

## **Summary of Commission Meeting - January 10, 2007**

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

Mayor Marks welcomed everyone back from the holiday break. He observed that the New Year's Eve Celebration on Kleman Plaza had turned out very well, with good attendance in spite of the cold, and discussed the potential for that to be a significant annual event in Tallahassee. Mayor Marks also noted that the Inauguration of new Governor Charlie Crist had brought a number of visitors to Tallahassee and that event had been well coordinated, with no complaints or concerns raised.

**Item 1** – Received an update presentation from Mr. Mark O'Bryant, of Tallahassee Memorial Hospital (TMH), relative to TMH becoming operational as a Regional Trauma Center in October 2006

Mr. O'Bryant reported that Dr. Marcus Willett had been recruited from Shands Hospital in Gainesville, Florida, where he had served as Medical Director of Shands' Level One Trauma Program. He advised that Dr. Willett would share Medical Directorship duties with Dr. Escobar, allowing Dr. Escobar to spend the majority of his time being involved in community education and training related to trauma services, with a focus on prevention activities.

Mr. O'Bryant introduced Dr. Joanne Lee, a fellowship-trained Traumatologist, from Jacksonville, Florida, and Dr. Freda Lyon, Administrator of the TMH Bixler Emergency Center, from Texas.

Dr. Lyon reported that Trauma Center personnel had begun educating community emergency medical services (EMS) personnel on trauma alerts.

**Item 2** – Mayor Marks presented a proclamation proclaiming January 20, 2007 as Arbor Day in the City of Tallahassee

Mr. Perry Odom, Mr. Sam Geiger and Mr. Brian Wiebler, from the Public Works and Planning Departments, appeared before the Commission relative to this item.

Mr. Wiebler invited the public to help celebrate Arbor Day by participating in planting trees at three separate locations on January 20th, including restoration at the St. Marks headwaters, landscaping the median in Maclay Road, and plantings around Chapman Pond.

**Item 3** – Voted 5-0 to approve a request to rename the Fourth Avenue Community Center in honor of Mr. LeVerne F. Payne, retired Supervisor of the Fourth Avenue Community Center

Mr. Billy Holder, Chair of the Parks and Recreation Advisory Board, and Mr. Delmas T. Barber, representing the Frenchtown and Springfield Community, appeared before the Commission relative to this item.

**Item 4** – Accepted the presentation of the United States Tennis Association (USTA) 2006 Outstanding Facility Award to the Forestmeadows Park and Athletic Center

Ms. Karen McFarland and Ms. Linda Frazier, representing USTA, appeared before the Commission relative to this item.

**Items 5-10 and 12-17** - Voted 5-0 to approve the staff's recommendations presented in Consent Agenda Items 5-10 and 12-17, taking the following action:

Item 5 – Adopted Resolution No. 07-O-02, authorizing the use of condemnation to acquire parcels needed to construct the Lipona Road PASS Project (Option 1 recommended by the City Attorney)

Item 6 – Approved the selection committee's ranking and the award of contract for the Hopkins Unit 2 Repowering Generator End Ring Replacement, including rotor rewind option (RFP #0055-07-RM-RC), to Alstom Power Inc., top-ranked vendor, in an amount not to exceed \$1,033,700 (Option 1 as recommended by Electric Utility)

Item 7 – Approved the selection committee's ranking and the award of contract for the Hopkins Unit 2 Repowering Cable Bus Duct (RFP #0060-07-RM-RC) to MPHusky, top-ranked vendor, in an amount not to exceed \$491,244, plus any adjustments based on changes in copper prices; authorized staff to issue a letter of award to MPHusky to allow for the price to be fixed while contract documents are being finalized (Option 1 as recommended by Electric Utility)

Item 8 – Approved the purchase of two Substation Transformers (Bid #0045-07-RM-BC, from Fortune Electric Co., Ltd, low bidder meeting specifications, at \$812,000 each, for a total of \$1,624,000; approved an appropriation for the initial work on the Substation BP-21 Project, in the amount of \$1,100,000 (including an allocation of \$812,000 for the purchase of one of the transformers), from Future Bonds (Option 1 as recommended by Electric Utility)

Item 9 – Approved the purchase of specialty flanges for the fiberglass reinforced piping (FRP) Spool Piece for Replacement Circulating Water Piping for the Hopkins Unit 2 Repowering Project, from Tankinetics, the least cost proposal and firm with the best schedule, in an amount not to exceed \$77,000 (Option 1 as recommended by Electric Utility)

Item 10 – Approved the purchase of "Inspection & Maintenance Solution" software for use by electric utilities from Advantica, Inc., sole-source provider, at a cost of \$99,875 (Option 1 as recommended by Electric Utility)

Item 11 – PULLED FROM CONSENT an item relating to the purchase of 23 vehicles for the Tallahassee Police Department (TPD) and the City Fleet (brought forward by Fleet Management) – SEE BELOW

Item 12 – Approved the selection committee's ranking, as follows, and authorized staff to execute a three-year contract with each firm for roofing contracting services (RFQ #0215-06-ER-RC), for total combined expenditures of the five contracts estimated at \$300,000 over the life of the contracts (Option 1 as recommended by Procurement/Department of Management & Administration [DMA]):

- Burnette Construction
- Dove Roofing
- Harrell Roofing
- Garrison Design and Construction
- Parker Brothers

