

**City Commission Meeting Summary**  
**May 6, 2004**

The City Commission met in special workshop session and reviewed the proposed Cycle 2004-2 Amendments to the Comprehensive Plan, discussing and taking action on the following proposed amendments (with Mayor Marks and Mayor Pro Tem Katz absent):

**Amendment 2004-2-M-002** (Change from Residential Preservation (RP) to Neighborhood Boundary on 9.29 acres located on Park Avenue between Belmont Road and Ferndale Drive)

Received a staff report indicating that 206 acres had been rezoned out of RP over the past 12 years; and indicating that approximately \$200,000 in City funds had been expended on the Park Avenue improvements (east of Magnolia Drive), with approximately \$20,000 projected for annual maintenance of the roadway

Voted 3-0 (Mayor Marks and Mayor Pro Tem Katz absent) to take a City position of denying proposed Amendment 2004-2-M-002

**Amendment 2004-2-M-004** (Change from RP to Mixed Use A on 9.72 acres located immediately south of I-10, north of Portland Avenue, and west of Old Bainbridge Road)

Voted 3-0 (Mayor Marks and Mayor Pro Tem Katz absent) to take a City position of approving proposed Amendment 2004-2-M-004

**Amendment 2004-2-M-008** (Change from Rural to Mixed Use A on approximately 79 acres located on Tower Road west of Cypress Circle, and change the Urban Service Area (USA) boundary to encompass the parcel in its entirety)

Received a staff report indicating that the proposed zoning would be Residential 3, which would allow single family houses or townhouses

Commissioner Lightsey requested that the staff investigate whether the Florida Department of Environmental Protection (FDEP) considered the existing wastewater treatment facility to be functioning satisfactorily.

Voted 3-0 (Mayor Marks and Mayor Pro Tem Katz absent) to take a City position of approving proposed Amendment 2004-2-M-008

**Amendment 2004-2-T-009 and -010** (Amending deadline dates by which stormwater retrofit policies would be adopted into the Comprehensive Plan)

Commissioner Lightsey clarified that these date amendments to have a stormwater system running were applicable to the City only as the County's Comprehensive Plan language included no date for such commitment).

Staff reported the Local Planning Agency (LPA) had been assured that the new dates were feasible.

**Amendment 2004-2-T-011** (Amending the text description of the University Transition (UT) land use category to include an expanded area of applicability)

Discussed the effects of this amendment, and clarified with staff that the intent of this language was to not encourage the premature conversion of viable RP neighborhoods to UT, but to indicate where UT and increased densities would be acceptable. Also, clarified with staff that this would encourage redevelopment in some areas, and staff pointed out that Amendment 2004-2-M-006 would change 54 acres from Mixed Use C to UT. Staff also pointed out that additional areas needing to be remapped might come out of the completion of a sector plan for the West Pensacola Street area.

Briefly discussed proposals for the redevelopment of an area next to the Florida State University (FSU) Medical School, located south of Tennessee Street near West Call Street

Suggested the need to designate the UT areas on the Future Land Use Map, and staff indicated that information could be included as part of the West Pensacola Sector Plan in the staff's recommendations on what needed to be changed immediately

Staff pointed out this amendment could build on the County Commission initiated text amendment for an Educational Quadrant concept.

Voted 3-0 (Mayor Marks and Mayor Pro Tem Katz absent) to take a City position of approving proposed Amendment 2004-2-T-011

### **Active Recreation Issue**

Discussed the need to provide staff some unified direction on the issue of active recreation uses, and the suggestion of an exception option that would allow active recreation uses in any area if approved by the Commission

*CTC:RM:ecg:05-24-04*

*CTC:RM:WP:tie:05-26-04*

## **City Commission Meeting Summary May 11, 2004**

### **Joint City-County Commission Public Hearing on Adoption of Cycle 2004-1 Amendments**

The City Commission met in special joint session with the Leon County Board of County Commissioners (County Commission) and took the following action:

Presented a Joint City-County Commission proclamation to Ms. Sylvia Alderman recognizing and thanking her for 14 years of service as Legal Counsel to the Planning Commission

Recognized and welcomed Mr. Tom Pelham, former Secretary of FDCA

Voted 9-0 (Mayor Marks and County Commissioners Grippa and Proctor absent) to authorize a users group to study the issue of differing City and County policies on **recreational facilities** and bring back a unified solution with one direction for both the City and the County (*recommended by Planning*)

Conducted a joint public hearing on the proposed Cycle 2004-1 Amendments to the Tallahassee-Leon County 2010 Comprehensive Plan, summarized as follows:

<b>CYCLE 2004-1 AMENDMENTS TO THE COMPREHENSIVE PLAN</b>				
<b>Item #</b>	<b>Amendment To:</b>	<b>Nature of Proposed Amendment</b>	<b>City Commission Position</b>	<b>Board of County Commissioners Position</b>
<b>2004-1-M-001</b>	FUTURE LAND USE MAP (Southwest corner of Preston Street & Old Bainbridge Road)	From: Residential Preservation To: Central Urban 0.52 Ac.	<b>Approve</b>	<b>Approve</b>
<b>2004-1-M-002</b>	FUTURE LAND USE MAP (South side Buck Lake Road, West side of Baum Road, & lying east of Benjamin Chaires Rd. & north of Capitola Road)	From: Rural To: Recreation/Open Space 426.30 Ac.	<b>Approve</b>	<b>Approve</b>
<b>2004-1-M-003</b>	FUTURE LAND USE MAP (Western 150 feet of four parcels fronting on the West side of Midyette Road)	From: Mixed Use C To: Activity Center 4.61 Ac.	<b>Approve</b>	<b>Approve</b>

<b>2004-1-M-004</b>	FUTURE LAND USE MAP (South side of Tower Road, West side CSX RR, East of Bombadil Drive, & North of Lakewood Industrial Park)	From: Industrial To: Mixed Use B 41.88 Ac.	<b>Approve as Modified</b> Amended Map	<b>Approve as Modified</b> Amended Map
<b>2004-1-M-005</b>	FUTURE LAND USE MAP (Southeast corner of West Call Street & Conradi Street)	From: Mixed Use C To: University Transition 1.87 Ac.	<b>Approve</b>	<b>Approve</b>
<b>2004-1-M-006</b>	FUTURE LAND USE MAP (South side of Tram Road, East of Fritz Lane & West of Hidden Lakes Drive)	From: Rural To: Urban Fringe 28.38 Ac.	<b>Approve</b>	<b>Approve</b>
<b>2004-1-M-007</b>	FUTURE LAND USE MAP (North side of West Tharpe Street at its western terminus)	From: Industrial To: Mixed Use B 20.0 Ac.	<b>Approve</b>	<b>Approve</b>
<b>2004-1-M-008</b>	FUTURE LAND USE MAP (North side of East Park Avenue between Belmont Road and Ferndale Drive)	From: Residential Preservation To: Mixed Use A 7.70 Ac.	<b>Withdrawn by Applicants - December 10, 2003</b>	
<b>2004-1-M-009</b>	FUTURE LAND USE MAP (Two non-adjacent parcels fronting on the North side of Glenview Drive east of Fernando Drive)	From: Residential Preservation To: Mixed Use A 0.64 Ac.	<b>Withdrawn by Applicant - November 24, 2003</b>	
<b>2004-1-T-010</b>	HOUSING ELEMENT Housing Policy 1.2.5 (City) Housing Policy 1.3.7 (County)	Changes adoption dates for inclusionary housing ordinances& provides for a voluntary incentive based	<b>Approve</b> Change adoption date only.	<b>Approve</b>

		program.		
<b>2004-1-T-011</b>	CAPITAL IMPROVEMENTS ELEMENT Schedules of Capital Improvements	Annual update of 5 Year Schedules of Capital Improvements	<b>Approve</b>	<b>Approve</b>
<b>2004-1-T-012</b>	LAND USE ELEMENT New Objective 2.2 & companion Policies; New Glossary Terms	Sets forth policies that provide for conservation subdivisions & related glossary terms.	<b>Approve as Modified</b> Applicable to UF only; add minimum % required open space set aside: minimum qualifying site size, No density bonus.	<b>Approve as Modified</b> Applicable to UF only; add minimum % required open space set aside: minimum qualifying site size, No density bonus.
<b>2004-1-T-013</b>	LAND USE ELEMENT Creates new LAND USE GOAL 14, and new supporting Objective and Policies	Provides that Leon County & City of Tallahassee will identify & address special needs of drainage basin sub-areas through sector planning.	<b>Deny</b>	No Action Required
<b>2004-1-T-014</b>	LAND USE, TRANSPORTATION, & CAPITAL IMPROVEMENTS ELEMENTS, GLOSSARY Multiple Policies	Establishes future ROW protection & access management provisions for existing & future transportation facilities	<b>Approved as Modified</b> Applicable to properties fronting on Capital Circle only	<b>Approved as Modified</b> Applicable to properties fronting on Capital Circle only
<b>2004-1-T-015</b>	LAND USE & CONSERVATION ELEMENTS, GLOSSARY Land Use Summary, Policies 1.2.1, 1.2.2: Conservation Policies 1.3.2, 1.3.5, 1.3.8; Adds New Glossary Term	Creates more flexibility to develop on certain sites with significant grades (10% to 20%) by allowing for off-site mitigation	<b>Approve as Modified</b> Properties inside and fronting on the exterior of Capital Circle, south of Interstate 10	<b>Deny</b>

<b>2004-1-T-016</b>	GLOSSARY Adds New Glossary Terms	Adds definitions for Private Recreation Facilities, Commercial Recreation Facilities, & Residential Recreation Facilities	<b>Approve as Modified</b>	<b>Approve</b>
<b>2004-1-T-017</b>	LAND USE ELEMENT Land Use Development Matrix	Adds footnote to Recreation Open/Space future land use category	<b>Deny</b>	<b>Deny</b>
<b>2004-1-T-018</b>	LAND USE ELEMENT Land Use Development Matrix	Adds footnote to Active and Passive Recreation use types	<b>Deny</b>	<b>Deny</b>
<b>2004-1-T-019</b>	LAND USE ELEMENT New Land Use Policy 1.4.22	Waives most intersection & adjoining use restrictions in Activity Center future land use category	<b>Approve</b>	<b>Approve</b>
<b>2004-1-T-020</b>	LAND USE ELEMENT Land Use Development Matrix	Adds Neighborhood Boundary future land use category to the Land Use Development Matrix.	<b>Approve as Modified</b>	<b>Approve as Modified</b>
<b>2004-1-T-021</b>	INTERGOVERNMENTAL COORDINATION ELEMENT IGC Policy 1.8.4	Requires applicants to wait a full year on applications that are withdrawn after receiving an LPA recommendation	<b>Approve</b>	<b>Approve</b>

The following persons appeared before the Joint Commission:

- Ms. Carol Kio-Green, 4823 Sullivan Road (proponent of Amendments 016, 017 and 018)
- Mr. Paul Johnson, 537 Hickory Wood Drive, Crawfordville, Florida (proponent of Amendment 012 as modified)

- Mr. Neil Fleckenstein, 13093 Henry Beadel Road, representing Tall Timbers Research Station (proponent of Amendment 012)
- Mr. Charles Patterson, Executive Director of 1000 Friends of Florida, P. O. Box 5948 (proponent of Amendment 012)

The County Commission voted 7-0 to adopt Leon County Ordinance No. 04-10, incorporating the Cycle 2004-1 amendments that were approved by the County Commission into the Comprehensive Plan.

The City Commission voted 5-0 to adopt **City Ordinance No. 04-O-35**, introduced on April 14, 2003, incorporating the Cycle 2004-1 Amendments that were approved by the City Commission into the Comprehensive Plan.

On behalf of the City Commission, Commissioner Lightsey strongly suggested that City and County staff do further work on the issue of **right-of-way preservation on roadways included in the Long-Range Transportation Plan** and take that issue to the Metropolitan Planning Organization (MPO), because Text Amendment 014, related to corridor management right-of-way preservation, was applicable only to property along Capital Circle.

County Commissioner Grippa received staff clarification on the design process for Welaunee Boulevard and associated road right-of-way.

County Commissioner Proctor discussed his concern with individual County Commissioners not being able to initiate an application for a Comprehensive Plan amendment.

*CTC:RM:ecg:06-24-04*

*CTC:RM:WP:tie:06-29-04*

### **City Commission Meeting Summary May 12, 2004**

The City Commission met in regular session and took the following action:

**Item 1** – DELETED FROM THE AGENDA a **presentation by Mr. Gary Lloyd, Conservation Chairman of the Sierra Club**, regarding Global Warming – *moved to June 9, 2004*

**Item 2** – Mayor Marks presented a proclamation to Ms. Valerie Fitzpatrick, President, and other members of The Tallahassee Chapter of the Institute of Internal Auditors, **proclaiming May 2004 as Internal Auditing Awareness Month in the City of Tallahassee** and recognizing the contributions made by these professionals

**Item 3** – Mayor Marks presented a proclamation to Dr. Andrew Chen, Vice President, and other members of the Tallahassee Trust for Historic Preservation, **proclaiming the week of May 10-16, 2004 as National Historic Preservation Week I the City of Tallahassee**

**Item 4** – Mayor Marks presented a proclamation to Mr. Jim Oskowis, General Manager, and Ms. Lorin Pratt, Event Coordinator and Administrative Specialist, of the Water Utility Department, **proclaiming the week of May 2-8, 2004 as Drinking Water Week in the City of**

## Tallahassee

Mayor Marks and Water Utility staff also **presented awards to the following top five winners of the "2004 Drop Savers Poster Contest"**, for Leon County elementary students in grades 4 and 5 to use their ideas for water conservation to design T-shirt style posters:

- Honorable Mention Averil Deering in Ms. Paula Taylor's class at Springwood Elementary School
- Honorable Mention Tawnee Kight in Jennifer Mulinex's class at Maranatha Christian School
- Third Place Zoe Allaire-Bosely in Shari Magee's class at Kate Sullivan Elementary School
- Second Place Georgia Howard in Shari Magee's class at Kate Sullivan Elementary School
- First Place Nicole DeSherlia in Kathy Halvorsen's class at Springwood Elementary School

**Item 5** – Mayor Marks presented a plaque to Mr. Raoul Lavin, Budget Manager, and staff of the Office of Budget & Policy in recognition of the City of Tallahassee receiving the Governmental Finance Officers Association (GFOA) **Distinguished Budget Presentation Award for the City's FY03 Budget**

**Item 6** – Mayor Marks presented an award to Mr. Kevin Wailes, General Manager; Mr. Gary Oberschlake, Manager – Power Transmission and Distribution, and Mr. Perry Odom, Electric Utility Forester, **recognizing the Electric Utility for receiving certification as a Tree Line USA Utility** for the second consecutive year

Mayor Marks also **recognized the Electric Utility for recently receiving the Florida Municipal Electric Association (FMEA) First Place 2003 Safety Award** for a "Category E" electric utility system

**Item 6.1** – Mayor Marks presented a proclamation to Dr. Norman E. Thagard and four (4) other representatives from the Challenger Center **recognizing Dr. Thagard for being inducted into the U.S. Astronauts Hall of Fame**

**Item 7** – Accepted a **presentation of the Diamond Partner Award from the Senior Center Foundation to the City** from Mr. Andy McMullen, immediate Past President of the Tallahassee Senior Citizens Center Foundation, in special recognition of the City's 26 years of support for senior services during National Senior Citizens Week

**Item 8** – DELETED FROM THE AGENDA a **meeting of the Pension Plan Board of Trustees**, and recommendation to accept and implement the actuarial report for the Defined Benefit Plan and the Matched Annuity Pension (MAP) Program, prepared by Mellon Human Resources and Investor Solutions (formerly Buck Consultants), as of September 30, 2003 (*a Treasurer-Clerk/Retirement Administration item*) – moved to May 26, 2004

**Consent Agenda Items 9-27** – Voted 4-0 (Commissioner Katz absent) to approve the staff's recommendations as presented:

**Item 9 - Reappointed the following citizens to serve on the Construction Industry Review Committee**, for additional terms expiring September 2006 (*recommended by Mayor Marks*):

- K. B. "Bert" Bevis (Citizen at Large)
- Irvine Leonard (Journeyman-Plumbing)

**Item 10 – Appointed the following citizens to serve on the Tallahassee Housing Authority** (*recommended by Mayor Marks*):

- Charles Moss (to serve the remainder of Sharon Speight’s term, plus a full term), for a term expiring April 2009
- Anoch Lanh (to replace Patrick Sullivan), for a term expiring April 2008

**Item 11 - Reappointed Nevins Smith, Jr. to serve on the Environmental Code Enforcement Board**, for a term expiring November 2006 (*recommended by Mayor Marks*)

**Item 12 – Reappointed the following citizens to serve on the City’s International Affairs Council** for terms expiring March 2007 (*recommended by Mayor Marks*):

- Willie Butler Arturo Hernandez
- Usman Ali Roger Kaufman
- Gloria Darling Neil St. John Rambana
- Rose Glee Regina Sofer
- Maria Henry

**Item 13 - Adopted Resolution No. 04-R-19, authorizing eminent domain action** to acquire Parcel 102 necessary for completion of Phase I of the Mission Road Improvement Project (*Option 1 recommended by the City Attorney*)

**Item 14 – Approved the award of bid for window cleaning services at Tallahassee Regional Airport to Professional Window Cleaning of Tallahassee, Florida**, low bidder meeting specifications, in the amount of \$19,188 per year, or a total of \$57,564 for three years (*Option 1 recommended by Aviation*)

**Item 15 – PULLED FOR DISCUSSION the award of a construction contract for the Walker Ford Community Center Renovation** (Bid No. 0087-04-ER-BC) (*brought forward by Facilities Management*) – *SEE BELOW*

**Item 16 - Approved the execution of a five-year lease maintenance agreement for Oracle database software maintenance with**

**Oracle Corporation**, off State Contract #252-002-00-1, in the amount of \$206,313 for the first three years, \$210,830 for year four, and \$215,483 for year five (*Option 1 recommended by Administration & Management [DMA]/Chief Information Systems Officer [CISO]*)

**Item 17** – Approved the selection committee’s recommendation and authorized staff to participate in a **five-year joint price agreement for an Underground Wire and Cable Partnership Contract with Hendrix Wire & Cable, Inc.**, off Joint Utility Proposal #1562-OQ and the contracted dated January 1, 2004, for an annual estimated cost of \$600,000 for a five-year period beginning May 1, 2004 (*Option 1 recommended by DMA/Procurement Services*)

**Item 18** – Authorized an **additional \$200,000 in State Housing Initiatives Partnership (SHIP) funds to the Emergency Home Repair Program (EHRP)**, an affordable housing program for income-eligible owners of substandard housing, which provides repairs such as roof replacement, electrical and plumbing repairs, and carpentry repairs, increasing the maximum allocation per unit to \$10,000 over a five-year period (*Option 1 recommended by Neighborhood & Community Services [NCS]*)

**Item 19** – Approved the **revised Animal Services Advisory Board bylaws** as submitted (*Option 1 recommended by NCS*)

**Item 20** – Approved **acceptance of donated equipment to support law enforcement operations**, including a roadside message board from the Florida Department of Transportation (FDOT), valued at \$14,000, and a hazardous device response kit and handheld radiation detector from the Federal Bureau of Investigation (FBI), valued at \$20,000 (*recommended by the Tallahassee Police Department [TPD]*)

**Item 21** – Authorized the **Police Department to accept, subcontract, and expend Weed & Seed Grant funding from the U.S. Department of Justice**, in the amount of \$217,037, as outlined in the agenda item (*Option 1 recommended by TPD*)

**Item 22** – Approved a **Purchase Order for Lake Piney Z Sediment Removal to Crowder-Gulf Joint Venture, Inc.**, in the amount of \$156,987.50, in accordance with existing Contract No. 01-C0345 for debris management and removal (*Option 1 recommended by Public Works/Engineering*)

**Item 23** - Approval of **Florida Forever Funding Grant Agreement with the State of Florida, Northwest Florida Water Management District (NFWFMD)**, for reimbursement of up to \$300,000 for costs associated with constructing a stormwater management facility as part of the Caroline Courts Subdivision Stormwater Improvement Project, which was estimated at \$987,500 and was included as part of the Jackson Bluff Road Stormwater Improvements Project, Work Order #95037 -- fully funded from Stormwater Fees (*Option 1 recommended by Public Works/Stormwater Management*)

Commissioner Lightsey noted for the benefit of the public that Item 23, which had been approved, was a large water quality project and another example of maximizing City’s capital funds. She also thanked Rusty Price, former NFWFMD Governing Board Member, for his diligence in noticing the City of Tallahassee was not on the list of grant applications, learning that the City had not been noticed of the grant availability and not allowed to participate, and asking that this situation be corrected, resulting in the City submitting an application and receiving this grant award. Commissioner

Lightsey also thanked the staff for their work in this regard.

**Item 24** – Approved the **award of a task assignment for the design of the Providence Neighborhood Sidewalk Improvements to Genesis Group**, under Continuing Services Contract No. 01C0336, in the amount of \$114,833.10, with funding from Future Capital Bonds for Neighborhood Infrastructure Enhancement Projects #33, Hillsborough Street, #35 Warwick Street and #36 Callen Street (*Option 1 recommended by Public Works/Project Management*)

**Item 25** – Approved the **award of a task assignment for the design of the Orange Blossom Heights Neighborhood Sidewalk Improvements to H.W. Lochner, Inc.**, under Continuing Services Contact No. 01C0335, in the amount of \$123,942.90, with funding from Future Capital Bonds for Neighborhood Infrastructure Enhancement Projects #11 Bragg Drive, #37 Galimore Drive, #38 Tanner Drive and #40 Bragg Drive (*Option 1 recommended by Public Works/Project Management*)

Commissioner Lightsey noted for the benefit of the public that with regard to Items 24 and 25, the Neighborhood Infrastructure projects were already moving forward towards implementation in the community.

