus was to grant the extension with the request of an additional acre for the fire station

City Attorney Mantzaris also provided an update to Council regarding the accessory structure that was approved by the Board of Adjustment.

Motion by Council Member Askew to file a Petition of Appeal in the Circuit Court to review accessory structure over 800 sq ft and bring back to Council for direction. Motion seconded by Mayor Blackwell.

Mayor Blackwell called for roll call. After roll call by City Clerk, Linda Jaworski, motion carried (5-0)

XI. City Manager

City Manager Sturgeon stated he attended the ICMA Conference in Nashville and found that the ADA compliance issue is a national problem but on a good note the next agenda shell and staff reports will be compliant on our website.

City Manager Sturgeon then introduced the new Public Works Director, Naseem Ghandour.

XII. Council Members

Mayor Blackwell stated he attended the FRA/CRA Conference in Tampa and was impressed by the area.

Mayor Blackwell asked for Council support for the St. Cloud Whimsical Breakfast to Remember on December 21st @ Hopkins Park. Council consensus was to support the event.

Council Member Askew wanted to make sure Council reviewed the City Manager's compensation and contract.

Council Member Cooper asked if staff could provide a solution to the garbage can lid situation. City Manager Sturgeon stated staff will look into it.

Council Member Cooper said he would be out of town for the December 12, 2019 Council Meeting and inquired about changing the council meeting date. Council consensus was not to change the meeting date.

Deputy Mayor Matheny thought a potential solution for trash bin problems is in the form of a registry. She reminded everyone of the Snip-it Fundraiser @Kissimmee Valley Feed Store, Saturday, October 26, 2019.

Council Member Trace lobbied for infrastructure funding for cities and for the Justice Department to set standards for ADA compliance while in Washington.

XIII. Information Section and Report Section

- Thursday, November 7, 2019 - Stevens Plantation Dependent Special District Meeting - 6:00 p.m. @ City Hall, Council Chambers
- Monday, November 11, 2019 - City Offices Closed in Observance of the Veterans Day Holiday
- Thursday, November 21, 2019 - City Council Meeting - 6:30 p.m. @ City Hall, Council Chambers
- Saturday, November 23, 2019 - Community Thanksgiving Luncheon - noon @ Community Center

Reports:

- Warrant List #1

XIV. Adjournment 9:32 p.m.

Mayor Nathan Blackwell

ATTEST: City Clerk, Linda P. Jaworski

Minutes Approved: _____