Item 13 – Approved the Bull Run Unit IV subdivision plat, containing 38.97 acres subdivided into 107 lots, bounded on the north and west by Bull Run Unit III, on the south by Kerry Forest Parkway (proposed), and on the east by Bull Run Unit II, planned for development as single-family residential by Bull Run Residential, LLC, with Byron Block as its representative (as recommended by Public Works/Engineering)

Item 14 – Approved the Wilson Ridge subdivision plat, containing 5.39 acres subdivided into 22 lots, bounded on the north and west by unplatted land, on the south by Ridge Road, and on the east by Four Points Addition, planned for development as single-family residential by Wilson Ridge Subdivision General Partnership, with William LM. Lee as a general partner (as recommended by Public Works/Engineering)

Item 15 – Approved StarMetro to continue as the Community Transportation Coordinator (CTC) for Leon County, and authorized the City Manager to execute all agreements as appropriate, with all costs covered by the agencies purchasing transportation and a \$100,000 allocation from Leon County (Option 1 as recommended by StarMetro)

Item 16 – Approved the award of bid for the Cleaning and Painting of Elevated Water Tank No. 4 (Bid #0028-07-VA-BC) to Worth Contracting, Inc., of Jacksonville, Florida, low bidder meeting specifications, at a fixed cost of \$305,000; approved a supplemental appropriation in the amount of \$130,000 from the unappropriated balance in the Water RR&I Fund for the project (Option 1 as recommended by Water Utility)

Item 17 – Approved the minutes of the October 25 and November 8, 2006, Regular City Commission Meetings, as distributed (as recommended by the City Treasurer-Clerk/Records Management)

**Item 11** (pulled from Consent) – Voted 5-0 to approve the purchase of 23 vehicles for the Tallahassee Police Department (TPD) (15 replacement vehicles and six additional patrol cars) and City Fleet (two [2] replacement vehicles), as follows (Option 1 as recommended by Fleet Management):

- Three (3) Ford 500 Sedans from Orville Beckford Ford-Mercury via Florida Sheriffs Association Contract #06-14-0821, at a cost of \$62,208
- Two (2) replacement Chevrolet Impalas, including all needed equipment, from Garber Chevrolet via the Florida Sheriffs Association Contract #06-14-0821, at a cost of \$37,914
- Ten (10) replacement Crown Victorias, including all needed equipment, from Duval Ford via the Florida Sheriffs Association Contract #06-14-0821, in the amount of \$259,460
- Six (6) additional patrol cars from Duval Ford via the Florida Sheriffs Association Contract #06-14-0821, in the amount of \$155,676
- One (1) Ford 450 replacement truck chassis from Orville Beckford Ford Mercury via the Florida Sheriffs Association Contract #06-14-0821, in the amount of \$33,030; and the truck body from Alabama Truck Body & Equipment LLC, honoring the RFP prices in a pending contract, in the amount of \$16,479
- One (1) replacement Ford 500 Sedan from Orville Beckford Ford Mercury via the Florida Sheriffs Association Contract #06-14-0821, in the amount of \$18,841

Commissioner Katz encouraged the purchase of some hybrid vehicles.

**Item 18-20** – By consensus, introduced Ordinances Nos. 07-Z-02, 07-Z-04 and 07-Z-05, and set public hearings on all of the ordinances for January 24, 2007

**Item 21** – Voted 5-0 to appoint Commissioner Lightsey to the joint City/County/School Board Coordinating Committee, as required by the Public School Concurrency and Facility Planning Interlocal Agreement (Option 1 as recommended by Planning)

**Item 22** – Voted 4-1 (Commissioner Lightsey opposed) to conceptually approve a long-term contract between the City of Tallahassee and Florida State University (FSU) to promote renewable energy and energy efficiency, based upon recitals indicated in the agenda item and contingent upon satisfactory completion of two separate agreements within 12 months, as amended for City staff to work with FSU Counsel to incorporate into page 10, paragraph 3, language anticipating that there would be a Memorandum

of Agreement entered into between the City of Tallahassee and FSU prior to the first payment being made in the provisions of the contract that would define a mutually acceptable goal of demand side management (DSM) consumption by FSU, reaching 5 MW by 2012, with interim reports to the City showing the community and potentially the state how this could be done (Option 1 as recommended by Energy Services as amended)

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

- Dr. T. K. Wetherell, President of FSU
- Mr. Glenn Farris and Ms. Virginia Wetherell, representing Biomass Gas & Electric (BG&E)

**Item 23** – Voted 3-0 (Commissioners Katz and Gillum absent) to adopt revised Fee Resolution No. 07-R-01, setting fees associated with the required permitting of Temporary Portable Storage Containers (TPSCs) to become effective February 1, 2007 (as recommended by Growth Management)

**Item 24** – Voted 3-0 (Commissioners Katz and Gillum absent) to approve the purchase of two feeder protectors for expanded supply to the National High Magnetic Field Laboratory from G & W Electric Company, sole source provider, at a cost of \$222,110.90; approved a supplemental appropriation in the amount of \$300,000 for the purchase and installation of the feeder protectors from Future Bonds (Option 1 as recommended by Electric Utility)

#### **Unagendaed**

Mayor Marks congratulated the University of Florida Gators on their performance in the Championships.