**Item 26** – PULLED FOR DISCUSSION the proposed adoption of Resolution No. 04-R-20, authorizing the **refinancing of Airport System Revenue Refunding Bonds**, Series 1995 (*an item brought forward by the City Treasurer-Clerk*) – SEE BELOW

**Item 27** – Approved the **Minutes** of the following City Commission Meetings (*recommended by the Treasurer-Clerk/Records Management*)

- February 25, 2004 Regular
- March 10, 2004 Regular
- March 17, 2004 Regular Target Issues Workshop
- March 29, 2004 Special (Retreat)

**Item 15** – Determined from staff that the MBE points on the recommended vendor were incorrectly listed and should have been reflected with a ranking of 10.5; voted 5-0 to approve the **award of a construction contract for the Walker Ford Community Center Renovation (Bid No. 0087-04-ER-BC) to The Ingram Group LLC**, low bidder meeting specifications, in the amount of \$285,600 (*Option 1 recommended by Facilities Management*)

**Item 26** – Voted 4-0 (Commissioner Mustian abstained) to adopt **Resolution No. 04-R-20, authorizing the refinancing of Airport System Revenue Refunding Bonds, Series 1995**, through the issuance of fixed rate bonds in the not to exceed amount of \$8 million in City of Tallahassee Airport System Revenue Refunding Bonds, Series 2004 – which will generate a gross savings approximately \$715,000 over the life of the issue of and a net present value savings of approximately \$600,000 (*Option 1 recommended by the City Treasurer-Clerk*)

**Item 28** – By consensus, **directed staff to bring back some staff analysis, cost data and options for mitigating further decay of the historic**

**Old City Waterworks Building as well as options for sale of the building with conditions at the next target issues workshop scheduled for May 19, 2004**

**Items 29-41 - By consensus, introduced the following ordinances, with public hearings as recommended:**

**Item 29 – John Whetsel/Chadwick Properties Abandonment Ordinance No. 04-O-23**, which would abandon an unpaved right-of-way of a portion of Hillsborough Street located on the north side of Stuckey Avenue approximately 1,000 feet west of Lake Bradford Road (applicant: John Whetsel), and set the ordinance for public hearing on May 26, 2004 (*Option 1 recommended by Planning*)

**Item 30 - Midflow Street Abandonment Ordinance No. 04-O-32**, which would abandon an unpaved right-of-way of a portion of Midflow Street located on the south side of Yorkshire Drive approximately 350 feet west of Oxford Road (applicant: Robert Kasper), and set the ordinance for public hearing on May 26, 2004 (*Option 1 recommended by Planning*)

**Item 31 – Carlton Dean Rezoning Ordinance No. 04-Z-33**, which would rezone one (1) acre located on the southwest side of Capital Circle Northeast approximately 900 feet south of Lonnbladh Road from OR-1 to CP (RZ-408), (applicant: R. Carlton Dean), and set the ordinance for public hearing on May 26, 2004 (*Option 1 recommended by Planning*)

**Item 32 – Gramercy Place Rezoning Ordinance No. 04-Z-34**, which would rezone 4.38 acres located on the south side of Miccosukee Road approximately 300 feet south of Capital Medical Boulevard from R-3 to PUD (RZ-409) (applicants: Wilton Miller and Robert Olive), and set the ordinance for public hearing on May 26, 2004 (*Option 1 recommended by Planning*)

**Item 33 – City Commission (Dempsey Mayor Road and US-90) Ordinance No. 04-Z-36**, which would rezone 6.53 acres located at the northwest corner of the intersection of Dempsey Mayo Road and Mahan Drive from RP Residential Preservation to RP-2 Residential Preservation 2 (RZ-407)(applicant: City of Tallahassee), and set the ordinance for public hearing on May 26, 2004 (*Option 1 recommended by Planning*)

**Item 34 – City Commission (Buckwood) Rezoning Ordinance No. 04-Z-37**, which would rezone 35.8 acres located in the Buckwood Subdivision, lying between Mahan Drive and Buck Lake Road, from RP to RP-1 and RP-2 (RZ-410) (applicant: City of Tallahassee), and set the ordinance for public hearings on May 26, 2004 and June 23, 2004 (*Option 1 recommended by Planning*)

**Item 35 – Proctor (Stanley & Gibson) Rezoning Ordinance No. 04-Z-40**, which would rezone 8.98 acres located on the east side of Capital Circle Northeast approximately 1,400 feet north of Mahan Drive, from OR-3 Office Residential & M-1 Light Industrial, to CP Commercial Parkway (RZ-413) (applicants: G.A. & S.G. Stanley, Luella S. Gibson & PBP, LLC, and set the ordinance for public hearing on May 26, 2004 (*Option 1 recommended by Planning*)

**Item 36 – Paul Russell Road Rezoning Ordinance No. 04-Z-41**, which would rezone 45.7 acres located on the east side of Paul Russell Road approximately 2,000 feet south of Old St. Augustine Road across from Darryl Drive from R-5 Manufactured Home and Single Family Detached District to R-4 Single, Two-Family and Multi-Family Residential District (RZ-414) (applicant: Moore Bass

Consulting, Inc.), and set the ordinance for public hearing on May 26, 2004 (*Option 1 recommended by Planning*)

**Item 37 – City Employees Pension Plans Amendments Ordinance 04-O-42**, set the ordinance for public hearing on May 26, 2004 (*Option 1 recommended by the City Treasurer-Clerk/Retirement Administration*)

**Item 38 – All Saints District Development Code Amendments Ordinance No. 04-O-43**, amending the Tallahassee Land Development Code to codify design and development review standards and processes for the All Saints District of the Gaines Street Urban Infill and Redevelopment Area, and set the ordinance for public hearings on May 26, 2004 and June 23, 2004 (*Option 1 recommended by Planning*)

**Item 39 – All Saints District Rezoning Ordinance No. 04-Z-44**, rezoning properties located in the All Saints District, lying south of Madison Street, west of M. L. King, Jr. Boulevard, north of the railroad, and west of Railroad Avenue, and amending the Official Zoning Map and Zoning Map in the Downtown Zoning Map series, from DI Institutional/Cultural/University Transition to four new zoning districts created for the All Saints District, and set the ordinance for public hearings on May 26, 2004 and June 23, 2004 (*Option 1 recommended by Planning*)

**Item 40 – 4784 Thomasville Road Voluntary Annexation Ordinance No. 04-O-45**, which would annex into the City of Tallahassee approximately 6.65 acres located on Thomasville Road south of Ox Bottom Road, currently zoned RP, and set the ordinance for public hearing on May 26, 2004 (*Option 1 recommended by the Office of the Mayor*)

**Item 41 – Municipal Elections Charter Amendment Ordinance No. 04-O-46**, providing for the date, manner and method of conducting municipal elections in the City of Tallahassee for the Offices of the Mayor and City Commissioners, and set the ordinance for public hearing on May 26, 2004 (*Option 1 recommended by the City Attorney*)

**Item 42 – Voted 5-0 to approve the staff's recommended options for **Inclusionary Housing** as follows (*recommended by Planning*):**

- Option 1: Initiate a proposed amendment to the Tallahassee *Land Development Code* requiring a mandatory inclusionary housing provision, as presented in Attachment #3 to the Agenda Item
- Option 2: Amend the Comprehensive Plan during the 2005-1 amendment cycle to revise the Glossary definition of "affordable housing" to no longer require the price of an affordable housing unit to be less than twice the upper limit of a low income household
- Option 3: Direct staff to establish or revise provisions addressing the governance and administration of a trust fund into which inclusionary housing fee in-lieu revenues are deposited; these provisions shall establish that the purpose of these funds are for the sole purpose of developing and creating affordable housing properties and structures
- Option 4: Direct staff to establish administrative provisions addressing the qualification and eligibility of households, and addressing the transfer of housing units to eligible households

**Item 43 – Voted 4-0 (Commissioner Gillum absent) to **authorize NCS to amend the Bethel Community Development Corporation (CDC)****

**contract and project** to expand its infill housing program to include five (5) lots in the Providence Neighborhood plus one (1) lot located adjacent to Providence, and to award Bethel CDC \$29,100 in State Housing Initiatives Program (SHIP) funds and \$56,700 in CRA funds to offset the additional costs of site development and construction of the six (6) lots, and \$60,000 of CRA funds to the Real Estate Department to purchase lots in Providence (*Option 1 recommended by NCS*)

**Item 44** – Voted 5-0 to **assist the NAACP in acquiring a permanent location for its offices in Frenchtown** by 1) approving City funding of \$50,000 to be used in the relocation of the Modern Cleaners Building at 611 N. Macomb Street to City owned property at 719 W. Brevard Street, 2) authorizing staff to enter into an agreement with the Tallahassee Chapter of the NAACP to provide \$50,000 in up front cost to assist with the building relocation, with the City to be responsible for the relocation, and 3) approving the execution of a 25-year land lease with the NAACP for an annual payment of \$2,680, with the NAACP having the option to purchase the land for \$100 at the end of the lease period (*Option 1 recommended by NCS*)

**Item 45** – Voted 5-0 to **provide a two-year bridge loan to the Frenchtown CDC**, in the amount of \$250,000 at 3% interest, from the CDBG funds set aside for Frenchtown revitalization, to be used to **purchase the historic Ashmore Antiques Building on West Brevard Street and add it to the proposed Frenchtown Village Marketplace development** (*Option 1 recommended by NCS*)

**Item 46** – Voted 5-0 to **accept into the City budget a grant, in the amount of \$30,000, from the Leon County Board of County Commissioners for the Transportation Disadvantaged Program** (*Option 1 recommended by the Metropolitan Planning Organization [MPO]*)

**Item 47** – Accepted the **Planning Department’s Sector Plan and Coordination Methodology Report** (*Option 1 recommended by Planning*)

**Item 48** – Voted 5-0 to approve the **award of a construction contract for the Bond Community Improvements - Osceola Street Project, Bid No. 0090-04-ER-BC, to North Florida Asphalt, Inc.**, low bidder meeting specifications, in the amount of \$489,051.50; and approve a supplemental appropriation, in the amount of \$73,500, from the Water RR&I/UB Fund into Master Project No. 04129 (Water Line Reloc./Adj.-FDOT/City) for water services construction on this project; and approve a non-scope change contingency, in the amount of \$52,000, to be awarded by the City Manager if needed for these contractual services (*Option 1 recommended by Public Works/Engineering*)

#### **Unagendaed Speakers:**

Mr. Ken Sumpter, President of the Big Bend Chapter of the P. B. A., and Mr. Mike Hadden, representing the Tallahassee Professional Firefighters, appeared before the Commission and thanked the Commissioners for introducing the amendments to the employees pension plans, which enhanced the benefits for officers and firefighters killed in the line of duty.

#### **City Commissioners’ Information and Sharing of Ideas:**

Commissioner Gillum reported on discussions he had held with a Leon County School Board Member, who had requested input from City staff on the Neighborhood Infrastructure Program and the issue of **South Side schools**.

Commissioner Katz provided an update on the status of relocating **The Shelter** from its current site on West Tennessee Street, and the need for an

alternative site for a homeless shelter. He stated that it was clear that the Hope Community and The Shelter could not share a common location because their goals were counterproductive, and he advised that a meeting would be held the following week to discuss an alternative safe haven facility.

Commissioner Lightsey determined from staff that the issue of **program management of the Neighborhood Infrastructure projects** was scheduled for consideration at the next regular meeting on May 26, 2004.

Commissioner Katz determined from staff that the **traffic calming methods** issue was scheduled for consideration at the next target issues workshop on May 19, 2004.

*CTC:RM:ecg:05-20-04*

### **City Commission Meeting Summary May 19, 2004**

The City Commission met in special target issues workshop session and took the following action (Commissioner Mustian absent):

Mayor Marks recognized the attendance of his son, John Marks, and his good friend, T. J. Rose.

**Item 1** – Received an update from Mayor Marks on **Economic Development activities** (*brought forward by Mayor Marks*)

**Item 2** – Received a staff overview of the **Integrated Resource Planning (IRP)** process, to project the City's electric energy needs over the next 10 years and what the City would need to do to meet the demand

Voted 4-0 (Commissioner Mustian absent) to authorize the Electric Utility to negotiate and the City Manager to execute a task order for Black & Veatch, under an engineering consultant continuing services agreement, to perform the 2004 Integrated Resource Planning (IRP) Study, in the amount of \$250,000; and authorize Phase I, in the amount of \$100,000, to be funded from FY2004 Project #04012 – Electric System Planning Resources, with Phase II, in the amount of \$150,000, contingent on the approval of the proposed FY2005 Capital Improvement Plan (CIP) Budget for the same project (*Option 1 recommended by Electric Utility*)

**Item 3** – Received a staff presentation updating the Commission on the **Residential Traffic Calming Program** and issues involving proposed revisions to the Residential Traffic Calming Program Procedures

Voted 4-0 (Commissioner Mustian absent) to authorize City staff to revise the **Residential Traffic Calming Procedures** to include recommended changes, including communication of polling outcome, Planning Criteria, Traffic Calming Assessment Program, and new technology (*Option 1 recommended by Public Works/Traffic Engineering*)

Directed staff to return in the near future with information on how to resolve the issue of including input from residents on adjacent streets

Voted 4-0 (Commissioner Mustian absent) to implement no additional traffic calming projects beyond the 16 projects already designed until staff could bring back a recommendation on how this new criteria would be implemented

**Item 4** – Received a Power Point presentation on the **Old City Waterworks Building and site**, and an analysis of issues identified by the Commission at its May 12, 2004 meeting relating to the historic restoration/preservation of the Old Waterworks Building structure and cistern, site improvements and potential relocation of active City water structures (*brought forward by Planning*)

Voted 2-2 (Commissioners Katz and Gillum opposed) denying a motion to reconsider the Commission prior action to de-obligate funding for the construction phase of the work

Ms. Beth LaCivita, Executive Director of the Tallahassee Trust for Historic Preservation, and Mr. Randy Lewis, Project Architect presenting the firm of Manausa, Lewis & Dodson Architects, Inc., appeared before the Commission relative to this item.

**Item 5** – DELETED FROM THE AGENDA a workshop on **Gaines Street Revitalization Plan** Improvements (*brought forward by Planning*) – moved to May 26, 2004

**Item 6** – DELETED FROM THE AGENDA a discussion on **Pension Funding** (*brought forward by the City Treasurer-Clerk*)

CTC:RM:ecg:05-24-04

CTC:RM:WP:tie:05-24-04

### **City Commission Meeting Summary May 26, 2004**

The City Commission met in regular session and took the following action:

Recognized 21 graduates of the Eighth Graduating Neighborhood Leadership Academy Class, the Class of the Spring of 2004, including:

**Item 1** – Received a presentation from Ms. Stacy McArthur, Associate Coordinator for World Changers, outlining the World Changers summer program where students provide home repair assistance to low income residents, noting that approximately 250 juveniles will visit Tallahassee to do repairs from a list provided by the City of Tallahassee through Code Enforcement

**Item 2** – **Held a meeting of the Pension Plan Board of Trustees**, with Board Member Joani Chase joining the Commissioners at the dais, and voted 6-0 to **accept and implement the actuarial report for the Employees' Defined Benefit Plan and Matched Annuity Pension Program**, as of September 30, 2003, prepared by the City's actuary and consultant for the pension plan, Mellon Human Resources & Investor Solutions (formerly Buck Consultants) -- projected by the City's Department of Management & Administration (DMA) staff to have an impact of approximately \$1.7 million on the General Fund based on current projects and assuming a 3% salary enhancement for employees in FY05 (*Option I recommended by the Treasurer-Clerk's Office/Retirement Administration*).

Ms. Cathy Turka, representing Mellon Human Resources & Investor Solutions, appeared before the Commission relative to this item.

**Consent Agenda Items 3, 5-6 and 8-18** – Voted 5-0 to approve the staff’s recommendations presented in Consent Agenda Items 3, 5-6 and 8-18, taking the following actions:

Item 3 – **Approved the reappointment of Darrin Holloman to serve on the Sinking Fund Commission**, to a term expiring June 2007 *(recommended by the Mayor)*

Item 4 – *PULLED FOR DISCUSSION AND A SEPARATE VOTE a request to approve the purchase of 10 Fleet replacement trucks (brought forward by Fleet Management)*

Item 5 – **Authorized staff to execute a contract with Selectron Technologies, Inc., for the acquisition of an upgrade to the City’s existing VoicePermits system**, including additional features and implementation services, in an amount not to exceed \$60,000 plus annually recurring license and support costs of \$5,865, with Leon County to pay 50% of the total costs pursuant to the Permit Tracking and Enforcement System (PETS) Interlocal Agreement *(Option 1 recommended by the Chief Information Services Officer [CISO])*

Item 6 – **Approved a contract to expand implementation services with DynTek**, the City’s network security vendor, along with DynTek’s partner, Bindview, **to implement Active Directory for the City’s networked server**, in the amount of \$133,000, with funding from FY2004 Network Upgrade Project #04-053 *(Option 1 recommended by the Department of Management & Administration [DMA]/Information Systems Services [ISS])*

Item 7 – *DELETED FROM THE AGENDA an item regarding the award of a three-year contract for Uniform Services Bid No. 0105-04-SB-TC (brought forward DMA/Procurement Services) – moved to June 2004*

Item 8 – Approved the selection committee’s recommendation and **authorized staff to participate in a five-year Joint Price Agreement (JPA) for the purchase of Overhead Primary and Secondary Wire, and Underground Secondary Cable Procurement Partnership Contract with Electric Supply of Tampa, Inc. (ESOTI)**, for a five-year period beginning June 1, 2004, pursuant to terms and conditions of Joint Utility Proposal 1593-OQ and the contract dated March 24, 2004 – at an annual estimated cost to the City of \$300,000, with funding from City projects using the wire and cable

Item 9 – **Authorized staff to purchase an upgraded server from IBM**, under State Contract No. 250-000-03-1, **and software licenses and maintenance from Oracle**, under State Contract No. 252-002-00-1, in the amount of \$137,818, **to meet the growing need for Geographical Information System (GIS) data** *(Option 1 recommended by CISO)*

Item 10 – **Approved City participation in a cooperative purchasing agreement to implement the City’s Hot In-Place Asphalt Recycling maintenance strategy through a contract between Escambia County and Cutler Repaving, Inc.**, at an estimated cost of \$110,000, from the Street Resurfacing Program Project No. 04-087 (Gas Tax Fund) *(Option 1 recommended by Public Works/Streets & Drainage)*

Item 11 – **Approved the award of a contract for the replacement of carpet and related services in the Growth Management section of the Gemini Building to Mohawk Carpet Distribution, LP**, utilizing a State contract, in the amount of \$62,931.09 (*Option 1 recommended by Public Works/Real Estate*)

Item 12 – **Approved a bid award for elevator repairs (overhaul and modernization) at the Eastside Garage to Kone, Inc.**, low bidder, in the amount of \$124,878 (*Option 1 recommended by Public Works/Real Estate*)

Item 13 – **Approved the negotiated purchase of 0.79 acres of property with a church facility, located at 2336 Capital Circle Southeast, from Living Waters Church International, Inc.**, in the amount of \$400,000, plus statutory attorney fees of \$14,850, appraisal fees of \$4,700 and estimated closing costs of \$3,000, for a total expenditure of \$422,500 from Sales Tax funds allocated in Project No. 96398 – necessary for the Orange Avenue Extension Phase II Project (*Option 1 recommended by Public Works/Real Estate*)

Item 14 – **Approved Change Order No. 3 to address final contract pay item quantity adjustments, in the deductive amount of (\$103,609.50), to the contract with SANDCO, Inc., for the FEMA Pond Restoration Project** (Pond Set 2), Contract No. 534, for a total contract amount of \$598,880.50 (*Option 1 recommended by Public Works/Engineering*)

Item 15 – **Approved the Oak Ridge Place Subdivision Plat**, consisting of 19.756 acres, subdivided into 71 lots, located on Ross Road, approximately 575 feet east of Shelfer Road, planned for development as single-family attached residential by John R. and Linda L. Desilets (*recommended by Public Works/Engineering*)

Item 16 – **Approved the Carolina Oaks Subdivision Plat**, consisting of 2.02 acres, subdivided into 11 lots, bounded on the north partially by Georgia Street and partially by the remainder of Lot 8 Northwest Addition, on the south by Carolina Street, on the east by the remainder of Lots 7 and 12 of the Northwest Addition, and on the west by the remainder of Lots 9 and 11 of the Northwest Addition, planned for development as single-family detached by the Bethel Missionary Baptist Church, with Dr. R. B. Holmes as Pastor (*recommended by Public Works/Engineering*)

Item 17 – **Approved a supplemental appropriation**, in the amount of \$500,000, **to Project No. 04129 (Water Relocations/Adjustments for the Florida Department of Transportation [FDOT], Leon County, and the City of Tallahassee)**, from the unappropriated balances in the Water RR&I Funds, required to complete water facility relocations and adjustments within established construction schedules for roadway and stormwater projects (*Option 1 recommended by Water Utility/Engineering*)

Item 18 – **Approved the minutes of the March 31, 2004 Regular City Commission Meeting** (*recommended by the City Treasurer-Clerk/Records Management*)

**Item 4** (pulled for discussion) – Voted 5-0 to **approve the purchase of two (2) trucks, replacements for Solid Waste/Roll-Off and Multi-Lift Vehicle #3661, and Water Utilities/Pumping Stations Vehicle #9417**, which met the new policy guidelines, pursuant to the pricing, terms and conditions of IFB #0110-04-KR-BP (*brought forward by Fleet Management*)

**Item 18.1 – Received an update on the Downtown Community Redevelopment Area (CRA)**, indicating the issue would be brought to the next Commission meeting with a final draft distributed a week ahead of the meeting (*presented by Commissioner Mustian*); urged making this a top priority and requested that a tight financial analysis be brought back with this report

**Item 19 – Voted 5-0 to authorize the Public Works Department to negotiate with the Program of Learning Center, Inc., d/b/a Florida Youth Conservation Corps (FYCC) for the construction of three (3) Providence Neighborhood Sidewalk Improvements** (#33 Hillsborough Street, #35 Warwick Street, and #36 Callen Street), which had been approved as part of the Neighborhood Infrastructure Enhancement Program (*Option 1 recommended by Public Works/Project Management*)

The following FYCC representatives appeared before the Commission relative to this item:

- Mr. Burt Colom, Executive Director
- Mr. Terry Blackmon, Controller
- Mr. Jay Lasita, Legislative Affairs Consultant
- Mr. Rafael Romero, Field Operations Coordinator

**Item 20 – Voted 5-0 to authorize the City Manager to execute a Letter of Authorization with The LPA Group, Inc., for General Engineering Services**, in the amount of \$352,480.06, under BP2000 GEC Contract No. 597; and direct The LPA Group to commence work immediately, as defined in the Scope of Services **in support of the Neighborhood Infrastructure Enhancement Program**, as presented with the agenda item (*Option 1 recommended by Public Works/Project Management*)

**Item 21 – Received a presentation and final report by the City of Tallahassee’s lobbying team** -- Legislative Liaison Dinah Hart and the City’s lobbyists, Ron Book, Sean Pittman, Bill Peebles, Alan Pitman and their staffs -- regarding their lobbying successes on behalf of the City in the 2004 Legislative Session and providing some insight on significant issues for the City that were anticipated for the 2005 Legislative Session (*brought forward by the Mayor’s Office/Legislative Liaison*); commended the lobbying team for a good job

**Item 22 – Discussed the Gaines Street Revitalization Plan implementation in conjunction with Public Hearing Item 32** (*brought forward by Planning*)

**Item 22.1 – Voted 5-0 to join in the dedication and approve the Sugar Creek Plaza Subdivision Plat**, consisting of 21.43 acres, subdivided into two (2) lots, bounded on the north and west by unplatted land, and on the south and east by Sharer Road, planned as commercial development by T. B. M., LLC, with Edward Rogers as Manager (*recommended by Public Works/Engineering*)

**Item 23 – Held a public hearing and voted 5-0 to adopt John Whetsel/Chadwick Properties Abandonment Ordinance No. 04-O-23**, introduced on May 12, 2004, abandoning an unpaved portion of the Hillsborough Street right-of-way, located on the north side of Stuckey Avenue, subject to the findings and conditions of the Planning Commission, so that the property would revert to the adjacent homeowners (*Option 1 recommended by Planning*)

There were no speakers on this item.