CTC:RM:ecg:01-12-07

#### **Summary of Commission Meeting - January 17, 2007**

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

- Received a staff update on some activities of the Public Safety Communications Board (PSCB), including:
- the development of a job description for the Director of Public Safety Communication;
- consideration of a recommendation by Winbourne & Costas, the Public Safety consultant, to delay the search for a Director until after the infrastructure was in place;
- a PSCB tour of four potential sites for the Public Safety Center and discussion of whether to entertain consideration of private properties, and request for some siting criteria to be brought back to the next meeting of the PSCB on February 8, 2007;
- the issuance of an RFP by January 29, 2007 for an ApCO Project 25 Phase I compatible system, which was the federal government standard, soliciting all radio communications options to upgrade the 800 Mhz analog simulcast system, including sending a formal letter to MACOM with criteria established for coverage and subscriber units in an RFP to join the state system, and sending a request to Motorola for a formal proposal on an analog upgrade to the current system and a formal proposal for a digital upgrade just for Public Safety, with a staff recommendation to be presented to the PSCB for a decision

**Item 1** – Voted 4-0 (Commissioner Mustian absent) to authorize staff to change the solid waste service level to once per week curbside garbage and recycling collection, with bulk item and yard waste collections remaining every other week -- requiring no rate increase to the customer charge for the basic service level

while providing backdoor service for a premium at the customer's request (Option 1 as recommended by Solid Waste Services)

**Item 2** – Voted 4-0 (Commissioner Mustian absent) to approve the selection committee's ranking and award the general work contract for the Hopkins Unit 2 Repowering Project (RFP #0263-06-RM-RC) to BE&K Construction, the top-ranked vendor, in an initial amount not to exceed \$65.3 million; authorize the contract to be executed once it is finalized; approve supplemental funding in the amount of \$26 million from #03027, E03027 and future Electric bonds; and authorize the City Manager to approve contract amendments in an amount not to exceed \$9.3 million, which represents 20% of the non-firm price portion of the contract price (Option 1 as recommended by Electric Utility)

Requested that the contractor be encouraged to use local suppliers and manpower as much as possible

CTC:RM:eeg:01-18-06

### **Summary of Commission Meeting - January 22, 2007**

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

The City Commission voted 4-0 (City Commissioner Katz absent) to approve the City's positions on the proposed amendments reflected on the Consent Agenda, which included Map Amendments 2007-1-M-001, -006, -007, -008 and -009, and Text Amendments 2007-1-T-020, -021 and -022.

The County Commission voted 6-0 (County Commissioner Proctor absent) to approve the County's positions on the proposed amendments reflected on the Consent Agenda, with the exception of Map Amendments 2007-1-M-001 and -009, including Map Amendments 2007-1-M-6, -007 and -008, and Text Amendments 2007-1-T-020, -021 and -022.

The County Commission voted 5-1 (County Commissioner Rackleff opposed; County Commissioner Proctor absent) to approve Map Amendment 2007-1-M-001.

The County Commission voted 3-3 (County Commissioners DePuy, Sauls and Desloge opposed; County Commissioner Proctor absent) to deny Map Amendment 2007-1-M-009.

The City Commission voted 4-0 (City Commissioner Katz absent) to approve Map Amendment 2007-1-M-011.

The County Commission voted 6-0 (County Commissioner Proctor absent) to approve Map Amendment 2007-1-M-011.

The City Commission voted 4-0 (City Commissioner Katz absent) to deny Map Amendment 2007-1-M-012.

The County Commission voted 6-0 (County Commissioner Proctor absent) to deny Map Amendment 2007-1-M-012.

The City Commission voted 2-2 (City Commissioners Marks and Mustian opposed; City Commissioner Katz absent) to approve Map Amendment 2007-1-M-014 on the applicant site as Neighborhood Boundary Office.

The City Commission voted 2-2 (City Commissioners Lightsey and Gillum opposed; City Commissioner Katz absent) to approve Option A and Option B #4 for Map Amendment 2007-1-M-014, presented on the update distributed on January 19, 2007, as follows:

#### **Update on Amendment 2007-1-M-014 - 9th and Thomasville Road**

The City Commission and the Board of County Commissioners both directed staff to work with the Neighborhood Association and business owners to continue evaluating options for the applicant site (Allied Veterinary Hospital) and the staff recommended extension to the amendment (3 parcels owned by Mr. Marshall Cassidy and current site of Haute Headz salon).

Our update is included below.

- A. The Allied Veterinary Hospital representative, leadership from the Midtown Neighborhood Association, and staff have agreed that a Future Land Use designation of Neighborhood Boundary with Neighborhood Boundary Office zoning is acceptable for the applicant parcel (Allied Veterinary Hospital).
  1. Currently the only access to the applicant parcel is from a driveway on 9th Ave. Both the Comp Plan and Land Development Code prohibit non-residential uses from accessing local streets in the Neighborhood Boundary district. If this district is applied to the applicant parcel, staff recommends amending the Comp Plan and Code to allow access to a local street when access to a collector or arterial roadway is deemed more hazardous than a typical access.
  2. Prior to the Comp Plan amendment and rezoning the Neighborhood Association would like to see the Neighborhood Boundary Office zoning district modified to 1) better explain what office uses are allowed, 2) include hours of operation (6 AM to 9 PM), and 3) tighten up the size and lighting allowed for signs.
- B. Staff held a meeting with Mr. Cassidy to explain the various options. The Neighborhood Association and Mr. Cassidy have not agreed to a mutually acceptable Future Land Use designation and zoning category. The options presented to Mr. Cassidy and the Neighborhood Association leadership are included below.
  1. Continue to apply the Future Land Use designation of Suburban with Office Residential-1 (OR-1) zoning on the three parcels along Thomasville/Gadsden Street. (Original Staff Recommendation)
  2. Apply a Future Land Use designation of Neighborhood Boundary with Neighborhood Boundary Office zoning (same as "A" above) and seek a Certification of Previously Established Land Use Conformity (PELUC) to allow continued use as a hair salon.

According to Growth Management staff, if land use (hair salon) were to be terminated at some point in the future, the new use would need to conform to the criteria in the Neighborhood Boundary Office zoning district (office or residential use). This option requires the same Code amendments described in "A) 2" above.

3. Apply a Future Land Use designation of Neighborhood Boundary with Planned Unit Development (PUD) zoning. This option requires an amendment to the Code to allow PUD zoning on sites smaller than 3 acres. This option does not accomplish anything more in the short term than a Certification of PELUC.
4. Mr. Cassidy could choose to combine options "B) 2" and "B) 3" by accepting a Future Land Use designation of Neighborhood Boundary with Neighborhood Boundary Office zoning now, seeking a Certification of PELUC, and then requesting PUD zoning at some point in the future if he determines it is necessary to utilize the property to a more economical advantage. This option requires an amendment to the Code to allow PUD

zoning on sites smaller than 3 acres. Of the new options presented, staff believes option "4" is an acceptable compromise.

The County Commission voted 6-0 (County Commissioner Proctor absent) to defer action on Map Amendment 2007-1-M-014.

The County Commission voted 3-3 (County Commissioners DePuy, Sauls and Desloge opposed; County Commissioner Proctor absent) to withdraw Text Amendment 2007-1-T-015.

By consensus, the Joint Commission deferred consideration of the remaining amendments to the Cycle 2007-1 Amendments transmittal hearing scheduled for 6:00 p.m., February 1, 2007, at the Leon County Courthouse Commission Chamber.

By these actions, the City and County Commissions adopted the following tentative positions on the proposed amendments:

**PROPOSED CYCLE 2007-1 COMPREHENSIVE PLAN AMENDMENTS**

Item #	Amendment To:	Nature of Proposed Amendment	Tentative Positions
2007-1-M-001	FUTURE LAND USE MAP(SE corner of Monroe & Tharpe Streets)	From: Central UrbanTo: Activity Center0.788 acres	City: ApproveCounty: Approve
2007-1-M-002	FUTURE LAND USE MAP	Withdrawn	
2007-1-M-003	FUTURE LAND USE MAP	Withdrawn	
2007-1-M-004	FUTURE LAND USE MAP	Withdrawn	
2007-1-M-005	FUTURE LAND USE MAP	Withdrawn	
2007-1-M-006	FUTURE LAND USE MAP(NE corner of Buck Lake Rd. & Hill N Dale Dr.)	From: Urban Fringe Outside the USATo: Urban Fringe & bring inside the USA115 acres	City: DenyCounty: Deny
2007-1-M-007	FUTURE LAND USE MAP(South side of Old St. Augustine Rd.)	From: Urban FringeTo: Urban Fringe & Suburban & bring inside the USA233 acres	City: DenyCounty: Deny
2006-2-M-008	FUTURE LAND USE MAP(Apalachee Parkway E. of Chaires Cross Road)	From: RuralTo: Suburban2.23 acres	City: DenyCounty: Deny
2007-1-M-009	FUTURE LAND USE MAP(Capital Circle SW near Crawfordville Rd.)	From: Residential PreservationTo: Suburban2 acres	City: ApproveCounty: Approve
2007-1-M-010	FUTURE LAND USE MAP(Thomasville Rd. south of Kimmer Rowe)	From: Residential PreservationTo: Bradfordville Mixed Use10.3 acres	Withdrawn
2007-1-M-	FUTURE LAND USE MAP(Rankin Ave. south of	From: Residential PreservationTo: Urban Residential4.7 acres	City: ApproveCounty:

011	Roswell Dr.)		Approve
2007-1-M-012	FUTURE LAND USE MAP(Deer Lake East in Killlearn Lakes)	From: Rural outside the USA To: Suburban inside the USA 1 acre	City: Deny County: Deny
2007-1-M-013	FUTURE LAND USE MAP	Withdrawn	
2007-1-M-014	FUTURE LAND USE MAP(SE corner of Thomasville Rd. & Ninth Ave.)	From: Residential Preservation To: Suburban 0.21 acres	City: Deferred County: Deferred
2007-1-T-015	TEXT AMENDMENT	Conservation Element policies 2.2.12, 2.3 & policy 2.1.10 Land Use Element, which clarify Special Development Zones applied to closed basins	City: Deferred County: Denied
2007-1-T-016	TEXT AMENDMENT	Conservation Element policy 2.2.12 applicable to Lake Protection future land use category development in Zone A	City: Deferred County: Approved
2007-1-T-017	TEXT AMENDMENT	Transportation Element Update the Long Range Transportation Plan project listings & maps	City: Approved County: Denied
2007-1-T-018	TEXT AMENDMENT	Withdrawn	
2007-1-T-019	TEXT AMENDMENT	Conservation Element policy 1.3.2 pertaining to altered wetlands	City: Deferred County: Denied
2007-1-T-020	TEXT AMENDMENT	Capital Improvements Element schedules updates	City: Approve County: Approve
2007-1-T-021	TEXT AMENDMENT	Land Use Element Objective 2.2; Policies 2.5.3, 5.1.1, & 6.2.5 Clean-up items	City: Approve County: Approve
2007-1-T-022	TEXT AMENDMENT	Conservation Element policies to allow Conservation Subdivisions in Rural future land use category	City: Deny County: Deny
2007-1-M-023	FUTURE LAND USE MAP (Capital Circle South between Crawfordville & Woodville Highways)	From: Recreation/Open Space To: Government Operational 121 acres	WITHDRAWN