**Item 24 – Held a public hearing and voted 5-0 to adopt Midflow Street Abandonment Ordinance No. 04-O-32**, introduced on May 12, 2004, abandoning an unpaved portion of the Midflow Street right-of-way, located on the south side of Yorkshire Drive, approximately 350 feet west of Oxford Road, subject to conditions of the Planning Commission and based on the Planning Commission’s finding that not constructing the interconnect would not negatively affect the collector or arterial roadway system since alternative interconnections were available, and the subject right-of-way had remained unimproved between the two residential areas for over 40 years (*Option 1 recommended by Planning*)

Ms. Ginny Helwig, 2332 Yorkshire Drive, appeared before the Commission in support of this item.

**Item 25 – Held a public hearing and voted 4-1 (Commissioner Lightsey opposed) to adopt Carlton Dean Rezoning Ordinance No. 04-Z-33AA**, introduced on May 12, 2004, rezoning approximately one (1) acre located on the southwest side of Capital Circle Northeast, approximately 900 feet south of Lonnbladh Road, from OR-1 Office Residential to OR-3 Office Residential, as changed by the applicant, R. Carlton Dean, based on the finding of the Planning Commission that OR-3 would alleviate the potential incompatibility problems by allowing less intense development than would be allowed by the CP zoning (*Option 1 as amended recommended by Planning*).

There were no speakers on this item.

**Item 26 – Held a public hearing and voted 5-0 to adopt Gramercy Place Rezoning Ordinance No. 04-Z-34**, introduced on May 12, 2004, rezoning approximately 4.4 acres located on the south side of Miccosukee Road, approximately 300 feet south of Capital Medical Boulevard, from R-3 Single and Two-Family Residential zoning district to the PUD Planned Unit Development zoning district, and adopt the associated PUD concept plan (RZ-409), as requested by the owners and applicants, Wilton Miller and Robert Olive (Gary Zins, property optionee; Mark Cooper, DEC Engineering, the agent), **subject to conditions recommended by the Planning Commission** (*Option 1 recommended by Planning*)

There were no speakers on this item.

**Item 27 – Held a public hearing and voted 5-0 to adopt City Commission (Dempsey Mayo Road and US-90) Rezoning Ordinance No. 04-Z-36**, introduced on May 12, 2004, rezoning 6.53 acres located at the northwest corner of the intersection of Dempsey Mayo Road and Mahan Drive, from RP Residential Preservation to RP-2 Residential Preservation 2 (RZ-407) (applicant: City of Tallahassee) (*Option 1 recommended by Planning*)

There were no speakers on this item.

**Item 28 – Held the first of two public hearings on City Commission (Buckwood) Rezoning Ordinance No. 04-Z-37**, introduced on May 12, 2004, which would rezone 35.8 acres located in the Buckwood Subdivision, lying between Mahan Drive and Buck Lake Road, from RP to RP-1 and RP-2 (RZ-410) (applicant: City of Tallahassee); and **announced the adoption hearing scheduled for June 23, 2004** (*Option 1 recommended by Planning*)

There were no speakers on this item.

**Item 29 – Held a public hearing and voted 5-0 to adopt Proctor (Stanley & Gibson) Rezoning Ordinance No. 04-Z-40**, introduced on May

12, 2004, rezoning 8.98 acres located on the east side of Capital Circle Northeast, approximately 1,400 feet north of Mahan Drive, from OR-3 Office Residential & M-1 Light Industrial, to CP Commercial Parkway (RZ-413) (applicants: G.A. & S.G. Stanley, Luella S. Gibson & PBP, LLC -- based on the findings of the Planning Commission (*Option 1 recommended by Planning*))

Ms. Nancy Linnan and Mr. Eddie Bass, representing Proctor & Proctor, Inc., indicated their availability to answer question on this item.

**Item 30 – Held a public hearing and voted 5-0 to adopt Paul Russell Road Rezoning Ordinance No. 04-Z-41**, introduced on May 12, 2004, rezoning 45.7 acres located on the east side of Paul Russell Road, approximately 2,000 feet south of Old St. Augustine Road across from Darryl Drive, from R-5 Manufactured Home and Single Family Detached District to R-4 Single, Two-Family and Multi-Family Residential District (RZ-414) (applicant: Moore Bass Consulting, Inc.) -- based on the findings of the Planning Commission (*Option 1 recommended by Planning*)

Ms. Nancy Linnan and Mr. Eddie Bass, representing Pepper Ghazvini, indicated their availability to answer questions on this item.

**Item 31 – Held a public hearing and voted 5-0 to adopt Pension Plans Amendments Ordinance 04-O-42**, introduced on May 12, 2004, amending the General Employees', Police Officers' and Firefighters' Pension Plans by enhancing City employees' death in the line of duty pension benefits and providing certain "housekeeping" and "clean-up" language (*Option 1 recommended by the City Treasurer-Clerk/Retirement Administration*)

There were no speakers on this item.

**Item 32 – Held the first of two public hearings on All Saints District Development Code Amendments Ordinance No. 04-O-43**, introduced on May 12, 2004, which would amend the Tallahassee Land Development Code to codify design and development review standards and processes for the All Saints District of the Gaines Street Urban Infill and Redevelopment Area; and announced the adoption public hearing scheduled for June 23, 2004 (*Option 1 recommended by Planning*)

Mr. Rick Barnett, 1901 Miller Landing Road (32312), appeared before the Commission in opposition to this item.

Received a brief staff presentation and held a workshop discussion relative to development standards for existing and proposed zoning districts in the All Saints area; suggested that the staff bring back an option for addressing Mr. Barnett's property and his issues relating to height and setbacks; requested that the staff bring back some matrices showing a comparison of the existing and proposed development standards such as height, floor area ratio and setbacks; requested information on the development standards in a clear fashion to preclude incompatibilities, to help get some mixed use development, and to address non conformities

Also, discussed establishing interim guidelines for the Gaines Street area west of Railroad Avenue

**Directed staff to initiate the process for establishing the Design Commission**, a new City appointed committee (*Option 3 recommended by Planning*)

**Item 33 – Held the first of two public hearings on All Saints District Rezoning Ordinance No. 04-Z-44**, introduced on May 12, 2004, which

would rezone properties located in the All Saints District, lying south of Madison Street, west of M. L. King, Jr. Boulevard, north of the railroad, and west of Railroad Avenue, and amend the Official Zoning Map and Zoning Map in the Downtown Zoning Map series from DI Institutional/Cultural/University Transition to four new zoning districts created for the All Saints District; and announced the adoption public hearing scheduled for June 23, 2004 (*Option 1 recommended by Planning*)

Mr. Rick Barnett, 1901 Miller Landing Road (32312), re-appeared before the Commission in opposition to this item.

**Item 34 – Held a public hearing and voted 5-0 to adopt 4784 Thomasville Road Voluntary Annexation Ordinance No. 04-O-45**, introduced on May 12, 2004, annexing into the City of Tallahassee approximately 6.65 acres located on Thomasville Road south of Ox Bottom Road, currently zoned RP – planned by the owner for subdivision of the property into 24 upscale home sites (*Option 1 recommended by the Office of the Mayor*)

There were no speakers on this item.

**Item 35 – Held a public hearing and voted 5-0 to adopt Municipal Elections Charter Amendment Ordinance No. 04-O-46**, introduced on May 12, 2004, providing for the date, manner and method of conducting municipal elections in the City of Tallahassee for the Offices of the Mayor and City Commissioners (*Option 1 recommended by the City Attorney*)

There were no speakers on this item.

Confirmed with staff that this would make the City elections consistent with the County elections

#### **Unagendaed Speakers:**

Mr. Eugene Danaher, 10263 Thousand Oaks Circle, appeared before the Commission and discussed the Commission meeting protocol, urging the Commission to change its policy to allow citizens to speak on any item at the start of the meeting and suggesting that the Commission attempt to become more citizen friendly so that citizens desiring to speak were not left waiting while the Commissioners took a dinner break.

Mr. Louis Rothman, 1017 Piney Z Plantation Road, appeared before the Commission and objected to spending tax dollars to restore the Old Waterworks Building. He also stated that with regard to a recent news article regarding minority contractors being treated unfairly, the criteria for awarding bids should be based on qualifications, experience, bond performance and price; and suggested that race should not be a consideration because times had changed and the City must move on.

Mr. Randy Lewis, representing MLD Architects, the Tallahassee Trust for Historic Preservation and the Architectural Review Board, appeared before the Commission in support of preserving the Old City Waterworks Building.

#### **City Commission Information & Sharing of Ideas:**

**Item 36 –** Discussed a proposal by Commissioner Katz that the staff develop a priority list related to historic preservation in this community, and

bring back an estimate on the associated costs and a comprehensive evaluation in the context of what the community could afford along with funding options for the identified priorities

Directed the staff to make inquiries to State officials on whether the process for spending the historic preservation grant awarded for the preservation of the **Old City Waterworks Building** on Gaines Street could be extended to allow the City to address the issue in its upcoming budget process and to also determine whether the grant could be accepted if the property was subsequently sold for private use

Also, discussed the Commission's use of Robert's Rules of Order, and Mayor Marks asked that the Commission give some thought to codifying the Commission's meeting rules

#### **Unagendaed -**

Commissioner Lightsey gave a brief update on stormwater issues she and County Commissioner Thael had been working on, indicating she had asked to have the issue agendaed for the July 7, 2004 Commission meeting, noting that she would provide a final report to the Commissioners a week before that date.

*CTC:RM:ecg:05-28-04*

*CTC:RM:WP:tie:06-04-04*

### **City Commission Meeting Summary May 27, 2004**

#### **Joint City-County Commission Workshop on Proposed Cycle 2004-2 Amendments**

The City Commission met in special joint workshop session with the Leon County Board of County Commissioners (County Commission) and took the following action (with Mayor Marks absent):

Held a joint workshop discussion on Proposed Cycle 2004-2 Amendments to the 2010 Tallahassee-Leon County Comprehensive Plan for the purpose of confirming City and County positions on the amendments:

- **The County Commission voted 7-0 to affirm the County Commission's positions as presented on the Consent agenda items.**
- **The City Commissioner Gillum voted 4-0 (Mayor Marks absent) to affirm the City Commission's positions as presented on the Consent agenda items.**

By these votes, the Commissions confirmed the City and County positions on the amendments as follows:

**PROPOSED CYCLE 2004-2 COMPREHENSIVE PLAN AMENDMENTS**

Item #	Amendment To:	Nature of Proposed Amendment	City/County Position
<b>2004-2-M-001</b>	<i>Amendment Withdrawn prior to Staff Review</i>		
<b>2004-2-M-002</b>	FUTURE LAND USE MAP (Fronting on the North side of East Park Avenue between Belmont Road and Ferndale Drive )	From: Residential Preservation To: Neighborhood Boundary 9.32 Ac.	<b>DENY</b>
<b>2004-2-M-003</b>	FUTURE LAND USE MAP (Fronting on the South side of Old St. Augustine Road, just East of Calle de Santos Road)	From: Urban Fringe To: Mixed Use A 97.0 Ac. Also, include entire property within the Urban Service Area	<b>DENY</b>
<b>2004-2-M-004</b>	FUTURE LAND USE MAP (Fronting on the South side of Interstate 10, West of Old Bainbridge Road and North of Portland Avenue)	From: Residential Preservation To: Mixed Use A 9.72 Ac.	<b>APPROVE</b>
<b>2004-2-M-005</b>	FUTURE LAND USE MAP (Fronting on the South side of Natural Bridge Road and the West side of Old Plank Road)	From: Rural To: Urban Fringe 1,622.00 Ac.	<b>DENY</b>
<b>2004-2-M-006</b>	FUTURE LAND USE MAP (Property fronting on both sides of West Call Street, North side of the bike trail, and the West side of Stadium Drive and Murphree Street)	From: Mixed Use C To: University Transition 54.75 Ac.	<b>APPROVE</b>
<b>2004-2-M-007</b>	FUTURE LAND USE MAP (South side of West Tharpe Street and the East side of Old	From: Residential Preservation To: Mixed Use A	<b>APPROVE</b>

	Bainbridge Road)	2.11 Ac.	
<b>2004-2-M-008</b>	FUTURE LAND USE MAP (South side of Tower Road, West of Bombadil Drive)	From: Rural To: Mixed Use A 79.15 Ac. Also, move USA boundary to include property within the Urban Service Area	<b>APPROVE</b>
<b>2004-2-T-009</b>	CONSERVATION ELEMENT Policy 2.1.7	Changes date from 2004 to 2005 requiring adoption of stormwater retrofit programs into the Comp Plan	<b>APPROVE</b>
<b>2004-2-T-010</b>	UTILITIES - STORMWATER MANAGEMENT SUB-ELEMENT Policy 1.4.2	Changes date from 2005 to 2006 requiring adoption of stormwater retrofit plan.	<b>APPROVE</b>
<b>2004-2-T-011</b>	LAND USE ELEMENT Narrative of University Transition	Re-write of narrative intent of University Transition future land use category.	<b>APPROVE</b> <b>With modification</b> <b>(discussion of Education Quadrant)</b>
<b>2004-2-T-012</b>	TRANSPORTATION ELEMENT Functional Classification Maps	Updates functional classifications of portions of Blair Stone and Bradfordville Roads	<b>APPROVE</b>
<b>2004-2-T-013</b>	INTERGOVERNMENTAL COORDINATION ELEMENT Policies 2.1.3 & 2.1.4	Strengthens the requirements for the annexation process.	<b>APPROVE</b>

- Mr. M. E. Adelson, 3387 E. Lakeshore Drive, legal counsel for the applicants of Amendment 2004-2-M-002, appeared before the Joint Commission in support of that amendment.
- Mr. William Merrell, 127 Willaura Circle, resident representative of Inglewood Neighborhood, appeared before the Commission in

opposition to Amendment 2004-2-M-002.

Confirmed the next meeting on these amendments scheduled for June 17, 2004, at which time public input would be taken in a joint public hearing before the Commissions voted on the transmittal of the tentatively approved amendments to the Florida Department of Community Affairs (FDCA) for review as to consistency with the State Comprehensive Plan regulations

received a short presentation on the Multimodal Transportation District concept, briefly discussed how this concept could further the University Transition and Education Quadrant concepts, and concurred in authorizing a future joint workshop discussion on the issue; the County Commission authorized staff to delay the submittal of an Education Quadrant amendment until after the July cycle of amendments

*CTC:RM:ecg:06-24-04*

*CTC:RM:WP:tie:06-29-04*

### **City Commission Meeting Summary June 9, 2004**

The City Commission met in regular session and took the following action:

Held a moment of silence recognizing the passing of President Ronald Reagan

Announced that City Manager Favors had been called out of town on a family emergency

**Item 1** – Presented a **proclamation recognizing the annual Celebrate America event scheduled for July 4, 2004 at Tom Brown Park**; thanked the sponsors and Mr. Randy Trousdell and Ms. Kathleen Flynn, representing the City Parks & Recreation Department, for their help with this event.

The following persons appeared before the Commission relative to this item:

Ms. Susie Busch Transou, Ms. Anna Southerland and Ms. Kristin Black, representing Tri-Eagle Sales, performance sponsor; and Mr. Mike Fields and Ms. Kelly Patterson, representing the Bank of America, fireworks sponsor, appeared before the Commission relative to this item.

Mr. Billy Holder, Executive Director of Celebrate America, accepted the proclamation, and expressed appreciation for the City's support and involvement. He also announced that he had received word that day that Anesthesiology Associates was joining them as a fireworks sponsor.

**Item 2** – Presented a **proclamation recognizing the following members of the 2004 Tallahassee Electric Utility Rodeo Team** in recognition of their accomplishments in the 2004 Florida Municipal Electric Association Linemen's Competition held in Ocala, Florida, and in the Southeast Electrical Association Linemen's Rodeo and Competition held in Perry, Georgia:

- Wayne Weaver - Spokesman
- Mike Hatcher - Accepted Proclamation
- Toney Spivey
- Lamar Allen
- Heath Gebhart
- Terry Cobb
- Garrett Padgham
- Doug Bedford
- Robert Bass
- Andy Lackey
- Ronald Murphy

**Item 3** – Presented a **proclamation recognizing the following 2004 People to People Student Ambassadors** for their outstanding leadership, and recognized/applauded the students in the program who were in attendance:

Middle School Students

Bryce Burnett, Erin Carney, Christine LaBatt, Michelle Fray, Max Herrle, Lynden Langford, Douglas Miller, Scott Miller, Samantha Roberts, Dana Terry, Megan Walker, Caitlin Waters, Ryan Waters, and Kaylin Willis.

High School Students

Stephanie Allen, Ginger Baker, Bud Baker, Bryce Buchanan, Binky Casey, Anthony Godfrey, Neal Goree, Caitlyn Gragg, Max Gross, Meryl Herran, Josh Hurst, Jessica Jones, Mallory Kittrell, Meredith Lanier, Ray Lasseter, Ely Mathes, Katherine McElreath, Christi Merritt, Lydia Monroe, Adam Moran, David Neely, Sarah Reilly, Chase Revell, Jordan Robertson, Catherine Robinson, Kyla Varnedoe, Michael Volansky, Joanna Wekezer, and Jessika Westbrook

High school students Stephanie Allen and Bud Baker, and middle school students Ryan Waters and Doug Miller appeared before the Commission and accepted a proclamation for each group of students.

**Item 4** – On behalf of the City Commission and the City organization, Police Officer and Naval Lieutenant J. G. “Mike” Vonstein presented Mayor Marks and each City Commissioner with a **U. S. Department of Defense Patriotic Employer Award** in recognition of the support given to those City employees who were called to active duty in the Middle East

**Consent Agenda Items 5-18** – Voted 5-0 to approve the staff’s recommendations presented in Consent Agenda Items 5-18, taking the following actions:

Item 5 – **Appointed James B. Thomas, Jr. to serve on the City’s Audit Committee** to a term expiring June 2007, replacing Robert Bacon (*recommended by the Mayor*)

City Auditor Sam McCall introduced Mr. Thomas and the Mayor thanked Mr. Thomas for agreeing to serve on the City's Audit Committee.