CTC:RMD:ecg:01-26-07

### Summary of Commission Meeting - January 24, 2007

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



**Item 1** – Voted 5-0 to adopt the City of Tallahassee Fiscal Year 2008 Federal Legislative Priorities, including appropriations requests and direction to the City’s Washington lobbyists on significant federal issues (*recommended by the Office of the Mayor/Intergovernmental Relations*)

Briefly discussed the desire to also lobby for increased CDBG funding and for energy renovations grants, and the potential of obtaining a federal grant for advanced technology in coal gasification (IGCC) for the Taylor Energy Center

**Items 2-5 and 7-11** – Voted 5-0 to approve the staff’s recommendations presented in Consent Agenda Items 2-5 and 7-11, taking the following action:

*Item 1 – PULLED FROM CONSENT an item related to the City of Tallahassee’s FY2008 Federal Legislative Priorities (brought forward by the Office of the Mayor/Intergovernmental Relations)*

Item 2 – Adopted Resolution No. 07-R-05, supporting the Florida League of Cities legislative priorities for 2007 (*as recommended by the Office of the Mayor/Intergovernmental Relations*)

Item 3 – Approved the request of Russell J. Price and Lane P. Smith to transfer permitting authority for Parcel #21-19-11-000-0021 on Northwest Passage to Leon County (*Option 1 as recommended by the City Attorney*)

Item 4 – Approved the award of two term contracts, for one year with two one-year extensions, for valve procurement partnerships to the following low bidder for each valve group identified in Bid No. 0274-06-RM-BC: Flotech, Inc. for valve groups 7, 8, 9, 10 & 16, and Movalve Services, Inc. for valve groups 1-6, 11-15 and 17-26; authorized staff to enter into a contract for a period of one year after the contract is fully executed and extend the contract for two one-year extensions if mutually agreed to by the City of Tallahassee and the vendors (*Option 1 as recommended by Electric Utility*)

Item 5 – Waived the \$100,000 threshold of an existing term contract and approved the award of purchase and installation of Purdom Unit #8 Cooling Tower Fire Protection work, replacing fire protection piping including a materials upgrade for a longer service life, to Grinnell Fire Protection Systems Company, Inc., sole source provider, in an amount not to exceed \$125,416 (*Option 1 as recommended by Electric Utility*)

*Item 6 – PULLED FROM CONSENT an item related to a contract for the purchase of Vector truck bodies and Elgin street sweepers (brought forward by Fleet) – SEE BELOW*

Item 7 – Approved the purchase of additional BEA WebLogic licenses, upgrade services, and appropriate hardware as required to upgrade the single HUB server, in an amount not to exceed \$234,000 (*Option 1 as recommended by Information Systems Services [ISS]*)

Item 8 – Approved the Public Safety Communications Board Status Report as presented (*Option 1 as recommended by ISS*)

Item 9 – Approved the annual Federal Transit Administration (FTA) Section 5311 Grant Application, as the Community Transportation Coordinator for Leon County, for federal assistance with rural transportation in the approximate amount of \$338,404, providing transportation for residents with limited mobility choices; approved the execution of authorizing Resolution No. 07-R-04 and the grant documents (*Option 1 as recommended by StarMetro*)

Item 10 – Approved the evaluation committee’s ranking of firms responding to RFP #0017-07-KR-RC, soliciting professional actuarial and consulting services for the City’s Retirement System, and authorized staff to negotiate and the Treasurer-Clerk to execute a five-year contract beginning April 1, 2007, with Buck Consultants, the top-ranked firm, with an option to extend the contract for two additional one-year terms upon mutual agreement of the City and the service provider (*Option 1 as recommended by the City Treasurer-Clerk/Retirement Administration*)

Item 11 – Approved the minutes of the following City Commission meetings, as distributed (*as recommended by the City Treasurer-Clerk/Records Management*):

November 15, 2006 Regular Target Issues Workshop

November 15, 2006 Special Commission Reorganization Meeting

**Item 6** – Voted 5-0 to authorize the selection committee to negotiate a five-year contract for the purchase of Vactor truck bodies and Elgin street sweepers with Environmental Products of Florida, the top-ranked firm responding to RFP #0222-06-BM-TC, and proceed to the next-ranked firm until an agreement has been achieved; and to authorize an option for an additional five-year extension based upon the firm’s performance (*Option 1 as recommended by Fleet*)

Directed staff to select hybrid vehicles when they were available if they were environmentally and cost effective

**Item 12** – Received a presentation from the Director of Energy Services on a Demand Side Management (DSM) plan for energy efficiency and demand reduction for Electric Utility customers, and an overview of a proposal that would be forthcoming from Green Power Systems, of Jacksonville, Florida, for the City to enter into a purchase power agreement from a project that would produce 35 MW of electricity using plasma torch technology

Directed staff to bring back options for accelerated DSM programs with an aggressive marketing approach, with implementation in City buildings as a starting point, including elective and mandatory DSM measures, and to bring back more details at the Commission’s February target issues workshop

Requested that the staff develop customized programs of DSM incentives for the City’s 10 largest customers for Commission consideration

Requested that the staff provide the Commissioners with a written explanation to provide a better understanding of the peaking rates and direct load control plan offerings that would be enabled by “smart metering”

Voted 5-0 to approve a proposed task order with Navigant Consulting for DSM Program Planning Support, with a potential fiscal impact of up to \$205,000 in FY2007, funded by amending the Capital Budget to transfer funds from Electric Utility Project #07167 to a new project in Fund 414, Conservation: Capital Projects (*Option 1*); and to approve funding for the immediate enhancement of existing DSM programs, with a fiscal impact of \$160,000 in FY2007, funded from Fund 414, Conservation: Capital Projects, and with a fiscal impact of \$240,000 per year in FY2008-2011 (*Option 2*) (*as recommended by Energy Services*)

**Item 13** – Voted 5-0 to approve Change Order No. 1 to Contract No. 1264 with Carollo Engineers, P.C., for the Wastewater Treatment Master Plan, for a fee not to exceed \$205,000, and authorize a supplemental appropriation of \$205,000 from the unallocated Sewer Fund to Project 06123 – Wastewater Treatment Plant Master Plan, entailing a change in scope of Carollo’s current engineering services to develop

Preliminary Design Reports (PDRs) for advanced wastewater treatment improvements in accordance with a recent Settlement Agreement, resulting in more timely completion of the amended permit application process for the City's wastewater treatment plants (*Option 1 as recommended by Water Utility*)

**Item 14** – *DELETED FROM THE AGENDA* an item related to the construction bid award for the replacement of the lower roof at City Hall (brought forward by Facilities Management) – moved to February 14, 2007

**Item 14.5** – Voted 5-0 to reconsider Commission action taken on January 10, 2007, to conceptually approve an agreement with Florida State University (FSU) on a partnership to promote renewable energy and energy efficiency; and voted 4-1 (Commissioner Lightsey opposed) to approve the agreement between the City and FSU that was negotiated and presented to the Commission on January 10, 2007 (*Option 1 as recommended by Energy Services*)

Voted 5-0 to direct the staff to develop a plan for the City's largest customers attached to any incentives offered by the City

**Item 15** – Held a public hearing on a Notice of Proposed Change (NOPC) to the Huntington Woods Development of Regional Impact (DRI), and voted 4-0 (Mayor Marks absent) to determine the NOPC is not a "substantial deviation" and approve the City's Third Amendment to the Amended Development Order, as presented (*Option 1 as recommended by Growth Management*)

Mr. Darrin Taylor, 215 S. Monroe Street, representing Sun Enterprises, indicated his availability to answer questions relating to this item.

**Item 16** – Held the first of two public hearings on the First Amendment to the Regional Center Development Agreement, which would change the configuration of the internal driveway system and shift one of the two connections to Welaunee Boulevard; announced the second public hearing set for February 28, 2007 (*Option 1 as recommended by the City Attorney*)

Mr. Wade Pitt, 805 N. Gadsden Street, representing Regional Center LLC, indicated his availability to answer questions relating to this item.

**Item 17** – Held a public hearing on Southbrook Rezoning Ordinance No. 06-Z-16, introduced on March 8, 2006, and continued from public hearings held March 29, May 24, July 12, August 30 and November 21, 2006, which would amend the existing SouthBrook Planned Unit Development (PUD), located on the northwest corner of the intersection of Capital Circle Southwest and Balkin Road, to allow residential uses throughout the entire property with a maximum residential density of 16 dwelling units per acre including attached and detached single-family units (RZ-514) (applicant: Linderand, Inc.); by consensus, continued the public hearing on this ordinance to February 28, 2007 (*as recommended by Planning*)

There were no speakers on this item.

**Item 18** – Held a public hearing on Planning Commission Rezoning Ordinance No. 06-Z-51, introduced on September 13, 2006, and continued from September 27, October 25, November 21 and December 13, 2006, which would rezone approximately 4.9 acres located on the north side of West Pensacola Street, east and west of the intersection of White Drive and West Pensacola Street, from UP-2 (Urban Pedestrian 2) to C-2 (General Commercial) (PRZ #06004) (requested by Rainey Cawthon Distributors, Inc.; agent: Jaks Engineering) (recommended for denial by the Planning Commission on a 3-3 vote on September 5, 2006);

Voted 0-4 (Mayor Marks absent) denying the adoption of the ordinance, retaining the existing UP-2 zoning district based on the finding and conditions of the Planning Commission review and staff's finding that the property can be redeveloped without a rezoning (*Option 1*); and voted 4-0 (Mayor Marks absent) to direct

staff to initiate a text amendment to remove the 10-foot maximum side corner lot setback from the UP-2 zoning district development standards (Planning Department staff recommendation) (*Option 4*) (*as recommended by Planning*)

Mr. Jacob Jaks, 1624-A Metropolitan Blvd., representing Rainey Cawthon Distributors, Inc., appeared before the Commission relative to this item.