Item 6 – Approved the award of a **construction contract for the Tallahassee Regional Airport Passenger Loading Bridges Improvements Project to Thyssenkrupp Airport Systems, Inc. of Fort Worth, Texas**, low bidder meeting specifications, in the amount of \$1,730,020.26 (*Option 1 recommended by Aviation/Airport Capital Program Administration*)

Item 7 – Approved the **issuance of Task Order 02514-4, for construction management of Substation BP-3 Reconstruction, to Fred Wilson and Associates, Inc.**, continuing consultant under Contract No. 00C0318, in the amount of \$167,144 (*Option 1 recommended by Electric/Power Engineering*)

Item 8 – Approved the **renewal of a term contract for an additional year with All Florida Electric**, electrical contractor for electric system substations, at the original prices for labor and materials (*Option 1 recommended by Electric/Power Engineering*)

Item 9 – Authorized the **purchase of electric system protective relays for installation in metalclad switchgear from Schweitzer Engineering Laboratories**, sole source provider, in the amount of \$82,721.60 (*Option 1 recommended by Electric/Power Engineering*)

Item 10 – Approved the **award of a three-year term contract, for the provision of coffee service to the City, with Community Coffee Company LLC**, low bidder meeting specifications, in the estimated amount of approximately \$70,000 annually, with an option to renew the contract for one additional year if service and prices are deemed satisfactory by staff (*Option 1 recommended by Procurement Services*)

Item 11 – Approved the selection committee's ranking and recommendation of the following highest-scored firms, and authorized staff to **enter into a four-year contract with each of the five firms to furnish General Contractor Services** (to include a three-year basic period and one-year extension option) (*Option 1 recommended by Procurement Services*):

- Council Contracting, Inc., of Tallahassee, Florida
- Concrete Services, Inc., of Quincy, Florida
- PRO SERV Sanders, Inc., of Sanford, Florida
- Rippee Construction, Inc., of Tallahassee, Florida
- The Ingram Group, LLC, of Tallahassee, Florida

Item 12 – Approved the award of a three-year term **contract for the purchase of uniform services** (Bid No. 0105-04-SB-TC) **to G & K Services, of Jacksonville, Florida**, low bidder meeting specifications, in an estimated amount of \$400,000 per year; authorized staff to enter into a contract for the period June 1, 2004 through May 31, 2007; and authorized the use of this contract by City departments as the need arises (*Option 1 recommended by Procurement Services*)

Item 13 – Approved the selection committee's recommended ranking, and authorized staff to **negotiate and execute continuing**

**services contracts with the following top ten ranked firms for stormwater management continuing engineering consultant services (RFP #0096-04-ER-TC) (*Option 1 recommended by Public Works/Stormwater Management*):**

- Greenman – Pedersen, Inc.
- Post, Buckley, Schuh & Jernigan, Inc.
- Baskerville-Donovan, Inc.
- URS Corporation
- George I& Hutcheson, Inc.
- Singhofen & Associates, Inc.
- Varnum & Associates, Inc.
- Watershed Concepts
- Poole Engineering & Surveying, Inc.
- Spectra Engineering & Research, Inc.

Item 14 – Approved the **award of a construction contract, for Park Terrace & Parkside Stormwater Improvements (Bid #0131-04-ER-BC), to Allen’s Excavation, Inc.**, low bidder meeting specifications, in the amount of \$2,439,298; also, consistent with City Commission Capital Projects Management Policy, **approved a non-scope change contingency** for these contractual services to be awarded by the City Manager, if needed, in the amount of \$240,000; and **approved a supplemental appropriation**, in the amount of \$125,000, from the Water RR&I/UB for the water portion of this project (*Option 1 recommended by Public Works/Stormwater Management*)

Item 15 – Approved the **purchase of property at 2054 Doomar Drive from Charles and Dorinda Toplansky**, in the negotiated amount of \$145,000 plus closing costs estimated at \$1,500 and moving expenses of \$1,773.50, for a total expenditure of approximately \$148,273.50, based on the Commission’s revision of the original "100 foot Rule" for the acquisition of properties impacted by the Blair Stone Road Northern Extension Project (*Option 1 recommended by Public Works/Real Estate*)

Item 16 – Approved a **seven-month extension to December 31, 2004 of the contract with Greenhorne & O’Mara, for construction management services on the Blair Stone Road Northern Extension Project**, for a fee of \$174,000 (*Option 1 recommended by Public Works/Engineering*)

Item 17 – Approved the issuance of a **purchase order, for the purchase of two 24-inch valves and two 30-inch valves, along with associated pipe and fittings, to Corcel Corporation of Miami, Florida**, low bidder meeting specifications (Quote No. 0146-04-RM-QP), in the amount of \$94,141.70, to be installed by City staff on the force main manifold that discharges into the Thomas P. Smith Water Reclamation Facility on Springhill Road, allowing the separate isolation of the multiple force mains discharging into that sewage treatment plant (*Option 1 recommended by Water Utility/Distribution & Collection*)

Item 18 – **Approved the minutes** of the following City Commission meeting (*recommended by the City Treasurer-Clerk/Records Management*):

**Item 19** – Received an update from Commissioner Mustian on negotiations with Leon County regarding an **Interlocal Agreement on the Community Redevelopment Agency (CRA) Downtown Area**

**Item 19.1** – By consensus, **introduced Ordinance 04-O-60, which would establish the Downtown District Community Redevelopment Area (CRA) Trust Fund**, and set the ordinance for public hearing on June 23, 2004 (*Option 1 recommended by the City Attorney*)

**Item 20** – Voted 5-0 to **approve the advance funding of a \$225,000 grant to the Mary Brogan Museum for Fiscal Year 2005** and authorize the City Manager to release those grant funds to the Museum by July 1, 2004 (*Option 1 recommended by the Department of Management & Administration [DMA]/Office of Budget & Policy*)

Requested that in the future, the staff provide some analysis of the cost to the City in terms of lost interest, etc., particularly in view of the City's current budget situation

**Item 21** – Voted 5-0 to **approve the Fair Market Value determination of the Talquin Electric Cooperative facilities transfer to the City of Tallahassee** at \$2,135,685.42, including stranded costs, Oak City Substation electrical equipment and real property, **and adjustments for previous payments, including distribution facilities and 4.792 acres of real property on Capital Circle Northwest just south of Commonwealth Boulevard**; and authorized a supplemental appropriation, in the amount of \$550,000, to Work Order 04038 "Purchase of Talquin Facilities" (*Option 1 recommended by Electric/Power Engineering*)

Requested that the staff provide a map reflecting the properties the City was purchasing from Talquin

**Item 22** - Accepted a **status report on the completion of the Municipal Code Enforcement Lien Amnesty Program**, indicating the program had been successful in that it had resulted in 41% of properties applying for amnesty receiving reduced fines, 44% being brought into compliance, the collection of outstanding lot mowing liens and outstanding demolition liens, and reporting the intent to turn over all liens more than 90 days old to the Jordan Holmes Law Firm for collection and possible foreclosure (*presented by the City Attorney*)

**Item 22.1** – Voted 5-0 to **approve a proposed interlocal agreement with Leon County governing the operations of the Downtown District Community Redevelopment Area (CRA)**, and authorize the Mayor to execute the interlocal agreement inclusive of some technical corrections that would be made by the City and County Attorneys (*Option 1 as amended recommended by Economic Development*)

Directed the staff and the City Attorney to bring back a proposal providing clarity on how the new 1-cent Tourist Development Tax would be handled, i.e., where it would be deposited and how it would be held, and financing options for the City's share of these revenues

**Unagendaed Speaker:**

Mr. Louis Rothman, 1017 Piney Z Plantation Road, appeared before the Commission and discussed the City's progress

**Carry-over Business from Target Issue Workshop, Item 3:**

Received a staff presentation and discussed the staff's recommendations on the **Frenchtown-Springfield Historic Preservation Overlay (HPO) District**

Voted 5-0 to move forward with the HPO designation in the Frenchtown-Springfield District and look at design standards and specific boundaries at a later date

Suggested that notice be provided to the occupants of those houses that were not owner-occupied as well as to the owners

Directed staff to bring back the following information as quickly as possible:

- A breakdown on recurring costs to the government that could result from the giving the area an HPO designation
- Possible sources of funding for historic preservation in the HPO areas
- Implications of the staff's recommended options
- Detail on the area to be included in the HPO
- A clear definition of where the Bethel Community Development Corporation (CDC) and other CDCs were in the process
- A list of the regulated work items requiring a property to go to the Architectural Review Board for review
- Any additional citizen concerns that were received

**City Commission Information / Sharing of Ideas:**

Discussed the Mayor and Commissioners' recent trip to Madison, Wisconsin, to study that city's strategy for downtown redevelopment and revitalization

Commissioner Katz requested that the staff pull together needed information on the Waterworks rehabilitation issue.

Commissioner Mustian requested that the staff provide a report on the Sales Tax Projects as he would like an opportunity to revisit that issue.

*CTC:RM:ecg:06-11-04*

*CTC:RM:WP:tie:06-16-04*

**City Commission Meeting Summary  
June 9, 2004**

The City Commission met in special target issues workshop session and took the following action:

**Item 1** – Received a **status report on activities of the Student Affairs Advisory Committee (SAAC)**, including subcommittee activities in the following focus areas, and indicating the next report would be brought to the Commission in August or September 2004 (*brought forward by Commissioner Gillum*):

Student Lifestyle/Behaviors & Landlord/Tenant Issues (merged)

to address ways to transition from student living to neighborhood communities, inadequate parking in residential areas, and behaviors of guests and alcohol responsibility; and to develop educational resources to inform tenants of rights and responsibilities and recommend how the City could address issues surrounding landlords and tenants (e.g., dispute resolution, a "How-To" guide for renters, legal services)

Future Growth and Development – Master Plan

to address where future development would be concentrated, how this tied into the educational institutions' master plans, and the feasibility of student zones for neighborhoods, and to include discussions on student preferences on housing locations and environmental preferences

Transportation Specific to TalTran

to develop ways to improve and enhance inner city multi-modal transportation with specific attention to campus/city transit

Communication

to design innovative ways for the City to communicate with and provide information to its student constituents and local postsecondary educational institutions

The Commission ascertained that the SAAC work on student transportation needs was being coordinated with the work being done through the Metropolitan Planning Organization (MPO) on regional transportation needs.

**Item 2** – Began the **TalTran Renaissance process** with a Power Point presentation on the current TalTran operations and a presentation by Dr. Steve Polzin, from the University of South Florida's Center for Urban Transportation Research (CUTR), in Tampa, on transit systems types and models

Requested an analysis on transit services provided to the medically needy and the elderly, broken down by required and optional services, a financial analysis of the net operating loss of the Dial a Ride Program and a copy of its budget, and an analysis of potentially combining the Dial a Ride and the Transportation Disadvantaged Program

Authorized Commissioner Gillum to follow up on the issue of continuing the supplemental bus route services provided by contract with Florida A & M University (FAMU), the need for full a exploration of student transportation options with FAMU other than reducing the fare, the potential of

connecting FAMU students to the other two campuses, and the need for determining real cost of transit services provided to the universities  
Clarified with staff that the three local institutions of higher education would participate in the comprehensive review of the City's transit system  
Requested that the staff bring back various policy positions and the ramifications of optional policies regarding the City's transit system  
Requested that the staff provide monthly reports on the progress and findings associated with the TalTran Renaissance process

**Item 3** – Discussed options proposed for a **Frenchtown-Springfield Historic Preservation Overlay (HPO) District** (*brought forward by Planning*)

Ms. Marla Dumas, of The Chesapeake Group (TCG), appeared before the Commission and gave a Power Point presentation on the Frenchtown-Springfield Historic District.

Ms. Beth LaCivita, Tallahassee Trust for Historic Preservation, also appeared before the Commission relative to this item and urged that work proceed as fast as possible on the local designation of this area so as to avoid development encroachment into the area's historic character.

Discussed Planning staff's recommendation to maintain the single family character of this Frenchtown-Springfield HPO District by revising the current zoning application to amend the Official Zoning Map for from RP-2 Residential Preservation 2 District and CU Central Urban District to RP-1 Residential Preservation 1 District with HPO and CU with HPO, subject to the underlying zoning district uses, and list the property on the Local Register of Historic Places for those properties that are contiguous, as presented (*Option 6 recommended by Planning*)

Indicated this item would be continued at the following Regular Commission Meeting if possible.

**Unagendaed** – Recognized Boy Scout Caesar Ruiz, from Troop 115, who was in attendance and working on his merit badge

*CTC:RM:ecg:06-11-04*

*CTC:RM:WP:tie:06-16-04*

### **City Commission Meeting Summary June 15, 2004**

#### **Budget Workshop**

The City Commission met in special budget workshop session and took the following action:

Received a Power Point presentation from staff on the Proposed Fiscal Year 2005 City of Tallahassee Budget and Five-Year Capital Improvement Plan for Fiscal Years 2005-2009

Reviewed the proposed budget, flagging issues for additional information as follows:

- analysis of the recommendations of the Financial Viability Committee relating to alternatives for Fleet efficiencies, TalTran and Dial a Ride services
- the rationale for recommending the elimination of the Lafayette Arts & Craft Program and the Summer Youth Program that would justify cutting them as opposed to others, a series of alternative options and concurrent cost reductions, comparative data and history on customer participation in the programs,
- evaluation of the alternative of giving the Lafayette Arts & Craft Program a year's trial with some marketing and higher fees, and with follow-up information to be provided on the participants
- whether those capital projects scheduled for the next couple of years were ready for implementation, such as the Tennessee Street Gateway Enhancements Project
- a list of capital projects funded up to FY04 on which no design or construction had begun for Commission review of priorities on those projects
- a list of capital projects scheduled for FY05 that had been canceled, eliminated or delayed
- an analysis of capital projects funded prior to FY02 that remained on the books, how much had been spent on those projects to date and how much was left owing, broken down by department and funding source
- the cost of potentially splitting the increased pension costs with the employees and the implications of doing so over time
- if a further overall budget reduction of 5% was feasible
- if travel and training could be further reduced from the 50% reduction made the previous year, the impacts of such reduction on the operation of the government, report on the percentages of where the funds went in the travel and training category, and impacts of less training funds
- a review of the subsidy provided for the Golf Course operations and a comparison of fees with other golf courses in the community
- analysis of increasing tennis court fees at ForestMeadows to help expedite improvements to those courts and what fee increase would pay construction costs within a five-year period, and comparative information to the fees charged in other communities
- a historic review of employee contributions to the Defined Benefit Plan over the years
- more detail justifying the addition of two new positions in Streets & Drainage for landscape maintenance of medians and right-of-ways, as opposed to utilizing contract employees
- what kinds of improvements were included in the gateway enhancements projects, including the \$3.64 million North Monroe Street Gateway Project
- updates on the 10% Sales Tax Projects and the Five-year Capital Projects for potential reprioritization
- a list showing how the Gas Sales Tax proceeds were currently allocated
- an explanation of the allocation of \$3.8 million for the Kleman Plaza Master Plan
- re-evaluation of funding for the Governor's Park Sales Tax project in view of the Governor's veto of funding for that park
- a review of the revenue stream that was available within the context of the budget that might be used for historic preservation, i.e., Blueprint 2000, Sales Tax, Community Redevelopment Area (CRA), in view of what funds might be needed from the General Fund for historic preservation
- an analysis of how an additional \$40,000 would be required to staff the various committees of the Cultural Resources Commission (CRC) that were developing a Cultural Plan

- cost of allocated accounts in each department for information technology expenses, i.e., technology provided through Information Systems Services, and a ten-year analysis of how those costs had changed, if those costs were being controlled effectively, and how allocated costs had fluctuated
- further discussion of the Legal Services budget
- review of the need for additional funding for City Hall space renovations and space needs of the Appointed Officials
- concurred that no reductions should be made in the Auditing budget
- a chart showing how the GGCPA had been funded through the years for community improvements, and encouragement to better inform the public
- a comparison to other cities in terms of appreciating property values
- a register showing how much the City had expended in past years on community improvements, broken down by cash payment and by debt financing
- a review of any additional technologies or enterprises available to the City for potential revenue sources that would not be competitive with private business
- schedule a workshop outside of the budget process on the whole issue of increasing funding deficiencies for Fire Services as well as other areas faced with increasing funding deficiencies, in which staff was directed to provide assumptions made in projections for the last year of the Fire Services contract in FY08 and in FY09, potential adjustments to the Fire Service rates as well as a break down on the Advanced Life Support Service (ALS)
- schedule an update, possibly at a target issues workshop, on some of the technologies that were available such as broadband, electric wire, wireless canopy, the Tallahassee Training Institute, etc.
- ensure that appropriate action was being taken to address the Growth Management permitting issue with the budget to include increased permitting fees so that two additional positions in Growth Management would be fully fee supported
- review funding for the Cascades Renovation Project based on the Governor's veto of part of that project

Also,

suggested that staff investigate the potential of adding some water spigots for pedestrians using the Blair Stone Road Northern Extension greenway

ascertained from staff that the funding of an independent Metropolitan Planning Organization (MPO) was being provided through federal grants

agreed that a more qualitative approach to budget reductions should be taken the following year, looking at programs and expenditures that could be reduced

clarified that there was no rate increase in the proposed budget for FY05 while there was a projected 32% increase in cost for the utilities to purchase power and to purchase fuel to run the power plants, which would be passed on to the customers through a fuel adjustment charge

confirmed a public hearing on the budget scheduled for June 23, 2004, and another budget workshop scheduled for June 28, 2004

**City Commission Meeting Summary  
June 23, 2004**

The City Commission met in regular session and took the following action:

**Item 1** – Accepted the presentation of a check, in the amount of \$20,000, to the City of Tallahassee (Tallahassee Friends of Our Parks Foundation) from the **Seventh Annual Red Hills Horse Trials**, designated for the benefit of the E. K. Phipps Park, where the horse trials were held

Ms. Sallie Ausley and Ms. Sylvia Ochs, representatives of the Red Hills Horse Trials, and Mr. Randy Trousdell, Director of the Parks & Recreation Department, appeared before the Commission relative to this item.

**Consent Agenda Items 2-11 and 13-14** – Voted 5-0 to approve the staff's recommendations presented in Consent Agenda Items 2-11 and 13-14, taking the action shown:

Item 2 – Authorized staff to negotiate and enter into an **Engineering Task Assignment agreement with The LPA Group, Inc., for Tallahassee Regional Airport Terminal Improvements Baggage Claim Expansion Design Services**, at a not-to-exceed amount of \$235,000 (*Option 1 recommended by Aviation/Airport Capital Program Administration*)

Item 3 – Approved the **award of contract for the Ivan Munroe Terminal Building Interior Signage at the Airport to DVS Sign Systems of Burlington, New Jersey**, low bidder meeting specifications, in the amount of \$103,794 (*Option 1 recommended by Aviation/Airport Facilities*)

Item 4 – Approved a **design Change Order No. 2 to the contract with The LPA Group, Inc.**, in the amount of \$24,742, for **changes to the design of the Airport Perimeter Road Improvements Project**, for a total revised contract amount of \$319,720 (*Option 1 recommended by Aviation/Capital Program Administration*)

Item 5 – Approved the **award of a construction contract for the Airport Highway Signage Project to 1 Hour Signs of Tallahassee, Florida**, low bidder meeting specifications, in the amount of \$78,300 (*recommended by Aviation/Airport Capital Program Administration*)

Item 6 – **Ratified the City Manager's emergency authorization of a purchase order to GE Oil & Gas for required Purdom Unit 8 zero discharge vapor compressor gear box repairs**, in the amount not to exceed \$130,000 (*Option 1 recommended by Electric/Production*)

Item 7 – Approved an **award of bid for testing aerial devices to Structural Technology, Inc., of Searcy, Arkansas**, sole responsive bidder, in the estimated three-year contract amount of \$77,856 (*Option 1 recommended by Fleet Management*)

Item 8 – **Adopted Resolution No. 04-R-23 - in support of the Tallahassee-Leon County Metropolitan Planning Organization (MPO) Membership Apportionment Plan** (*Option 1 recommended by MPO*)

Item 9 – Authorized an expenditure of \$75,000, from the City’s General Fund Donations, in **support of the Juvenile Assessment Center (JAC) Booking Unit**, and authorized the Tallahassee Police Department (TPD) to enter into a contract with DISC Village as the sole source provider for juvenile booking services (*Option 1 recommended by TPD*)

Item 10 – Approved the requested **allocation of FY05 Byrne Memorial Grant funding** and authorized TPD’s application, acceptance and expenditure of \$52,552 from the FY05 Byrne funds, and approved TPD’s use of \$42,148 from State Asset Forfeiture Funds as the source for the required match (*Option 1 recommended by TPD*)

Item 11 – Approved the **acquisition of four lots on Centerville Road** with significant development limitations because of the City’s Canopy Roads regulations, including lots 25, 26 (a double width lot) and 28 of Block R, Tallahassee Highlands subdivision, totaling 0.42 acres, in the amount of \$50,000 (\$12,500 per lot) and associated closing costs estimated at \$750, for a total expenditure of \$50,750, and authorized the City Manager to execute all closing documents (*Option 1 recommended by Planning*)

Item 12 – PULLED FROM CONSENT a proposed Amendment to the Street Sweeping Agreement with Leon County (*brought forward by Public Works/Streets & Drainage*) – SEE BELOW

Item 13 – Approved the **sale of 60 acres of surplus City property located in Wakulla County**, for the appraised value of \$96,000 (*Option 1 recommended by Public Works/Real Estate*)

Item 14 – Approved the **minutes** of the following City Commission meeting (*recommended by the City Treasurer-Clerk/Records Management Office*):

- April 21, 2004 - Regular Target Issues Workshop

**Item 12 (pulled from Consent)** – Voted 5-0 to **approve a proposed Amendment to the Street Sweeping Agreement with Leon County**, adding the Solid Waste Transfer Station areas and Gum Road from the Transfer Station to Capital Circle Southwest, and providing an accounts receivable project to be initially funded in the amount of \$2,583.88 for FY04 and \$5,167.76 for each fiscal year thereafter; and authorized the City Manager to execute the Agreement as amended to include the City’s dispute resolution provision (*Option 1 as amended recommended by Public Works/Streets & Drainage*)

**Item 15** – By consensus, **introduced Ordinance No. 04-O-52, amending the City’s Sign Code** so as to implement permitting requirements for special events sponsored by a public entity or nonprofit institution/organization, incorporate the Capitol Center Planning District sign regulations, and revise shopping center ("big box" stores) sign requirements to decrease the number of variance requests related to that type of sign; set public hearing on the ordinance for Wednesday, August 25, 2004 at 6:00 p.m. (*Option 1 recommended by the City Attorney’s Office*)

**Item 16** – Voted 4-0 (Commissioner Mustian absent) to authorize the **single source purchase of the Hopkins Plant Westate WDPF distributed**

**control system migration upgrade to the new control system platform, Ovation, from Emerson Process Control**, in the amount of \$838,000, and authorize the acceleration of the FY2005 RR&I funding in the amount of \$750,000 (*Option 1 recommended by Electric Utility/Production*)

**Item 17** – Voted 5-0 to terminate negotiations with Wartsila, one of two top-ranked vendors for the purchase of 50 MW of peaking capacity; authorize the **change in the Integrated Resource Planning (IRP) power supply plan to delete the Wartsila units and add a second General Electric (GE) LM-6000** to be located at Hopkins Power Plant; authorize Contract Amendment No. 1 to the contract with GE, in the amount of \$17,980,517, for the second LM-6000; authorize Contract Amendment No. 1, in the amount of \$192,100, to the contract with Trafo Equipamentos Eletricos to delete the 30/37 MVA transformer and add a second 60 MVA transformer (*Option 1 recommended by Electric Utility/Production*)

**Item 18** – Voted 5-0 to **approve a Roadway Transfer Agreement between the Florida Department of Transportation (FDOT) and the City**, detailing roadway segments to be transferred to the City, an understanding of the forfeiture of future maintenance, and a schedule of payments from FDOT associated with the Gaines Street right-of-way acquisition – estimated to be \$6.3 million and an additional \$1.0 million to offset future maintenance costs (*Option 1 recommended by Planning*)

**Item 19** – As the Community Redevelopment Agency (CRA), voted 5-0 to **approve a proposed interlocal agreement regarding the operations of the Downtown District Community Redevelopment Area** and authorize the CRA Chairman to execute the interlocal agreement (*Option 1 recommended by Economic Development*)

**Item 20** – As the CRA, voted 5-0 to **adopt the proposed FY2004 Tallahassee Community Redevelopment Area Budget** and authorize the City Manager to approve expenditures consistent with the approved budget (*Option 1 recommended by Economic Development*)

Briefly discussed setting criteria for mixed use development incentives, when streetscape improvements on South Monroe Street would be initiated, and land acquisition funding for the Providence Neighborhood Renaissance Project

**Item 21** – Held the **first public hearing on the Proposed Fiscal Year 2005 Operating and Capital Budgets for the City of Tallahassee** (*presented by the Department of Management & Administration [DMA]/Office of Budget & Policy*)

Staff announced another budget workshop was scheduled for June 28, 2004, at which time the City Commission would adopt a tentative millage rate, and two statutorily required public hearings were scheduled for September 8 and 22, 2004, prior to the Commission's adoption of the FY2005 budget and final millage rate.