**Item 19** – Held a public hearing on Lutheran Social Services of North Florida Rezoning Ordinance No. 06-Z-55, introduced on September 13, 2006, and continued from September 27 and October 25, 2006, which would rezone approximately 2.5 acres, located at the southwest corner of the intersection of East Magnolia Drive and Dantzler Street, from CU (Central Urban) to CU-18 (Central Urban 18) (PRZ #06008) (applicant/owner: Lutheran Social Services of North Florida, Inc.); voted 0-4 (Mayor Marks absent) denying the adoption of this ordinance (*Option 1 as recommended by Planning*)

There were no speakers on this item.

**Item 20** – Held a public hearing on Block Drive Abandonment Ordinance No. 06-O-67, introduced on November 8, 2006, which would abandon an unpaved portion of Block Drive located on the east side of Cactus Street, approximately 600 feet south of West Tennessee Street (applicant: Moore Bass Consulting, Inc.); by consensus, continued the public hearing on this ordinance to February 28, 2007 (*Option 1 as recommended by Planning*)

There were no speakers on this item.

**Item 21** – Held a public hearing on Ordinance No. 06-O-78AA, introduced on December 6, 2006; voted 4-0 (Mayor Marks absent) to adopt the ordinance, limiting re-subdivisions so that new lots may be no more than 10% smaller than the median size of existing lots in established single-family residential neighborhoods, effective immediately and applicable to pending re-subdivision applications, with an automatic review after 18 months(*Option 1 as recommended by the City Attorney as amended*)

Clarified that any amendments to the ordinance would be advertised for public hearing

Requested that the City Attorney and Planning staff investigate the situation relating to an area on the backside of Eastgate, as referenced by Mr. David Hutcheson

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

Mr. Sandler Dickson, 729 Kenilworth Road, representing Waverly Hills Neighborhood Association (proponent)

Ms. Mary Kay Falconer, 2140 Armistead Road, representing Betton Hills Neighborhood Association (proponent)

Mr. Charles Pattison, 2346 Armistead Road (proponent)

Mr. Kent Hutchinson, 917 San Luis Road, representing Northwest Tallahassee Neighborhood Association and the Council of Neighborhood Associations (CONA) (proponent)

Mr. Darwin Gamble, 1248 Halifax Court, President of the Greater Brandt Hills Neighborhood Association and CONA Board Member (proponent)

Mr. David Hutcheson, 318 N. Monroe Street (opponent)

Mr. Ken Armstrong, 406 Piedmont Drive (proponent)

Ms. Kathy McGuire, 1101 Pine Street, representing the Lafayette Neighborhood Association (proponent)

Ms. Meg Bates, 721 Kenilworth Road (proponent)

Mr. Joe O'Neil, 720 Voncile Avenue, President of the Park Side Neighborhood Association (proponent)

Ms. June Vickers, 2125 Charter Oak Drive, President of the Charter Oak and Dellview Neighborhood Association (proponent)

**Item 22** – Held a public hearing on Westgate U-PUD Rezoning Ordinance No. 07-Z-02, introduced January 10, 2007; voted 3-0 (Mayor Marks and Commissioner Katz absent) to adopt the ordinance, rezoning 2.07 acres, located on the north side of West Call Street and bound by Whitehall Street to the west and Conradi Street to the east, from University Transition (UT) to Urban Planned Unit Development (UPUD) (PRZ #07002)(applicant: Westgate Investments of Tallahassee, LLC; agent: Poole Engineering and Surveying, Inc.) (*Option 1 as recommended by Planning*)

Mr. Barry Poole, 2145 Delta Blvd., Suite 100, representing the applicant, indicated his availability to answer questions relating to this item.

**Item 23** – Held a public hearing on A & K Properties, Inc. Rezoning Ordinance No. 07-Z-04, introduced on January 10, 2007; voted 4-0 (Mayor Marks absent) to adopt the ordinance, rezoning approximately 1.19 acres, located on the southeast corner of Blountstown Street and Dian Road, from Manufactured Home and Single Family Residential (R-5) to Medium Density Residential (MR-1) (PRZ #06009) (applicant/owner: A & K Properties, Inc.) (*Option 1 as recommended by Planning*)

There were no speakers on this item.

**Item 24** – Held a public hearing on Grace Park Condominiums Rezoning Ordinance No. 07-Z-05, introduced on January 10, 2007; voted 4-0 (Mayor Marks absent) to adopt the ordinance, rezoning approximately 0.37 acres, located on the east side of North Calhoun Street, approximately 150 feet north of East Brevard Street, from CU to CU-26 (PRZ #06025) (applicant/owner: Peter Rosen) (*Option 1 as recommended by Planning*)

There were no speakers on this item.

*CTC:RM:ecg:01-25-07*

### **Summary of Commission Meeting - January 31, 2007**

The City Commission met in special retreat workshop session with Leadership Staff and took the following action, with Dr. Larry Gross moderating the workshop:

Reviewed Target Issue Committee progress reports as distributed (on file in the Office of the City Treasurer-Clerk) and provided direction as follows:

### **Economic Development**

Agreed with the need to be proactive in providing direction and identifying priorities for economic development, with a large partner base including Leon County, the business community and the universities, and the intent of the Target Issue Committee to identify for consideration by the full City Commission the City government's priorities and best fit for economic development

Discussed the Downtown Improvement Authority (DIA) evolving over the next six months into a narrow approach of more marketing and events promotion, and finding funding sources and revenue streams

Discussed the issue of identifying some funding for the Performing Arts Center, and determined to not take a collective position on the County's proposed one-cent room tax for funding the Performing Arts Center

Commissioner Mustian requested that the Commissioners give him their ideas on the issue of making a property transfer for a Performing Arts Center facility.