The following persons appeared before the Commission relative to the proposed budget:

- requesting construction of four additional clay tennis courts at Forest Meadows in FY2005:
  - Mr. Mel McCarthy, 417 Audubon Drive, and Ms. Sybil Ballard, representing the Tallahassee Senior Tennis Players
  - Ms. Anne Davis, President of the Tallahassee Tennis Association
  - Mr. John Fons, 2460 Elfinwing Lane, representing Tallahassee tennis players
- Ms. Sue Dick, representing the Economic Development Council (EDC) of Tallahassee/Leon County, 100 North Duval Street (proponent of continued funding for the EDC)

- requesting continued funding for the Lafayette Arts & Crafts Center (LACC):
  - Ms. Robin McDougall, 9179 Ravena Road (a large segment of the audience stood in support of this request)
- The following persons submitted speaker forms in support of this issue, but did not appear:
  - Ms. Linda S. Mabry, 2404 Oakdale Street
  - Mr. Daryl Nall, 9601-18 Miccosukee Road
  - Ms. Augusta W. Sanders, 2556 Arendell Way, representing Stained Glass Class students of the LACC
  - Ms. Rebecca Martin, 521 Concord Road
  - Ms. Barbara Bender, 3736 Shamrock West
  - Ms. Laurie Alexander, 2918 Meginnis Arm Road
  - Mr. Peter Coffin, 1380 Ocala Road #B2
  - Ms. Diana Orrick, 1304 Golf Terrace Drive
  - Ms. Pamela Covell, 3575 Oak Hill Trail
  - Ms. Carol Belanesik, 275 John Knox Road #F-104
  - Ms. Karen Groves, 1202 Circle Drive
  - Ms. Rene E. Burnett, 50123 Tallow Point Road
  - Ms. Barbara Doremus, 3335 Micanopy Trail
  - Ms. Kathy McGuire, 1101 Pine Street
  - Ms. Dana Wiehle, 3482 Welwyn Way
- requesting continued funding of the Jake Gaither Golf Course & Community Center:
  - Ms. Elizabeth A. Robertson, 719 Apache Street
  - Ms. Wendy Holt, P. O. Box 202, and seven individuals representing the New Dimensional Program at the Jake Gaither Community Center
  - Mr. Terence Hinson, 1415 S. Bronough Street (a segment of the audience stood in support of Mr. Hinson's comments)
  - Mr. Jaworski Vance, 306 Belmont Road
  - Mr. Edward Acoff, 1422 Nancy Drive
- Mr. Richard Patterson, 1921 Wahalaw Court (proponent of funding for improved soccer fields at Meridian Meadows Soccer Complex)
- Mr. Ted Thomas, 1469 Vieux Carre Drive, representing the Northeast Business Association (relative to funding Neighborhood Infrastructure projects, support for continued funding for the staff positions)
- Ms. Dot Inman-Johnson, 2121 Trescott Drive, representing the Capital Area Community Action Agency (proponent of funding through the Comprehensive Human Services Program (CHSP) process and equitable funding from the Legislature for human services in this community)
- Mr. Louis Rothman, 1017 Piney Z Plantation Road (relative to finding new sources of funding)

**Item 22** – Held a public hearing on the proposed City of Tallahassee Downtown Redevelopment Plan and voted 5-0 to adopt **Resolution 04-R-21, approving the Downtown Community Redevelopment Plan** (*Option 1 recommended by Economic Development*)

- There were no speakers on this item.

**Item 23** – Held a public hearing on the proposed projects and activities included in the **FY 2004-2005 Annual Action Plan for affordable housing and human services**, and voted 5-0 to approve the submittal of the Annual Action Plan to the U.S. Department of Housing and Urban Development (HUD), and authorize staff to negotiate and execute contracts listed in the FY 2005 Grants Funding Summary

The following persons appeared before the Commission relative to this item:

- Rev. Ernest Ferrell, 1116 Tanner Drive, representing the Tallahassee Urban League (proponent)
- Mr. Steve Henley, 5089 Glenview Drive, and Ms. Jill B. Harper, 2215 Trescott Drive, representing the Florida Arts & Community Enrichment (FACE) Program (objected to FACE receiving reduced funding through the CHSP process)
- The following individuals appeared before the Commission and discussed their support for the CHSP funding process:
  - Mr. Steve McArthur, 373 Rob Roy Trail
  - Mr. Allan Franklin, 417 Holly Hill Court
  - Ms. Linda Ortiz, 2638 Tallavana Trail, Havana, FL
  - Mr. Joe Thomas, 8429 Monte Lane, representing the Walker/Ford Teen Council and Visions of Manhood

The Commission directed staff to provide more information on the decision to reduce funding for the FACE Program, and expressed concern with ensuring that children who were currently served continued to receive service.

**Item 24** – Held the second public hearing on City Commission (Buckwood) Rezoning Ordinance No. 04-Z-37, introduced on May 12, 2004 and continued from May 26, 2004, which would rezone 35.8 acres located in the Buckwood Subdivision between Mahan Drive and Buck Lake Road, from RP Residential Preservation to Residential Preservation 1 (RP-1) and RP-2 – initiated by the City Commission and recommended for approval by the Planning Commission; and by consensus, **continued the public hearing on Ordinance No. 04-Z-37 to July 7, 2004** (*brought forward by Planning*)

- There were no speakers on this item.

**Item 25** – Held the second and final public hearing on **All Saints District Development Code Amendments Ordinance No. 04-O-43AA**, introduced on May 12, 2004 and continued from May 26, 2004, and voted 5-0 to adopt Ordinance No. 04-O-43AA, amending the Tallahassee Land Development Code to codify design and development review standards and processes for the All Saints District of the Gaines Street Urban Infill and Redevelopment Area, as amended by restricting Zone A to 3 ½ stories high, or 45 feet, with no deviations in Zone A (*Option 1 as amended*), and authorize staff to bring back a "glitch bill" at a future date to address implementation issues and scrivener's errors (*Option 2*) (*Option 1 as amended & Option 2 recommended by Planning*)

The following persons appeared before the Commission relative to this item:

- Mr. Rick Barnett, 225 South Adams Street (proponent)
- Mr. Corri Byrne, 423 All Saints (urged amendment)

- Ms. Bonnie Kidd, 1797 Woodgate Way (proponent)
- Mr. Pete Rosen, 423 All Saints (urged amendment)

The Commission discussed its concern with adopting standards for the All Saints area that made development feasible.

**Item 26** – Held the second and final public hearing on **All Saints District Rezoning Ordinance No. 04-Z-44**, introduced on May 12, 2004 and continued from May 26, 2004, and voted 5-0 to adopt Ordinance No. 04-Z-44, rezoning properties located in the All Saints District, lying south of Madison Street, west of M. L. King, Jr. Boulevard, north of the railroad, and west of Railroad Avenue, and amending the Official Zoning Map and Zoning Map in the Downtown Zoning Map series from DI Institutional/Cultural/University Transition to the following four new zoning districts created for the All Saints District (*Option 1 recommended by Planning*):

ASN-A All Saints Neighborhood Civic Center Corridor Mixed Use District

- There were no speakers on this item.

**Item 27** – Held a public hearing on Ordinance No. 04-O-60, introduced on June 9, 2004, and voted 5-0 to adopt Ordinance No. 04-O-60, **establishing the Downtown District Community Redevelopment Area Trust Fund** (*Option 1 recommended by the City Attorney*)

- There were no speakers on this item.

**Item 27.1** - Requested that Commissioner Lightsey spearhead a review of the City’s historic properties, what they could be used for, potential funding sources, prioritization of uses, etc. City Manager Favors reported the State had extended the historic grant for the restoration of the City’s Waterworks Building to June 2005.

**Item 27.2** - Discussed Commission concern with space needs and the development of a space plan for City Hall.

**Unagendaed:**

City Attorney English reported on the withdrawal of the Florida Department of Environmental Protection (FDEP) from the current Total Maximum Daily Load (TMDL) process due to inadequate data, and the FDEP’s intent to start over on the TMDL rule making process

Mayor Marks suggested that early steps be taken to become involved in the disposition of those State buildings that the State planned to close.

Commissioner Lightsey suggested that consideration be given to scheduling a discussion on the City-County coordinated stormwater plan prior to the Commission’s summer break.

The Commission confirmed the need to cancel the July 14, 2004 Regular Commission meeting due to the lack of a quorum.

*CTC:RM:ecg:06-29-04*

*CTC:RM:WP:tie:07-06-04*

**City Commission Meeting Summary**  
**June 28, 2004**

The City Commission met in special budget workshop session and took the following action:

Reviewed and discussed additional information requested at the previous budget workshop on June 15, 2004 on the development of the Proposed Fiscal Year 2005 City of Tallahassee Budget and Five-Year Capital Improvement Plan for Fiscal Years 2005-2009

Voted 4-1 (Commissioner Mustian opposed) to tentatively approve the current millage rate of 3.7, with the caveat that significant issues needed to be addressed before making a future reduction in the millage rate

Provided the following direction:

- Concurred in authorizing a reasonable increase in fees for participation in the **Lafayette Arts & Craft Program**, which would be reviewed annually in an attempt to narrow the gap between cost and revenue; directed staff to follow up on marketing the program and to develop criteria for program participants qualifying for a cheaper rate
- Requested information on how much the **fees charged at the Hilaman Golf Course** would need to be increased to cover the costs, while maintaining lower fees for non-adults; also, requested utilization information on Hilaman and Jake Gaither Golf Courses
- Requested that the construction of **four (4) additional clay tennis courts at Forestmeadows** be included in the budget within the next two years; directed staff to bring back a plan for cost recovery within a five-year period, i.e., a matrix analysis demonstrating the membership numbers and fee increases
- Clarified that staff was still working on a comparison of costs for **in-house and contract median maintenance**
- Reviewed a comparison with **municipal services** provided by other cities, noting that the City of Tallahassee was providing at least as many if not more services than the other cities, and suggested that the Financial Viability Target Issue Committee consider looking more closely at how services were offered
- Suggested that the **School Guard Crossing Program** be included as a discussion topic with the School Board
- Requested some comparative information on contributions to the State of Florida Pension Plan and contributions to the Fort Lauderdale, Clearwater and other municipal pension plans; the impact of changing the general employees' 2.5% contribution, the impact of general employees absorbing 50% of the **pension plan contribution** increase as opposed to the City picking up all of that increase
- Requested information on the percentage change in each **Internal Service Fund Allocation**
- Suggested that information be provided, not necessarily for the current budget year, on how **the travel and training funds** were being expended
- Noted that **property values** had increased throughout the State so that the City was generating approximately 7.5% more revenues in property taxes
- Concurred in requesting a target issue workshop for Commission **review of all capital projects** for which no design or construction had begun so as to determine if there were some new priorities for capital planning before finalizing the budget
- Indicated the need to also review the **debt service issue** before finalizing the budget, and requested a scenario on the impacts of interest rates

- Requested information on the total amount needed for **historic preservation**, including the Frenchtown historic overlay, to assist with prioritizing the historic preservation needs
- Reviewed the **Dial a Ride** services and concluded to continue the **TalTran Renaissance Study** with the intent of bringing back a comprehensive solution for transit services
- Asked for distribution of information on **pension and health care costs** before the Commission meeting in August 2004 (material from health care provider is due in two weeks; staff will then review and make a recommendation)
- Directed staff to identify funding to meet the City's commitment to restore the **historic Los Robles Arch Project**
- Concurred in support of the **Cultural Resources Commission** request for an additional \$40,000
- Concurred in support of the 95% level budget presented by the **City Treasurer-Clerk** and the current service level budgets for the **City Attorney** and the **City Auditor**
- Ascertained from the City Manager that the budget included funds for **space relocations in City Hall and departmental moves to the Renaissance Building**; and asked for information on who would be moving from City Hall to the Renaissance Building and the timing
- Clarified that future **programmatic reviews** involved at a minimum a two-year process
- Clarified that the City's **vacant rates** were calculated based on historical trends; the current year's budget used a 3% rate and the Executive Team members reviewed all vacant positions in terms of need before they were filled

*CTC:RM:ecg:06-29-04*

*CTC:RM:WP:tie:07-06-04*

### **City Commission Meeting Summary June 29, 2004**

#### **Joint City-County Public Hearing On the Transmittal of Proposed Cycle 2004-2 Amendments To The 2010 Tallahassee-Leon County Comprehensive Plan**

The City Commission met in special joint session with the Leon County Board of County Commissioners (County Commission) and took the following action:

Conducted a joint public hearing with the Leon County Board of County Commissioners (County Commission) on Proposed Cycle 2004-2 Amendments to the 2010 Tallahassee-Leon County Comprehensive Plan prior to the transmittal of the approved amendments to the Florida Department of Community Affairs (FDCA) for review as to consistency with the State Comprehensive Plan regulations.

The following persons appeared before the Joint Commission:

- Mr. Warren Merrell, 124 Willaura Circle (opponent of Amendment 2004-2-M-002)
- Mr. Bob Hightower, 2659 Yasmouth Lane (proponent of 2004-2-M-004)
- Dr. Erwin D. Jackson, P. O. Box 4008 (proponent of Amendment 2004-2-T-011)

The Joint Commission voted 11-0 to approve the consent items (amendments on which the City and County Commissions were in agreement), summarized as follows:

<b>PROPOSED CYCLE 2004-2 COMPREHENSIVE PLAN AMENDMENTS</b>			
<i>Item #</i>	<i>Amendment To:</i>	<i>Nature of Proposed Amendment</i>	<i>City/County Position</i>
<b>2004-2-M-001</b>	<i>Amendment Withdrawn prior to Staff Review</i>		
<b>2004-2-M-002</b>	FUTURE LAND USE MAP (Fronting on the north side of East Park Avenue between Belmont Road and Ferndale Drive )	From: Residential Preservation To: Neighborhood Boundary 9.32 Ac.	<b>DENY</b>
<b>2004-2-M-003</b>	FUTURE LAND USE MAP (fronting on the south side of Old St. Augustine Road, east and south of of Calle de Santos Road, near W. W. Kelley Road)	From: Urban Fringe To: Mixed Use A 97.0 Ac. Also, includes entire property within the Urban Service Area (USA) by extending the USA boundary line	<b>DENY WITHDRAWN BY APPLICANT</b>
<b>2004-2-M-004</b>	FUTURE LAND USE MAP (fronting on the south side of Interstate 10, west of Old Bainbridge Road and north of Portland Avenue)	From: Residential Preservation To: Mixed Use A 9.72 Ac.	<b>APPROVE</b>
<b>2004-2-M-005</b>	FUTURE LAND USE MAP (along the Wakulla County line, south of Natural Bridge Road and southeast of Gerrell Road, and southwest of the intersection of Old Plank Road and	From: Rural To: Urban Fringe 1,622.00 Ac.	<b>DENY WITHDRAWN BY APPLICANT</b>

	Natural Bridge Road)		
<b>2004-2-M-006</b>	FUTURE LAND USE MAP (49 parcels fronting on both sides of West Call Street, on the north side of the bike trail, south of West Tennessee Street and west of Stadium Drive/Murphree Street)	From: Mixed Use C To: University Transition 54.75 Ac.	<b>APPROVE</b>
<b>2004-2-M-007</b>	FUTURE LAND USE MAP (Two parcels located at 825 and 835 West Tharpe Street, on the south side of West Tharpe Street, east of Old Bainbridge Road)	From: Residential Preservation To: Mixed Use A 2.11 Ac.	<b>APPROVE</b>
<b>2004-2-M-008</b>	FUTURE LAND USE MAP (south side of Tower Road, west of Cypress Circle)	From: Rural To: Mixed Use A 79.15 Ac. Also, includes property in the USA by extending the USA boundary line	<b>APPROVE</b>
<b>2004-2-T-009</b>	CONSERVATION ELEMENT (City only) Policy 2.1.7	Changes the deadline date from 2004 to 2005, extending the deadline for adoption of policies reflecting specific stormwater retrofit objectives including consideration of costs, methodology and the community's willingness to financially support implementation of stormwater retrofit programs	<b>APPROVE (City Commission only)</b>
<b>2004-2-T-010</b>	UTILITIES ELEMENT STORMWATER MANAGEMENT SUB-ELEMENT (City only) Policy 1.4.2	Changes date from 2005 to 2006, extending the deadline for adoption of policies requiring existing developed sites that do not achieve the level of stormwater treatment required by the Comprehensive Plan to have a retrofit plan in accordance with the adopted retrofit portion of the stormwater management plan.	<b>APPROVE (City Commission only)</b>

<b>2004-2-T-011</b>	LAND USE ELEMENT Narrative of University Transition	Amends the text description of the University Transition land use category to include an expanded area of applicability to a rectangle of land with the Florida State University main campus, Florida A & M University, Tallahassee Community College (TCC)/Lively Technical Institute campuses, and Innovation Park, specifically, lands lying west of South Adams Street, south of west Tennessee Street, north of Orange Avenue and adjoining Innovation Park and TCC to the east, excluding the Gaines Street Revitalization Plan study area	<b>APPROVE with modification</b>
<b>2004-2-T-012</b>	TRANSPORTATION ELEMENT Functional Classification Maps	Updates functional classifications of portions of Blair Stone and Bradfordville Roads, recognizing the existence of recently constructed roadways	<b>APPROVE</b>
<b>2004-2-T-013</b>	INTERGOVERNMENTAL COORDINATION ELEMENT Policies 2.1.3 & 2.1.4	Strengthens the requirements for the annexation process, ensuring stricter compliance with Chapter 171 Florida Statutes for all future annexations by providing the County Commission with additional information to consider prior to review of future annexation requests, and specifically requiring that comments from the County would be received by the City Manager prior to the public hearing on the annexation ordinance.	<b>APPROVE</b>

The City Commission voted 5-0 to transmit all of the amendments that were tentatively approved by the City Commission to the FDCA for review.

The County Commission voted 6-0 to transmit all of the amendments that were tentatively approved by the County Commission to the FDCA for review.

Additionally, the Joint Commission received a presentation on the report of the Residential Land Availability and Affordability Committee, a citizens committee representing business, real estate and environmental interests, appointed by the Chamber of Commerce in December 2003 to study concerns that the lack of vacant, available residential land in Leon County was contributing to rapidly escalating home prices, and forcing homebuyers to seek housing in neighboring counties.

The Commissions indicated that workshops would be scheduled and a process initiated for consideration of the Committee's report and

recommendations.

The following members of this Committee appeared before the Joint Commission in this regard:

- Ms. Henree Martin, Developer (Committee facilitator)
- Mr. Neil Fleckenstein, representing Tall Timbers
- Ms. Penny Herman, Realtor
- Mr. Kevin McGorty, representing Tall Timbers
- Ms. Wendy Grey, Planner
- Mr. Gary Yordon, former County Commissioner
- Ms. Nicole Everett, representing the Tallahassee Lenders Consortium

*CTC:RM:ecg:06-30-04*

*CTC:RM:PW:tie:07-06-04*

### **City Commission Meeting Summary June 29, 2004**

#### **Joint City Commission/County Commission/School Board Meeting**

The City Commission met in special joint session with the Leon County Board of County Commissioners (County Commission) and the Leon County School Board, and took the following action:

1. Concurred that each governing body would send a name to Mr. Jim Croteau, School Board staff, to serve on a three-member Oversight Committee to monitor implementation of the School Board, County and City Public School Facility Planning Interlocal Agreement
2. Concurred in directing the staffs to work together to explore possible joint uses of facilities that would become available upon the potential closure of Bond and/or Wesson Schools
3. Joint Use of Facilities –
  - a. took no action regarding the leasing of the old school facility at Fort Braden, which was currently under lease to Leon County for use as a community center; suggested the School Board consider trading or selling the property to the County
  - b. discussed potential expansion of the joint use agreements to develop after school options
4. Student Safety –
  - a. discussed the need for improved communication regarding construction, traffic congestion and hazardous road conditions affecting school bus transportation safety, and suggested that this could potentially be coordinated through public information officers

- b. discussed the need to work together to find ways to improve the safety of students walking and bicycling to school, and waiting for buses; discussed the potential loss of City funding for crossing guards and requested some School Board history on providing crossing guard services
5. Discussed the need for some staff analysis on the impact of new developments on schools and the impact of schools on growth on the Southside; also, discussed concern with the potential impact on inner city schools of new legislation requiring approximately 20 acres for new elementary schools, 30 for new middle schools and 40 for new high schools
6. Discussed land use patterns, i.e., the desire for more mixed income housing, and the perception that better integrated neighborhoods would result in better integrated schools; noted that an inclusionary (affordable) housing amendment had been rejected in the previous cycle of Comprehensive Plan amendments, making the inclusion of affordable housing in new developments voluntary only
7. Discussed the desirability of having a magnet downtown charter school; the State of Florida's Bloxham Building or one of the buildings being vacated by the State were suggested as desirable locations
8. Discussed the need to pursue economic development and employment opportunities for parents and at-risk students; noted a scheduled meeting of the Capital Regional Partnership for Ecobomic Growth scheduled for June 30, 2004 at the TCC Workforce Center
9. Discussed the need for more after school programs and activities with a focus on prevention of youth crime and mentoring of youths; requested information on the results of a School Board study on the impacts of zero tolerance and the presence of law enforcement resource officers at schools
10. Discussed the increased cost of gas fuel causing higher electric bills for the school district
11. Discussed the School Board's request for a larger share of Traffic Fine Surcharge Funds for support driver's education programs in the schools
12. Noted that a joint dispatch service could result in faster law enforcement response time to school emergencies
13. Suggested that the City's federal lobbyist could explore grant opportunities for partnerships with local government branches for an after school dinner program for certain areas of the community

The School Superintendent invited suggestions for future joint meetings.

Brief discussion encouraged the continued use of liaisons by the City and County governments, and the School Board.

*CTC:RM:ecg:06-30-04*

*CTC:RM:WP:tie:07-06-04*

**July 7, 2004**

The City Commission met in regular session and took the following action:

**Item 1** – Recognized and presented scholarships to the following **Rickards High School Scholarship** recipients for the Class of 2004:

- Markeshia Gorden
- Tanza Thompson
- Jessica Vanterpool

Dr. Pink Hightower, Rickards High School Principal, also appeared before the Commission relative to this item.

**Item 2** – The **North Florida Chapter of the American Society for Public Administration (ASPA)** presented its Management Achievement Award to Ronnie Spooner, Building Official, and its Exemplary Service Achievement Award to City Manager Anita Favors.

**Item 3** – Mr. Gary Lloyd, Conservation Chair, Big Bend Sierra Club, thanked the Commission for declaring a Global Warming Day in November and distributed copies of a **Global Warming Response Plan**, prepared by the Sierra Club, with ideas on what the community could do to reduce air pollution relating to the major pollutants: transportation, buildings and electric power (*on file in the Office of the City Treasurer-Clerk*)

**Item 4** – Recognized the following **City employee graduates from the City of Tallahassee's Certified Public Manager (CPM) Program:**

- 2004 Graduates:
  - Bill Behenna, Public Information Manager, Communications
  - Terrill Booker, Gas Systems Engineer, Gas
  - Cindy Dick, Battalion Captain, Fire
  - Denise DiGruccio, Superintendent, Building Services
  - Karen Jumonville, Development Review Administrator, Growth Management
  - Carl Kent, Senior Real Estate Agent, Public Works/Real Estate
  - James R. Martin, Foreman of Horticultural Operations, Parks & Recreation
  - Stephen Mayfield, Engineer, Gas Utility
  - Roger McDonald, Manager of Energy Trading, Wholesale Energy
  - Mike Mulrennan, Supervisor-Forestmeadows, Parks & Recreation
  - Sharon Ofuani, Director, Equity & Workforce Development
  - Bob Seaton, Retail Energy Services Manager, Energy Services
- 2003 Graduates:
  - Janie Reddings, Supervisor-Lincoln Neighborhood Center, Neighborhood & Community Services
  - Alan Otley, Signal Timing Engineer, Public Works/Traffic Engineering

Dr. Daniel R. Vicker, Jr., Assistant Director of the Florida Center for Public Management, Florida State University, also appeared before the

Commission relative to this item.

**Item 4.1** – Presented a **proclamation recognizing Big Bend Crime Stoppers** to Mr. C. Nick Vuillemot, Executive Director of the Big Bend Crime Stoppers, Inc.

**Items 5-16, 20-27 and 29** – Voted 5-0 (with Commissioner Katz abstaining from the vote on Item 23) to approve the staff's recommendations presented in the **Consent Agenda**, Items 5-16, 20-29, taking the action shown:

Item 5 – Approved the following **appointment/reappointments to the Municipal Code Enforcement Board**, to terms expiring June 2007(*recommended by the Mayor*):

- Reappointments: Wilma Clark; Susan Fairbrother
- Appointment Mark Hannon

Item 6 – Approved the following **appointment/reappointments to the Downtown Improvement Authority (DIA)**, to terms expiring June 2007 (*recommended by the Mayor*):

- Reappointments: Dennis Morgan; David Ericks
- Appointment: Harold M. Knowles

Item 7 – Adopted **Ox Bottom Reserve Voluntary Annexation Ordinance No. 03-O-37**, introduced on June 11, 2003, and continued from June 25, August 27, September 24, October 22 and November 25, 2003, and January 28 and March 31, 2004, which would provide for the voluntary annexation of approximately 12.5 acres located north of and adjacent to Ox Bottom Road (Tax ID #1428206090000), zoned Residential 1 (R-1) and planned for the development of a 27-lot subdivision on the property (The Commission had delayed action on this ordinance until the City was notified that improvements were complete and annexation could proceed.) (*Option 1 recommended by the Office of the Mayor*)

Item 8 – Adopted **Resolution No. 04-R-01, authorizing eminent domain action** to acquire private property, necessary for the first segment of the Capital Circle Southeast Road Widening Project (from Centerview Drive north to Connie Drive) through condemnation proceedings (*Option 1 recommended by the City Attorney*)

Item 9 – Approved the award of a **construction contract for the Tallahassee Regional Airport Restroom Improvements Project to Council Contracting, Inc.** of Tallahassee, Florida, low bidder meeting specifications, in the amount of \$1,357,000 (*recommended by Aviation/Airport Capital Program Administration*)

Item 10 – Authorized the Electric Utility to issue **task orders to Sargent and Lundy to support the 2004 Integrated Resource Planning (IRP) Study** by performing the cost and performance studies on the supply side alternatives, with the aggregate total of the task orders not to exceed \$200,000; authorized a supplemental appropriation to provide sufficient funding for this work, in the amount of \$200,000, from Electric RR&I to Project #04012 (*Option 1 recommended by Electric Utility*)

Item 11 – Approved the award of Bid No. 0123-04-RM-BC, for the **purchase of power transformers from VA Tech Sales**, low bidder meeting specifications, in the amount of \$785,000 (*Option 1 recommended by Electric Utility/Power Engineering*)

Item 12 – Approved the award of a **construction contract for Americans with Disabilities Act (ADA) upgrades to Tallahassee Fire Stations** (IFB 0050-04-ER-BC) to **Southern Triad Construction, LLC** of Bainbridge, Georgia, low bidder meeting specifications, in the amount of \$520,000 (*Option 1 recommended by Building Services*)

Item 13 – Approved the award of a **construction contract for the historic Los Robles Gate renovation** (Bid No. 0173-04-ER-BC) to **The Ingram Group, LLC**, low bidder meeting specifications and Minority Business Enterprise (MBE) goals, in the amount of \$153,500; authorized a supplemental appropriation for this project, in the amount of \$94,910, from GGCIF to Work Order No. 03289 (*Option 1 recommended by Facilities Management*)

Item 14 – Approved a bid award for the **installation of five radiant heaters, ventilation and lighting improvements in Fire Station No. 1 to Rippee Construction, Inc.**, low bidder meeting specifications, in the amount of \$50,652 (*Option 1 recommended by Fire*)

Item 15 – Approved the **two-year lease/purchase of one (1) Regional Medical Assistance Tream (RMAT) vehicle from Emergency One, Inc.**, of Ocala, Florida, in accordance with the pricing, terms and conditions of Term Contract #01C0189, in the total amount of \$75,388.66 (*Option 1 recommended by Fleet Management*)

Item 16 – Approved the **purchase of seven (7) Class Eight trucks** (Solicitation #0110-04-KR-BP) from **Ward International Truck**, of Tallahassee, Florida, low bidder meeting specifications and in accordance with the Local Preference Ordinance, in the amount of \$1,179,541.73 (*Option 1 recommended by Fleet Management*)

Item 17 – PULLED FROM CONSENT the ranking of responsive proposers to RFP No. 01005-03-KR-RC, for a **fully automated replacement Fuel Management System** (*brought forward by Fleet Management*)

Item 18 – PULLED FROM CONSENT a request to authorize the **appropriation of private donations raised (up to \$70,000) for the Productivity Awards Program** from the City's Donations Fund to the Human Resources Department's budget for implementation of the 2003-2004 Productivity Awards Program (*brought forward by Human Resources*)

Item 19 – PULLED FROM CONSENT a request to approve the award of **contract for security services** (*brought forward by the Department of Management & Administration [DMA]/Procurement Services*)

Item 20 – Approved the **re-award of a three-year term contract for uniform services** (Bid No. 0105-04-SB-TC) to **Cintas, Inc.**, of Albany, Georgia, second low bidder meeting specifications, in the estimated amount of \$400,000 per year – the low bidder having withdrawn its acceptance of the award; authorized staff to enter into a contract for the period August 1, 2004 through July 31, 2007, and to proceed with an award to the next most responsive and responsible bidder should the vendor withdraw its acceptance of the bid award (*Option 1 recommended by DMA/Procurement Services*)

Item 21 – Approved the award of a **construction contract for the 800 MHz Prime Site Shelter Expansion Project**, located at the Tallahassee Police Department (TPD), **to Concrete Services**, low bidder meeting specifications, in the amount of \$95,385 (*Option 1 recommended by Information Systems Services [ISS]*)

Item 22 – Authorized execution of a **Joint Participation Agreement (JPA)** between the Florida Department of Transportation (FDOT), the City of Tallahassee and the Tallahassee-Leon County Metropolitan Planning Organization (MPO) **for the development of a Year 2025 Long Range Transportation Plan** (*Option 1 recommended by the MPO Executive Director*)

Item 23 – Approved the **purchase of a Toro Groundsmaster 580-D 16-foot mower from Wesco Turf Supply, Inc.**, under State Contract #515-630-03-01, in the amount of \$69,375 (*Option 1 recommended by the Parks and Recreation Department [PRD]*)

Item 24 – Approved the negotiated settlement for the **acquisition of six lots from Park Brittle, necessary for the Capital Circle Southeast Improvements Project**, at a total cost of \$321,000, including the property purchase, removal of mobile homes, attorney fees and closing costs (*Option 1 recommended by Public Works/Real Estate*)

Item 25 – Approved acceptance of a **request from Deertree Hills for the City to provide water and sewer service**; directed staff to apply for a water and sewer franchise from Leon County; authorized staff to initiate a design for the fire lines – with the design and construction costs for connection to water and sewer as well as systems charges and tap fees to be borne by Deertree Hills, Inc.; with two fire lines required to provide adequate fire protection to the development; and with Water Utility construction crews to perform the work (*Option 1 recommended by Water Utility*)

Item 26 – Approved the **purchase of 56 laptop computers** for \$156,200, to be used for mobile maps and mobile work management **for Water Utility crews, from Dell Computer Corporation**, Roundrock, Texas, sole source provider due to network compatibility and maintenance contract requirements (*Option 1 recommended by Water Utilities*)

Item 27 – Approved the selection committee ranking of **engineering consultants to complete a Sewer Master Plan and a Capital Improvement Plan** (RFP No. 0124-04-RM-RC), and authorized staff to negotiate a contract with the top-ranked firm, **Hatch Mott MacDonald** of Tallahassee, Florida, in an amount not to exceed \$450,000; authorized staff to negotiate with the next ranked firm should negotiations with the top ranked firm not be successful (*Option 1 recommended by Water Utility*)

Item 28 – PULLED FROM CONSENT a request to approve the review committee's recommendations for senior managers and co-managers for **upcoming bond issues for debt financing** (*brought forward by the Treasurer-Clerk's Office*)

Item 29 – Approved the **minutes** of the following City Commission meetings (*recommended by the City Treasurer-Clerk/Records Management*):

- April 22, 2004 Special Meeting (Joint City-County Commission Public Hearing on Proposed Cycle 2004-2 Comprehensive Plan Amendments)
- April 28, 2004 Regular Meeting

- May 6, 2004 Special Meeting (City Workshop on Proposed Cycle 2004-2 Comprehensive Plan Amendments)
- May 11, 2004 Special Meeting (Joint City-County Commission Public Hearing on Adoption of Cycle 2004-1 Comprehensive Plan Amendments)
- May 27, 2004 Special Meeting (Joint City-County Commission Workshop on Proposed Cycle 2004-2 Comprehensive Plan Amendments)
- June 15, 2004 Special Meeting (Budget Workshop)

**Item 17 (pulled from Consent)** – Voted 5-0 to approve the ranking of responsive proposers to RFP No. 01005-03-KR-RC, for a **fully automated replacement Fuel Management System**, and authorized Fleet Management to negotiate an agreement with the following firms in the order of ranking (*Option 1 recommended by Fleet Management*):

1. Syn-TEC
2. Trak
3. E. J. Edwards

**Item 18 (pulled from Consent)** – Voted 3-2 (Commissioners Lightsey and Katz opposed) to authorize the **appropriation of private donations raised (up to \$70,000) for the Productivity Awards Program** from the City’s Donations Fund to the Human Resources Department’s budget for implementation of the 2003-2004 Productivity Awards Program, *to cap the City’s amount at \$30,000 for the cost of the employee awards, and each Commissioner commit to raise at least \$2,000 by October 2004 to supplement this amount, with any excess of \$70,000 to be returned to the Donations Fund (Option 1 recommended by Human Resources as amended)*; also, emphasized the Commission’s desire to keep administrative costs down and perhaps reconsider contracting with Tax Watch

**Item 19 (pulled from Consent)** – Voted 5-0 to approve the award of a three-year **contract for security services**, with an option to extend the contract for two additional one-year periods, **to Barkley Security Agency, Inc.**, low bidder meeting specifications (*Option 1 recommended by the Department of Management & Administration [DMA]/Procurement Services*); directed staff to monitor the contract and bring any problems to the attention of the Commission

**Item 28 (pulled from Consent)** – Voted 3-0 (Commissioners Katz and Mustain abstained) to approve the review committee’s recommendations for senior managers and co-managers from the City’s Investment Banking Team to participate in the following **upcoming bond issues for debt financing**, *and issue an accelerated Request for Proposal (RFP) to add additional minority underwriters to the Investment Banking Team and fast-track the RFP process so that the additional managers could participate in the current bond issues, with the caveat that the process would not hold up the bond issues (Option 1 recommended by the Treasurer-Clerk’s Office as amended)*:

- \$80 million Energy System:
  - Senior Managers – Bear Stearns (lead) and Goldman Sachs
  - Co-Managers – Banc of America Securities, Morgan Stanley and RBC Dain Rauscher
- \$60 million Energy System:
  - Senior Managers – Goldman Sachs (lead) and Bear Stearns
  - Co-Managers – Banc of America Securities, Morgan Stanley and RBC Dain Rauscher

- \$50 million Neighborhood Infrastructure:
  - Senior Manager – Banc of America Securities
  - Co-Managers – Morgan Stanley, RBC Dain Rauscher

**Item 30** – Discussed **MPO attendance** and concurred with keeping the full City Commission on the MPO for the first six (6) months to gain some experience with the new MPO structure before deciding on whether to shrink the City Commission representation on the MPO likely to three (3) members (*brought forward by the Mayor*)

**Item 30.1** – By consensus, **directed the staff to attempt to schedule a Commission workshop, with at least four (4) Commissioners attending, on the Residential Land Availability & Affordability Committee recommendations regarding Comprehensive Plan amendments and regulatory issues prior to the July 31, 2004 application deadline for Cycle 2005-1 Amendments**; requested that the City Attorney report at this workshop on issues to expedite the implementation process, as had been requested by the Mayor; also, requested that staff provide an evaluation of the Committee recommendations at the workshop (*brought forward by the Mayor*)

Former County Commissioner Gary Yordon, on behalf of the Residential Land Availability & Affordability Committee, appeared before the Commission relative to this item.

**Items 31-40** – By consensus, **introduced the following ordinances** as presented:

Item 31 – **Ordinance No. 04-O-30**, which would abandon a portion of Bryan Street located at the northwest corner of all Street and Bryan Street (applicant Craig Butler), setting August 25, 2004 as the public hearing date (*Option 1 recommended by Planning*)

Item 32 – **Ordinance No. 04-Z-53**, which would rezone 0.52 acres located at the southwest corner of the intersection of Old Bainbridge Road and Preston Street from Residential Preservation 2 to Central Urban, implementing Comprehensive Plan Map Amendment 2004-1-M-001 (owner: Annie Harris) (RZ-422), setting August 25, 2004 as the public hearing date (*Option 1 recommended by Planning*)

Item 33 – **Ordinance No. 04-Z-54**, which would rezone 4.61 acres lying west of Midyette Road, and applicable to the western 150 feet of four parcels fronting on the west side of Midyette Road, from R-5 Manufactured Home and Single-Family Detached to Activity Center, implementing Comprehensive Plan Map Amendment 2004-1-M-003 (applicant: City of Tallahassee) (RZ-423), setting August 25, 2004 as the public hearing date (*Option 1 recommended by Planning*)

Item 34 – **Ordinance No. 04-Z-55**, which would rezone 1.87 acres located on the south side of Call Street and the west side of Stadium Drive from MR-1 Medium Density Residential to University Transition, implementing Comprehensive Plan Map Amendment 2004-1-M-005 (applicant: City of Tallahassee; owner: Steve Leoni, Villa Conradi, LLC) (RZ-426), setting August 25, 2004 as the public hearing date (*Option 1 recommended by Planning*)

Item 35 – **Ordinance No. 04-Z-56**, which would rezone 20 acres lying north of West Tharpe Street and west of Capital Circle Northwest from Industrial to Office-Residence, implementing Comprehensive Plan Map Amendment 2004-1-M-007 (applicant: City

of Tallahassee; owner: Tharpe Street Holdings) (RZ-428), setting August 25 and September 22, 2004 as the public hearing dates (*Option 1 recommended by Planning*)

Item 36 – **Ordinance No. 04-O-59**, which would amend the Tallahassee Land Development Code by adding provisions allowing and describing the requirements of an offsite mitigation exception for development on sites containing significant grade areas (10%-20%), setting August 25, 2004 as the public hearing date (*Option 1 recommended by Planning*)

Item 37 – **Ordinance No. 04-O-62**, which would provide for the voluntary annexation of approximately five (5) acres located at 2613 Ox Bottom Road (Tax ID #1428204200000), planned for development into 16 homesites, setting the public hearing date for August 25, 2004 (*Option 1 recommended by the Office of the Mayor*)

Item 38 – **Ordinance no. 04-Z-63**, which would rezone 4.98 acres located on the south side of Hartsfield Road approximately 270 feet west of Willie Vause Road from R-1 Single Family Detached Residential District to MR-1 Medium Density Residential District (applicants: Alton & Glen Cromer, Mark & Doris Plowmaker, Greg & Doris Shields & Lucille Mann) (RZ-431), setting August 25, 2004 as the public hearing date (*Option 1 recommended by Planning*)

Item 39 – **Ordinance No. 04-Z-65**, which would rezone 3.6 acres located on the east end of Dian Road on the west side of Country Lane from R-5 Manufactured Home and Single Family Detached District to R-4 Single, Two-Family and Multi-Family Residential District (applicant: SSK, LLC) (RZ-429), setting August 25, 2004 as the public hearing date (*Option 1 recommended by Planning*)

Item 40 – **Ordinance No. 04-O-66**, which would provide regulations prohibiting soliciting and collecting on public streets, setting the ordinance for public hearing on August 25, 2004 (*Option 1 recommended by TPD*)

**Item 41** – Voted 5-0 to approve the award of a **construction contract for the Tartary Drive Stormwater Improvements Project to Allen's Excavation, Inc.**, low bidder meeting specifications, in the amount of \$1,496,630.75, and, consistent with City Commission Capital Project Management Policy, approve a non-scope change contingency for these contractual services, in the amount of \$150,000, to be awarded by the City Manager if needed (*Option 1 recommended by Public Works/Stormwater Management*)

**Item 42** – Voted 5-0 to **accept a request from Mr. Clyde Spencer for the City to purchase the Spencer Water System**, served by three private wells and serving approximately 66 homes **in the Ox Bottom area**; direct staff to apply for a water franchise transfer from Leon County; authorize staff to initiate a design to connect the existing system to the City water main – at a cost of approximately \$150,000, with work to be performed by Water Utility construction crews (*Option 1 recommended by Water Utility*)

**Items 43-47** – Voted 5-0 to approve the following **agreements for fare free bus service routes** with Florida A & M University (FAMU) and Florida State University (FSU) as presented:

Item 43 – The staff's recommendation was to approve the **Venom Express Route Supplement Agreement**, for fare free bus routes 46/47/48 on and around the campus of Florida A & M University (FAMU) and to Putnam Drive via Route 48, and authorize the City Manager to finalize/execute the Agreement – for generated revenues projected to total \$343,656 (*Option 1 recommended by TalTran*)

Item 44 – The staff’s recommendation was to approve the **FSU Seminole Express Route Supplement Agreement**, for fare free bus routes 40/41/44/45 on and around the campus of Florida State University (FSU), and authorize the City Manager to finalize/execute the Agreement – for generated revenues projected to total \$707,847 (*Option 1 recommended by TalTran*)

Item 45 – The staff’s recommendation was to approve the **FAMU/FSU/COE Route Supplement Agreement**, for fare free bus route 42 between the campuses of FAMU and FSU and the bus route 43 to the FAMU/FSU College of Engineering, and authorize the City Manager to finalize/execute the Agreement – for generated revenues projected to total \$208,055 (*Option 1 recommended by TalTran*)

Item 46 – The staff’s recommendation was to approve the **FSU Fare Free Route Supplement Agreement**, for systemwide fare free bus service for FSU students, and authorize the City Manager to finalize/execute the Agreement – for generated revenues projected to total \$174,510 (*Option 1 recommended by TalTran*)

Item 47 – The staff’s recommendation was to approve the **FAMU Fare Free Route Supplement Agreement**, for systemwide fare free bus service for FAMU students, and authorize the City Manager to finalize/execute the Agreement – for generated revenues projected to total \$248,046 (*Option 1 recommended by TalTran*)

The Commission questioned the data and cost information that the staff had provided regarding Dial-A-Ride/Americans with Disabilities Act (ADA) and elderly riders, and emphasized the importance of providing the Commissioners with hard numbers so as to maximize the City’s resources as the TalTran Renaissance progressed.

**Item 48** – Voted 5-0 to accept an update from staff on progress of the Providence Neighborhood Center Task Force and authorize staff to **acquire a 1.03-acre parcel of land for the future site of a community center in the Providence Neighborhood** and/or other revitalization projects consistent with the Providence Neighborhood Renaissance Plan -- the site was located on Highlands Street west of Providence Baptist Church and the owner desired to sell the land by no later than August 2004 for the sale price of \$110,000 (*Option 1 recommended by Planning*)

Mr. Bill Peebles, on behalf of Trinity Methodist Church, appeared before the Commission in support of this item and asked to have the construction budget for playground and site plan work moved up from 2009.

**Item 49** – Voted 4-0 (Commissioner Katz abstained) to authorize the City Manager to negotiate an **agreement with Booth Holdings LLC for the sale of a 0.878 acre parcel owned by the City on the west side of the 400 block of Macomb Street**, with an appraised value of \$250,000, **for the development of the Macomb Street Station**, a mixed-use development with retail, commercial and residential components, which would support Frenchtown revitalization (*Option 1 recommended by NCS*)

**Item 50** – Held the first of two public hearings on the **Regional Center Development Agreement**, a development agreement pursuant to Chapter 163 of the Florida Statutes with the owner, Regional Center, LLC, on approximately 42.33 acres located generally in an area northwest of the Capital Regional Medical Center at Settlement Road and bounded on the northeast by the intersection of Centerville Road and Fleischman Road; voted 5-0 to schedule the second public hearing for August 18, 2004 (*Option 1 recommended by the City Attorney*)

There were no speakers on this item, however, Regional Center representatives indicated their availability to answer questions.

## Unagendaed:

Ms. Suzanne Austin, Director of Firefighters' Campaign, The Muscular Distrophy Association, 1574B Village Square Blvd, appeared before the Commission relative to Item 40, Ordinance No. 04-O-66, and requested an ordinance amendment that would allow Tallahassee firefighters' annual "Fill the Boot" fundraising drive. She distributed documents demonstrating how this had been done in Clay County and the City of Jacksonville, Florida (*on file in the Office of the City Treasurer-Clerk*).

Mayor Marks requested that the City Attorney and City Manager meet with Ms. Austin relative to her proposal.

Mr. Bob Hightower, 2659 Yarmouth Lane, representing the Clean Money Campaign, appeared before the Commission and discussed election/campaign donation issues.

The following persons appeared before the Commission and requested assistance in obtaining a permanent home for the Florida Arts & Community Enrichment (FACE) Program:

- Mr. Steve Henley, 508 Glenview Drive
- Ms. Alexa Kliembard, 1200 N. Gadsden Street, FACE Program Director
- Ms. Teresa Coates, 3122 Bicycle Road
- Mr. Charlton Branche, FACE Steel Band Director
- Sir Charles Atkins, 1726 Birmingham Street
- Ms. Coco Readdick, 2550 Noble Drive, a Child Development Teacher at FSU
- Mr. Demontez Fisher, a minor, FACE participant for three (3) years
- Ms. Javon Smith, 324 Stadium Drive, FSU student and FACE volunteer
- Ms. Jill Harper, 2215 Trescott Drive
- Mr. Osubi Craig, 1464 Twin Lakes Circle, FACE grant writer and African drummer
- Mr. Danshaye Williams, a minor, FACE participant and steel drummer
- Ms. Hannah Readdick, 404 Prince Street, suggested that a facility for FACE would be appropriate for the Frenchtown Renaissance

The Commission concurred in requesting a staff overview of the Community Human Services Program (CHSP) to ensure there was no flaw in the CHSP process, clarified its support of programs such as FACE, and suggested that Neighborhood & Community Services make some effort to interface FACE into the Frenchtown Renaissance Project.

The following persons appeared before the Commission and requested assistance with the mandatory relocation of their mobile homes from Aster Lakes Estates:

- Ms. Krashonda Willis, 3250 West Tennessee Street #16
- Ms. Renee Maples, 3250 West Tennessee Street #72

The Commission directed staff to provide some assistance to Ms. Willis and Ms. Maples, and others being relocated from mobile home parks, in terms of placing them in contact with individuals at appropriate agencies and determining if the City could assist with some affordable housing arrangements, applications, a town meeting, etc.; and requested a written update from the staff on progress being made on this issue.

### **City Commission Information & Sharing of Ideas:**

At the suggestion of Commissioner Lightsey, Mayor Marks stated that he would send a letter to District III Secretary Ed Prescott, Florida Department of Transportation, endorsing and supporting Leon County Commissioner Dan Winchester's letter to Mr. Prescott, dated June 24, 2004, regarding the proposed stormwater treatment facilities for the Interstate 10 Six Laning Project in the Lake Jackson Basin, and requesting that some additional treatment be provided to protect Lake Jackson.

At the suggestion of Commissioner Lightsey, the Commission concurred with empowering Commissioner Mustian to make contacts as needed relative to the Gaines Street Project and related issues, so that he need not feel constrained during the Commission's summer break while that project was moving forward.

Commissioner Katz suggested the need to keep the Commissioners informed with update charts on the progress of various projects in the community. The Commission consensus was to also give this some focus at Commission retreats as well as in the middle of the agenda of most Commission meetings.

Commissioner Mustian suggested the need for a list of individual Commissioners' ongoing project assignments and the current status on those assignments.

Mayor Marks announced that a report on the Economic Development Summit was scheduled for distribution to the Commission in less than 30 days.

Commissioner Gillum requested that the Mayor's Office provide the Commissioners with a written sketch of the kind of assistance they could provide on the Economic Development activities.

The Commission concurred with the need to schedule a Commission retreat.

Commissioner Gillum reported that TCC President Law was scheduled to meet with him and Commissioner Lightsey regarding University Park.

Commissioner Lightsey reported that Director of Economic Development Michael Parker would be providing the individual Commissioners with copies of an inclusive City historic property inventory by July 31, 2004 along with a work plan outline, which would include a report to the Commission in mid-December 2004 to be consistent with the timeline for the state grant on the Old City Waterworks. She requested that the individual Commissioners provide their input on that work plan to Mr. Parker.

Commissioner Katz announced that he anticipated having a report on the Eastern Transmission Line in August 2004, and he also hoped to have a progress report on the homeless shelter.

Mayo Marks reported that the Civic Center Authority had been inactive for the past few months while the Governor signed the new Legislation on its restructuring. He stated that the first meeting of the Authority under its new structure was scheduled for Friday morning, July 9, 2004, and he would be attending that meeting.

Mayor Marks assured the community that a thorough investigation was being conducted on the recent involvement of a Tallahassee Police Officer in a fatal shooting, and he stated that the State Attorney's independent review of this case would be reviewed by the Leon County Grand Jury. On behalf of the Commission, he expressed regret that this incident had occurred for the deceased, for the family of the deceased and for the officer who was involved, and stated that their prayers were with everyone touched by that tragic incident.

*CTC:RM:ecg:07-09-04*

### **City Commission Meeting Summary August 18, 2004**

The City Commission met in regular session and took the following action:

**Items 1-11, 13-18 and 20-22** – Voted 5-0 to approve the staff's recommendations presented in Consent Agenda Items 1-11, 13-18 and 20-22, taking the following actions:

Item 1 – Approved the appointment of Mr. Jorge Chamizo to the Tallahassee-Leon County Board of Adjustments and Appeals, to a term expiring June 2007 (replacing Mr. Peter Harris)

Item 2 – Approved the following appointments to the Environmental Code Enforcement Board:

- Mr. Rodney Floyd to a term expiring November 2006  
(replacing Mr. Michael Sheridan)
- Mr. Murray Wadsworth, Jr. to a term expiring November 2007  
(replacing Ms. Brenda Robinson)

Item 3 - Adopted Resolution No. 04-R-22, authorizing Eminent Domain Action to acquire additional property interests for Phase I of the Mission Road Improvement Project (White Drive to Peachtree Drive) from Pebble Hill Apartments, Inc. (*Option 1 recommended by the City Attorney*)

Item 4 - Authorized staff to accept and execute the FY 2004 Airport Improvement Program (AIP) Entitlement Grant Agreement with the Federal Aviation Administration (FAA) for a grant in the amount of approximately \$6,173,039, and negotiate and execute the Engineering Service Agreements and the associated funding adjustments on the Capital Improvement Program Amendment Summary, as presented, in order to move forward with the following projects and to meet the August Grant Application deadline (*Option 1 recommended by Aviation*):

- Taxiway N Rehabilitation
- Taxiway P Rehabilitation
- GA Taxiway Rehabilitation
- Commercial Runway/Taxiway Stormwater Management
- New GA Apron

Item 5 – Approved the purchase of a 240KW replacement standby generator for the Utilities Operation Center from Ring Power Corporation, in the amount of \$84,820, and approved funding for its installation by All Florida Electric in an amount not to exceed \$25,000 (*Option 1 recommended by Electric Utility*)

Item 6 – Approved the award a three-year contract for pole inspection, treatment, identification and data acquisition services to Osmose Wood Preserving, Inc., utilizing Orlando Utilities Commission (OUC) Annual Pricing Agreement (APA) contract terms, in a not-to-exceed amount of \$375,000 per year (*Option 1 recommended by Electric Utility*)

Item 7 - Approved contract amendments with Sargent & Lundy to the Hopkins Electric Generating Plant Peaking Resources Addition Design Engineering Task Order SL02-17, for the deduct amount of (\$764,260), and Task Order SL02-19, for the deduct amount of (\$10,680), for changes resulting from the purchase of a second General Electric LM-6000 engine/generator, for a total project cost reduction of (\$774,940) (*Option 1 recommended by Electric Utility/Production*)

Item 8 - Approved Contract Amendment No. 2 to the Peaking Equipment Contract with General Electric to include black start capability for the two GE LM-6000 engine/generators being installed at Hopkins Electric Generating Plant, in the amount of \$113,174 (*Option 1 recommended by Electric Utility/Production*)

Item 9 - Approved the award of a five-year contract for electric substation battery maintenance (Bid No. 0182-04-RM-BC) to Alpine Power Systems, Inc., low bidder meeting specifications, in an amount not to exceed \$17,150 per year, and authorized staff to enter into a contract for the period August 18, 2004 through August 17, 2009 (*Option 1 recommended by Electric Utility/System Control*)

Item 10 - Approved the award of a three-year term contract for the replacement of 121KV circuit breakers and disposal of old oil units (Bid No. 0079-04-RM-TC) to Areva T & D, Inc., low bidder meeting specifications, for a unit price of \$48,680 per circuit breaker, or a total of \$1,217,000 based on the anticipated purchase of 25 circuit breakers (*Option 1 recommended by Electric Utility/Power Engineering*)

Item 11 - Approved the award of a three-year contract for the purchase of sod to Florida Georgia Turf Farms, Inc., low bidder meeting specifications, in the projected amount of \$130,210 for the first year, with the option to extend the contract for up to two (2) additional years should services/product remain satisfactory (*Option 1 recommended by Procurement Services*)

*Item 12 – PULLED FROM CONSENT a request to authorize initial acceptance of the Fiscal Year 2005 Department of Justice Local Law Enforcements Block Grant award (brought forward by Tallahassee Police Department [TPD]) – SEE BELOW*

Item 13 - Approved the acceptance and expenditure of a grant award from the Florida Attorney General, in the amount of \$33,776, to support the Police Department's Victim Advocate Unit for the period October 1, 2004 through September 30, 2005 (*recommended by TPD*)

Item 14 - Approved the Bull Run Unit 1, Phase 2 Subdivision Plat, containing 2.16 acres subdivided into 8 lots, bounded on the north and west by unplatted land, on the south by Chancellorsville Drive, and on the east by Bull Run Unit 1, Phase 1, planned for development as single-family attached residential by Bull Run Residential, LLC, with Byron Block as its representative (*recommended by Public Works*)

Item 15 - Approved the Southwood Unit 17 Subdivision Plat, containing 60 acres subdivided into 89 units, bounded on the north partially by the Southwood Golf Course and partially by unplatted land, on the south by unplatted land, on the east by Southwood Golf Course, on the west by Southwood Unit 10, Phase 2, planned as mixed single family detached and attached by the St. Joe Company with John Baric as one of its officers (*recommended by Public Works*)

Item 16 - Approved the Airport Commerce Center Subdivision Plat, containing 76.46 acres subdivided into 20 lots, bounded on the north partly by unplatted land, on the south by Capital Circle SW, on the east by Airport Centre Industrial Park, Airport Centre Industrial Park III, and a replat of a portion of Airport Centre Industrial Park II, and on the west by a recorded subdivision, planned as a commercial area by the St. Joe Company (*recommended by Public Works*)

Item 17 – Approved a supplemental appropriation in the amount of \$125,000, from the Stormwater Undesignated Balance, for the purchase of an additional Vacuum Truck Vactor Model 2112, with 12 cubic yard capacity or approved equal (*Option 1 recommended by Public Works/Streets & Drainage*)

Item 18 – Approved the award of a three-year contract for the purchase of TalTran uniforms to Martin's Uniforms, of Seminole, Florida, low bidder meeting specifications, estimated at \$25,000 annually, and authorized staff to enter into a contract for the period June 2004, 2005 and 2006 (*recommended by TalTran*)

*Item 19 – PULLED FROM CONSENT a request to approve the award of an Annual Price Agreement (APA) for manhole installations and adjustments (brought forward by Public Works) – SEE BELOW*

Item 20 – Adopted Resolution No. 04-R-31, amending Resolution No. 04-R-20 (authorizing the refinancing of Airport System Revenue Refunding Bonds, Series 1995) to provide for additional bond insurance provisions and ratification of all prior actions taken related to the bond insurance insured by AMBAC through a bond purchase agreement with the City's Underwriter, RBC Dain Rauscher (*Option 1 recommended by the City Treasurer Clerk*):

Item 21 – Adopted Resolution No. 04-R-28, consenting and approving the substitution of the Credit Facility, appointment of a new

Trustee, appointment of a new Tender Agent and appointment of a new Remarketing Agent for the Rose Printing Company, Inc. Industrial Development Revenue Bonds, Series 2000A Bonds (the City being a conduit issuer for the Bonds) (*Option 1 recommended by the City Treasurer-Clerk*)

Item 22 – Approved the minutes of the following City Commission meetings (*recommended by the City Treasurer-Clerk/Records Management*):

- May 12, 2004 Regular City Commission Meeting
- May 19, 2004 Regular Target Issues Workshop
- May 26, 2004 Regular City Commission Meeting
- June 9, 2004 Regular Target Issues Workshop
- June 9, 2004 Regular City Commission Meeting

**Item 12** (pulled from Consent) – Voted 5-0 to authorize the initial acceptance of FY 2005 Department of Justice Local Law Enforcement Block Grant funds, in the amount of \$144,930, and the obligation of required City matching funds, in the amount of \$6,137, from the State Law Enforcement Trust Fund, and approve the coordination of a public hearing to be held September 22, 2004 prior to the final approval of the allocation recommendation (*Option 1 recommended by TPD*)

**Item 19** (pulled from Consent) – Voted 5-0 to approve the award of an Annual Price Agreement (APA) for the installation and adjustment of sewer manholes as necessary in conjunction with roadway projects to Blankenship Contracting, Inc., of Tallahassee, Florida, low bidder meeting specifications, at an annual estimated cost of \$469,065, for a period of four (4) years, with an optional one-year extension (*Option 1 recommended by Water Utilities/Distribution and Collection*)

Commissioner Katz requested that Public Works staff adjust or lower manhole covers so that they did not protrude above the street surface level.

Mayor Marks requested that staff explore the option of using temporary open mesh heavy-duty collars around protruding manhole covers to allow for cut back of old asphalt until new asphalt is down.

**Items 23 and 24** – By consensus, introduced the following ordinances as presented:

Item 23 – Ordinance No. 04-O-49, a proposed amendment to the Tallahassee Environmental Management Ordinance in the Tallahassee Land Development Code adding four new downtown zoning districts in the All Saints area and extending current exemptions from landscaping and urban forest standards to include four new districts, generally consistent with the Gaines Street Revitalization Plan; set for public hearing on September 22, 2004 (*Option 1 recommended by Planning*)

Item 24 – Ordinance No. 04-Z-51 would rezone 19.0 acres at the northeast corner of Miccosukee Road and Medical Drive (1600

Miccosukee Road, "Greenwood Museum and Gardens") from CM Commercial Medical Arts District to CM with HPO Commercial Medical Arts with Historical Preservation Overlay District, and list the subject property on the Local Register of Historic Places (RZ-432) (applicant: Tallahassee Trust for Historic Preservation); set for public hearing on September 22, 2004 (*Option 1 recommended by Planning*).

**Item 25** – Voted 5-0 to approve the agreement to purchase 7.5 acres in the Gaines Street redevelopment area from the Trust for Public Land (TPL), which had secured a purchase agreement from the owner, CSX Transportation, Inc., for the purchase amount of \$1,800,000 plus associated due diligence and closing costs of \$35,000, and authorize the City Manager to execute contracts and closing documents subject to final approval by the City Attorney and Real Estate Committee (*Option 1 recommended by Public Works/Real Estate*)

**Item 26** – Voted 5-0 to continue to September 8, 2004 a proposal to sell 2.25 acres located at the northwest corner of Gaines Street and Railroad Avenue to Robert Finvarb (*brought forward by Public Works/Real Estate*)

**Item 27** – Voted 5-0 to approve the Kleman Plaza Design Review Board recommendation to deny the Tallahassee Center (Gameday) request for payment of a fee-in-lieu-of public access restrooms (*Option 1 recommended by Public Works*)

The Commission requested a report on signage for existing and anticipated restroom facilities at Kleman Plaza, and directed staff to place acceptable signage for existing restroom facilities at the Plaza without delay

**Item 28** – Voted 5-0 to adopt Resolution No. 04-R-27, and authorize the expenditure of up to \$12,000 to support the match requirements for Southeast Corporate Federal Credit Union's participation in the State Qualified Targeted Industry Tax Refund Program (*Option 1 recommended by Economic Development*)

**Item 29** - Held the second public hearing on the Regional Center Development Agreement and voted 5-0 to approve the proposed development agreement, providing for the development of a mixed use project with general office, retail and residential uses on approximately 42.33 acres located generally in an area northwest of the Tallahassee Community Hospital at Settlement Road and bounded on the northeast by the intersection of Centerville Road and Fleischman Road, preserving approximately eight (8) acres of land as the right-of-way corridor for extension of the Blair Stone Road Northern Extension (Capital Circle NW and Centerville Road) to Fleischman Road and granting it to the City at no cost (developer: Regional Center, LLC) (*Option 1 recommended by the City Attorney*)

There were no speakers on this item.

#### **City Commissioner Information and Sharing of Ideas:**

Mayor Marks reported plans were being made for a community group trip to look at the Chattanooga, Tennessee, Greenway to get some ideas for the Capital Cascades Trailway. He also suggested that consideration be given to creating a citizens advisory committee to consider City projects and work with other citizen groups, similar to the Chamber of Commerce 20/10 Program, and the Commission concurred to direct the staff to bring back options in this regard.

Commissioner Katz confirmed with the City Attorney that an ordinance requiring drug testing of taxi drivers would be brought to the Commission on August 25, 2004. He also requested that the staff explore whether there were any groundwater problems in the area where the Old Waterworks Building was located as he had been informed a dry cleaning establishment had been located next to the Waterworks Building in the 1950's. Additionally, Commissioner Katz requested that the staff provide a timeline and status report on the ongoing major projects, broken down by Blueprint projects and other categories.

Commissioner Lightsey reported on a Florida Department of Management Services meeting held on August 5, 2004, regarding the relocation of some State agencies and the disposal of structures and parcels no longer needed by the State. She also advised that she was working on developing an inventory of City historic properties to look at possible uses, rehabilitation costs and potential funding sources, and prioritization of that list of properties, and she reported that the Cultural Resources Commission was interested in some of the City's properties in Cascades Park.

*CTC:RM:ecg:01-25-05*

### **City Commission Meeting Summary August 24, 2004**

The City Commission met in special workshop session and took the following action:

Reviewed projects in the proposed FY05-09 General Government Capital Improvement Plan (GG/CIP), and the City's 10% Sales Tax Extension Projects List (Staff clarified that \$140,000 for water utility costs was missing from the balance of \$860,000 allocated for relocation costs in the Renaissance Office Building Relocation Project)

Flagged the following projects for future discussion:

- Kleman Plaza Master Plan Implementation Project (including a proposed discussion of the Duval Street pedestrian connector bridge to City Hall)
- The SHIP and HOME Master and Contingency Projects
- All of the historic preservation projects
- Meadows Soccer Complex Development Project and a recommendation to allow construction to begin in FY05
- Silver Lake Project, as a Parks & Recreation funding issue
- Hilaman Golf Renovations Project (regarding future efforts to make the golf courses self supporting)
- Pontiac and Trescott Traffic Calming Projects, for an explanation of the funding balances in those projects
- Magnolia Drive and Centerville Road Sidewalk Projects, for a report on cost sharing for the construction of sidewalks on county and state roads
- Floridan Block Development Project, regarding certain options being precluded for the future if federal grant funds were spent on this multi-modal facility TalTran project, and in view of some potential future changes to TalTran
- Dial a Ride/CTC Software Project, regarding the cost efficiency of contracting out the Dial a Ride service so that there might not be a need to invest in new scheduling software
- Bus Stop Schedule Holder Purchase Project, regarding a suggestion that bus schedule holders be placed on more bus routes since there was a

fund balance

- Purchase of Replacement Electronic Fareboxes Project, for information on whether new buses could not be purchased with electronic fareboxes so that it would not be necessary to incur the expense of purchasing replacement electronic fareboxes
- Street Paving Program -- regarding a staff recommendation to use funds available in this project as well as the Moon Lane Construction Project and the McKeithen/Hayward Construction Project to fund the additional \$232,400 required for street improvements associated with the Buckwood annexation, so that the individual homeowners would only be charged \$1,500 each
- Calhoun/Gadsden/Thomasville Road Operational Improvements, regarding need
- Magnolia/Lafayette Street Intersection Improvements, for a better understanding of what was involved with the project
- 1989 Sales Tax Intersection Improvements projects and other future intersection improvements, for information
- PKWY@BLAIRST & PKWY@MANG.INTER Projects, for information
- All of the gateway enhancement projects – requested information on the total amount allocated for those projects, how that was broken down, how they were funded and how the implementation time could be lengthened, and requested that a realistic timeframe be provided on these gateway enhancement projects; requested that the Highway Beautification Program be included in this discussion
- J. Henry Park Development
- Springsax Park Refurbishment
- Hilaman Golf Renovations
- Northwest Park Development Project, for information on whether the County had any plans for a park in that area and what level of park development the City needed to offer with this project

Requested that the staff bring back information on the following:

- how the Historic Preservation Grant & Loan funds were being utilized
- a status report on the Armistead Road Sidewalk Project
- a status report on the Bond Community Neighborhood Project
- the Highway Beautification Program Project and how it was coordinated with the Cascades Greenway Project
- the need for the Variable Message at City Hall Project, which was designed to provide traveler information to drivers northbound on Duval Street
- whether anything could be done to improve the existing northbound left turn lane on Centerville Road at the Betton Road intersection
- how closely related the City's 10% Sales Tax projects were to the overall Blueprint 2000 vision, how much of the City's Sales Tax funding would be expended for right-of-way acquisitions if any, and the sequencing of how that would work with road projects scheduled on those same roads
- savings accrued to date in terms of space and personnel as a result of the City-Wide Electronic Document Management System (EDMS)
- City departmental relocations to the Renaissance Office Building and within the Gemini Building and City Hall, and funds available to relocate departments within City Hall and to reconfigure/renovate the offices that were vacated
- moving up the Tennis Facility Renovations and the installation of additional clay tennis courts to FY05
- the plan for the allocation of \$500,000 in each of the out years for the Frenchtown Infrastructure Project
- how the Minor Intersection/Safety Modifications Project funds were expended on an annual basis
- a map and further information on the Nurse's Drive Project

- a level of service map for City parks and some objective analysis on how the population projections had been met
- information on whether any recent improvements had been made to improve the water quality in the A. J. Henry Park

Clarified with staff that --

- the CDBG FY04 Master Project was a recurring project where funds were constantly expended on the Community Human Services (CHSP) contracts and it provided funding for implementation of The Annual Plan for all of the City's economic development projects in all neighborhoods
- the funds remaining in the Quality Cleaner's Site Remediation Project (on Kleman Plaza) would remain in that account because sampling and annual reports would continue to be required for a number of years
- the design of the Bradford Road PASS Project was approximately 30% complete
- additional FY2005 funding was recommended for the Bond Community-Neighborhood Infrastructure Enhancement Project
- the ADA Sidewalk Rehabilitation Project provided funding for improvements required by settlement with Access Now
- the Bike Pedestrian Implementation Program, proposed for funding, was also a program for discussion by the Metropolitan Planning Organization (MPO)
- the St. Marks Trail Extension Project provided for Sales Tax funding to complete the actual trail while monies that were expended on land acquisitions would be recouped when the excess land was sold
- FY2009 funding for construction of a Providence Neighborhood Community Center was scheduled for discussion of moving that up upon receipt of a neighborhood plan and request for assistance
- the TalTran Global Positioning Systems Project was grant funded
- Hermitage Boulevard had been originally designed to facilitate its four-laning
- staff would provide regular progress reports on the Gaines Street/FAMU Way/Madison Street Reconstruction Project
- the Parks & Recreation Center Refurbishment Project included the refurbishment of existing comfort stations at various parks
- the Governor's Park Project was not predicated upon state funding and that it was a Sales Tax funded project

Confirmed that no expenditures would be made for the purchase of Dial A Ride vans until the disposition of the Dial A Ride Program was decided

Concurred with the staff's recommendation to return existing available funds in the Water and Sewer System Charge and Tap Fee Waivers Projects to the Capital Improvement Fund (GG/CIF) for future appropriation, as this was a recurring project for which another \$500,000 would become available for FY2005

Concurred that some of the Sales Tax Extension projects, such as the Major Intersection Improvements Project, should be pushed back in order to ensure the Sales Tax Extension funds were available

Clarified that no Sales Tax funds would be used for the remediation of Cascades Park

Directed that the staff ensure that any fund balances remaining in completed projects be made available for future appropriation

Concurred that a City Commission workshop should be scheduled to discuss the projects that would be funded from the City's 10% share of future

Sales Tax revenues

Additionally:

Commissioner Lightsey confirmed that citizen complaints regarding the general condition of Springsax Park had been addressed. She also suggested that a technology workshop be scheduled for an overall discussion of savings from technology enhancements.

Commissioner Gillum stated his intent to bring up a future discussion concerning the inclusion of toilets in parks located in areas of known homeless population, referencing the Howard-Strong Park.

Commissioner Mustian suggested that it would be helpful for the Commission to also undertake a review of the City utilities' budgets.

*CTC:RM:ecg:01-25-05*

### **City Commission Meeting Summary August 25, 2004**

The City Commission met in regular session and took the following action:

**Item .1** – Presented a proclamation proclaiming August 28, 2004 to be Tallahassee Recycles Day in the City of Tallahassee

The following members of Keep Tallahassee-Leon County Beautiful (KTLCB) appeared before the Commission relative to this item:

- Ms. Diana Hanson, Executive Director of KTLCB
- Ms. Kristin Black, Director of Community Affairs for Tri-Eagle Sales, Inc. (a Tallahassee Recycles sponsor) and KTLCB Board Member
- Mr. Frank Dorsey, C.P.A. and KTLCB Treasurer
- Mr. Ralph Avila, KTLCB Board Member
- City Commissioner Andrew Gillum, KTLCB Board Member

**Item .2** - Presented a proclamation proclaiming the month of August to be "Tallahassee Fire Department Appreciation Month" in the City of Tallahassee

The following persons appeared before the Commission relative to this item:

- Firefighter Kenny Schultz, Muscular Dystrophy Coordinator for the Tallahassee Fire Department

- Firefighter Lisa Paulson
- Chief Dan Spillman

**Items 1-3 and 5-9** – Voted 5-0 to approve the staff’s recommendations presented in Consent Agenda Items 1-3 and 5-9, taking the following action:

Items 1 - Adopted Resolution No. 04-R-33, authorizing eminent domain action to acquire additional property interests (Parcels 102/702, 103/703 and 104/704) for Phase I of the Mission Road Improvement Project from Boardwalk at Appleyard, LLP (*recommended by the City Attorney*):

Item 2 – Approved the award of a construction contract for the Tallahassee Regional Airport Taxiways Improvements Project to C. W. Roberts Contracting, Inc., of Hosford, Florida, low bidder meeting specifications, in the amount of \$2,465,068.10 (*Option 1 recommended by Aviation/Airport Capital Program Administration*)

Item 3 – Approved the award of a construction contract for the Tallahassee Regional Airport Commercial Runway and Taxiways Stormwater Management Project to Allen’s Excavation, Inc., of Tallahassee, Florida, low bidder meeting specifications, in the amount of \$1,232,266.50 (*Option 1 recommended by Aviation/Airport Capital Program Administration*)

*Item 4 – DELETED FROM THE AGENDA a request for approval of a construction contract award for the Tallahassee Regional Airport General Aviation Central Apron Project (brought forward by Aviation/Airport Capital Program Administration)*

Item 5 – Ratified the emergency authorization to increase the Purchase Order to GE Oil and Gas for required zero discharge vapor compressor repairs at Purdom Unit 8 Electric Generating Plant, in the amount of \$49,100; authorized a change in the project scope for Project 03031 – Purdom Vapor Compressor and Evaporation, and reduced funding in this work order from \$6 million to \$1.5 million (*Option 1 recommended by Electric Utility/Production*)

Item 6 – Approved award of three (3), three-year term contracts for temporary labor services to USA Staffing, Able Body Labor and Action Labor, low bidders meeting specifications, and authorized staff to obtain these services on an as needed in accordance with the terms and conditions of the contract (*Option 1 recommended by Procurement Services*)

Item 7 – Authorized the purchase of servers hardware/software, installation and maintenance from Unisys, under State Contract #250-000-03-1, and to purchase network upgrades from Insight via Request for Quote (RFQ) #0180-04-KR-QP, in an amount not to exceed \$401,000 (Network Infrastructure Upgrade/Replacement Project) (*Option 1 recommended by Chief Information Systems Officer [CISO]/ISS*)

Item 8 – Authorized the purchase of integration services, for Data Migration Services from GIS to PeopleSoft Assets (Location ID’s), from NCGi, under State Contract #974-116-02-1, in the amount of \$89,013 (*Option 1 recommended by CISO/ISS*)

Item 9 – Approved the initiation of a zoning change from County Residential Preservation (RP) to Residential Preservation 1 (RP-1)

on 6.65 acres located at 4784 Thomasville Road, which was annexed into the City on May 26, 2004 (owners: David B and A. B. Wingate Trusts) (*Option 1 recommended by Planning*)

**Item 10** (pulled from Consent) - Held a public hearing and voted 5-0 to adopt Resolution No. 04-R-18, adopting and certifying the 2004 non-ad valorem assessment roll for the collection of special assessments (*recommended by the City Treasurer-Clerk/Revenue Division*)

There were no speakers on this item.

**Items 11 and 12** – By consensus, introduced the following ordinances and set them for public hearing as noted:

Item 11. Approved the initiation of an amendment to the Land Development Regulations to include an interim ordinance relating to consistency with the Gaines Street Revitalization Plan (*Option 1*); and introduced Ordinance No. 04-O-80, which would amend the Land Development Code to provide for interim review requirements for development and redevelopment within the Gaines Street Urban Infill and Redevelopment Area, and set the ordinance for public hearings on September 22 and October 27, 2004 (*Option 2*) (*recommended by Planning*)

Item 12. Introduced Ordinance No. 04-O-86, providing for drug testing of operators of vehicles for hire and creating a criminal violation for the unlawful operation of a vehicle for hire, and set the ordinance for public hearing on September 22, 2004 (*Option 1 recommended by the City Attorney*).

**Item 13** – Voted 5-0 to accept the staff's proposed response to the Florida State University (FSU) Campus Master Plan Update, providing feedback and guidance on additional concerns to be incorporated into the comments forwarded to FSU (*Option 1 recommended by Planning*)

Commissioner Lightsey requested that the staff bring back a chart showing a comparison of the student population, and the number of on-campus dormitory rooms and private sector dormitory rooms over the past five years as a measure of how housing was keeping up with the growth curve in the community, factoring in facilities that were in the planning and permitting stage, and if any progress was being made. She also requested that the staff bring back a report addressing City Stormwater staff's concerns regarding FSU's policy of primarily reserving construction in the 100-year floodplain for athletic, recreational and open space uses, as filling of the floodplains for athletic fields had been problematic in the past.

Commissioner Gillum requested that a staff person be designated to work with the universities regarding planning for improvements to the TalTran bus transit system.

Vice President for Administrative Affairs John Carnaghi and Mr. Mark Bertolami, Director of Facility Planning & Construction, FSU, appeared before the Commission relative to this item.

**Item 14** – Voted 5-0 to adopt Resolution No. 04-R-25, adopting the Tallahassee-Leon County Greenways Master Plan as the guiding document for greenways acquisition and management, and direct staff to continue implementation as fiscal resources permit (*Option 1 recommended by Planning*)

Commissioner Mustian requested that the staff provide information on which projects needed a City funding match, such as the Campbell

Connector, so that the Commission could prioritize its funding.

**Item 15** - Discussed proposed revisions to the Public Works Residential Traffic Calming Program Procedures to allow the participation of residents on adjacent streets in the process and, by concurrence, continued this item to September 8, 2004 to allow staff time to bring back information on Commission suggestions, including numbers on the diminimus daily peak hour volume and minimal speed, the additional of a removal program, and the establishment of a maximum amount to be spent on any one street (*brought forward by Public Works/Engineering*)

**Item 16** – Held a public hearing and voted 3-0 (Commissioners Katz and Lightsey absent) to adopt Ordinance No. 04-O-30AA, introduced on July 7, 2004, abandoning a portion of Bryan Street located at the northwest corner of all Street and Bryan Street, subject to the findings and conditions of the Planning Commission (applicant: Craig Butler) (*Option 1 recommended by Planning*)

There were no speakers on this item.

**Item 17** – Held a public hearing and voted 3-0 (Commissioners Katz and Lightsey absent) to adopt Ordinance No. 04-Z-37, introduced on May 12, 2004, and continued from May 26 and June 23, 2004, rezoning 35.8 acres located in the Buckwood Subdivision, lying between Mahan Drive and Buck Lake Road, from RP Residential Preservation to Residential Preservation 1 (RP-1) and RP-2 (RZ-410) (applicant: City of Tallahassee) (*Option 1 recommended by Planning*)

There were no speakers on this item.

**Item 18** – Held a public hearing on Sign Code Amendment Ordinance No. 04-O-52, introduced on June 23, 2004, which would amend the City's Sign Code so as to implement permitting requirements for special events sponsored by a public entity or nonprofit institution/organization, incorporate the Capitol Center Planning District sign regulations, and revise shopping center ("big box" stores) sign requirements to decrease the number of variance requests related to that type of sign; by consensus, continued the public hearing to September 22, 2004 (*brought forward by the City Attorney's Office*)

Mr. Bruce Screws, 2731 Teton Terrace, appeared before the Commission in support of this item (suggested that "sandwich signs" be allowed in areas other than the downtown and that the provision prohibiting inflatable and tethered type signs be removed)

**Item 19** – Held a public hearing and voted 4-0 (Commissioner Lightsey absent) to adopt Rezoning Ordinance No. 04-Z-53, introduced on July 7, 2004, rezoning 0.52 acres located at the southwest corner of the intersection of Old Bainbridge Road and Preston Street from Residential Preservation 2 to Central Urban, implementing Comprehensive Plan Map Amendment 2004-1-M-001 (owner: Annie Harris) (RZ-422) (*Option 1 recommended by Planning*)

There were no speakers on this item.

**Item 20** – Held a public hearing and voted 5-0 to adopt Rezoning Ordinance No. 04-Z-54, introduced on July 7, 2004, rezoning 4.61 acres lying west of Midyette Road, and applicable to the western 150 feet of four parcels fronting on the west side of Midyette Road, from R-5 Manufactured Home and Single-Family Detached to Activity Center, implementing Comprehensive Plan Map Amendment 2004-1-M-003 (applicant: City of

Tallahassee) (RZ-423) (*Option 1 recommended by Planning*)

There were no speakers on this item.

**Item 21** – Held a public hearing and voted 5-0 to adopt Rezoning Ordinance No. 04-Z-55, introduced on July 7, 2004, rezoning 1.87 acres located on the south side of Call Street and the west side of Stadium Drive from MR-1 Medium Density Residential to University Transition, implementing Comprehensive Plan Map Amendment 2004-1-M-005 (applicant: City of Tallahassee; owner: Steve Leoni, Villa Conradi, LLC) (RZ-426) (*Option 1 recommended by Planning*)

There were no speakers on this item.

Mr. Roger Wynn, 805 N. Gadsden Street, had indicated his availability to answer questions regarding this item.

**Item 22** – Held the first of two public hearings on Rezoning Ordinance No. 04-Z-56, introduced on July 7, 2004, which would rezone 20 acres lying north of West Tharpe Street and west of Capital Circle Northwest from Industrial to Office-Residence 3, implementing Comprehensive Plan Map Amendment 2004-1-M-007 (applicant: City of Tallahassee; owner: Tharpe Street Holdings) (RZ-428); by consensus, set the second and final adoption hearing for September 22, 2004 (*Option 1 recommended by Planning*)

There were no speakers on this item.

**Item 23** - Held a public hearing on Ordinance No. 04-O-59, introduced on July 7, 2004, which would amend the Tallahassee Land Development Code by adding provisions allowing and describing the requirements of an offsite mitigation exception for development on sites containing significant grade areas (10%-20%) in areas posed for more intensive development and redevelopment; by consensus, continued the public hearing to September 22, 2004 and directed staff to bring back some revised language (*brought forward by Planning*)

There were no speakers on this item.

Commissioner Mustian requested that the staff bring back information on the rationale for not implementing this Citywide.

**Item 24** – Held a public hearing and voted 5-0 to adopt Annexation Ordinance No. 04-O-62, introduced on July 7, 2004, providing for the voluntary annexation of approximately five (5) acres located at 2613 Ox Bottom Road (Tax ID #1428204200000), planned for development into 16 home sites (*Option 1 recommended by the Office of the Mayor*)

There were no speakers on this item.

**Item 25** - Held a public hearing and voted 3-2 (Mayor Marks and Commissioner Katz opposed) to amend the Bill Higdon Rezoning Ordinance No. 04-Z-63 to rezone 4.98 acres located on the south side of Hartsfield Road approximately 270 feet west of Willie Vause Road from R-1 Single Family Detached Residential District to R-4 (Single-, Two-, and Multi-family Residential); voted 5-0 to adopt Ordinance No. 04-Z-63AA (applicants: Alton & Glen Cromer, Mark & Doris Plowmaker, Greg & Doris Shields & Lucille Mann) (RZ-431) (*Option 1 recommended by Planning*)

The following persons appeared before the Commission relative to this item:

- Mr. Bruce Cromer, 619 Scott Circle, representing his grandmother, Ms. Lucille Mann (proponent)
- Mr. Alton Cromer, 2992 Bainbridge Highway, the owner of property at 2729 Hartsfield Road (proponent)
- Ms. Linda Schutt, 2110 Willie Vause Road (opponent)
- Ms. Laura Spencer, 2014 Willie Vause Road (opponent)
- Mr. Roger Wynn, 805 N. Gadsden Street, representative of the property owners as well as the potential developer of the property (proponent)

**Item 26** - Held a public hearing and voted 5-0 to adopt Country Lane Condominiums Rezoning Ordinance No. 04-Z-65, introduced on July 7, 2004, rezoning 3.6 acres located on the east end of Dian Road on the west side of Country Lane from R-5 Manufactured Home and Single Family Detached zoning district to R-4 Single, Two-Family and Multi-Family Residential zoning district (applicant: S.S.K, L.L.C.) (RZ-429) (*Option 1 recommended by Planning*)

There were no speakers on this item.

Mr. Charles Hargraves, 1795 Thomasville Road, representing S.S.K., L.L.C., had indicated his availability to answer questions regarding this item.

**Item 27** – Held a public hearing on Ordinance No. 04-O-66, which would provide regulations prohibiting any person from making contacting with an individual operating a motor vehicle on a public street to conduct any business, collect charitable donations, or distribute printed materials, or to hold up signs or other advertising in the medians of streets; by consensus, continued the public hearing to September 22, 2004 (*brought forward by the Police Chief and the City Attorney*)

Mr. Jarvis Bedford, 2879 W. Pensacola Street, appeared before the Commission relative to this item (indicated his desire for some different ordinance language that would make allowances for a permitting process that could allow solicitation safely to take place so that the Tallahassee Firefighters could continue their annual "Boot Drive" to raise funds to help people with muscular dystrophy)

### **City Commission Information and Sharing of Ideas:**

Commissioner Katz reported on meetings with representatives of the homeless community, the HOPE Community and The Shelter, relative to finding an acceptable alternative site to move The Shelter from the Frenchtown Renaissance area.

Commissioner Katz also reported that he had asked the City Treasurer-Clerk to investigate changing the Pension Plan administrator contract to include an "opt in procedure" on sharing financial information.

Commissioner Gillum reported he had received some citizen complaints concerning escalating Comcast cable rates. He requested that the staff

research comparable size cities to determine if their cable rates were comparable, and disseminate that information to the public.

*CTC:RM:ecg:02-02-05*