Discussed the Cascades properties and park, and the Gaines Street redevelopment projects

### **Long-Range Planning**

Indicated the need for some discussion of taking a regional approach to Senate Bill 360 (2005) growth management requirements, and agreed that a consultant could help with these new requirements

Discussed taking a proactive approach to development of the Welaunee property at the Interstate 10 Interchange

Agreed with the need to get the School Concurrency Coordinating Committee started, with a report to be provided to the full City Commission

Agreed on the placement of Affordable Housing as a priority under the Health and Human Services Target Issue, with a focus under the Long-Range Planning Target Issue as well; indicated that both target issue committees needed to be briefed on affordable housing in rental rehabilitation projects and the need for workforce affordable housing in this community

### **Health and Human Services**

Stressed the importance of an updated needs assessment and evaluation for human services, and the need to find a dedicated funding source for the Community Human Services Partnership (CHSP); Commissioner Lightsey suggested that a consultant might be helpful in this regard

Assistant City Manager Coe suggested that traffic light enforcement citations could be a source of funding for up to \$2.5 million per year

Determined that more time was needed before a quarterly report could be prepared on the Local Charitable Contribution Vendor Preference in purchasing and contracting; Assistant City Manager Coe advised that United Partners for Human Services would track costs and present a report to the full City Commission

Determined that the Joint Planning Board, the governing body for the Community Human Service Partnership (CHSP), had not yet met and that an agenda item was being prepared to request a City Commission appointment to serve on that board

Clarified that no City funds were available to support an expansion of the HOPE Community; acknowledged that the need for services for the homeless would continue to grow

Discussed a private donor proposal to build a new full service homeless shelter at a site to be determined; City Manager Thompson described the process for moving forward with a new shelter, including the preparation and presentation of a concept paper to the full City Commission

### **Financial Viability of the Government**

Discuss the impacts of potential property tax reform legislation on local government; agreed that it would be helpful to take a City Commission position on proposed tax legislation and be prepared with a plan on what municipal expenditures might need to be reduced or eliminated

Directed Budget staff to prepare a "position paper" on what had happened over the past 15 years in terms of state and federal funding cuts for services that it had been necessary for the City government to assume funding with taxpayer funds

Agreed that the City Commission, the County Commission and the School Board, and their respective lobbyists, should ensure that the Legislature understood the impacts that proposed legislation to further reduce tax revenues would have on this community

Determined that an upcoming presentation on the 2008 Budget, revenue projections, and debt service should include a report on the Taylor Energy Center (TEC) cost share financing, a report on the impact of the property tax legislation over the next five years, and a report on how the City would structure debt for various projects that had been approved for future implementation

### **Water Resources**

Determined that as part of the budget process, the full City Commission would receive additional information on the advanced wastewater treatment levels required for discharge to the Southeast Farm, as a resolution to help reduce the nitrogen levels at Wakulla Springs

Determined that the City/County Joint Watershed Protection Plan Committee planned to present a regulatory and fee structure recommendation to the full City Commission in the near future

Received a report on the Regional Planning Council focus on sewer versus septic tanks, and transportation funding

Agreed with the need to take a regional approach to a number of issues; suggested that the full City Commission needed to consider what its role should be in terms of addressing issues from a regional standpoint

### **Setting and Managing the City Priorities for the Next Year**

Concurred to make no changes to the Lead and Involved Commissioners on the target issues, and to give some common data to all of the target issue committees, such as projected population data

Discussed the City's commitment to demand side management (DSM) and, by consensus, changed the name of the Water Resources Target Issue to Environmental and Energy Resources, with the addition of an emphasis on the "greening" initiatives of the City; also, added David Byrne to the staff resources for that target issue committee

Concurred to fold the "bike-ped effort" into the Long-Range Planning Target Issue

Discussion the importance of marketing what the City had done and planned to do

Directed that each target issue committee prepare an action plan with timelines and provide regular updates to the full City Commission

Discussed the importance of keeping all Commissioners up to date on the work of each target issue committee; concurred to schedule five-minute briefings on the status of the target issues, as necessary, to be included on the first half of the agenda of the first regular Commission meeting each month, supplementary to the regular monthly target issues workshop

Concurred in directing that the City Manager task a staff person with ensuring that minutes of the target issue committee meetings were prepared and made available to all City Commissioners

### **Working with Government Partners**

Discussed the importance of working in close cooperation with the Governor and the Legislature so that they would gain a better understanding of, support for and funding for local government issues

Mayor Marks indicated that he would ask each Commissioner for their top three priorities to address with the new Governor, and confirmed that he would explore providing "exemptions" for the property tax issues since so much of the local property was off the tax rolls.

Discussed the City Commission's concerns with the recent negotiations with Florida State University (FSU)

Clarified that the ratepayers and the citizens were the primary concern in all negotiations, and discussed the appropriate format for negotiations, with consensus on the following guidelines:

- There should be action by the City Commission concerning who would negotiate on behalf of the City.
- For each negotiation, a set of parameters would be established by staff and the negotiating Commissioner in order for everyone to be clear concerning the boundaries of the negotiations.
- Other Commissioners should be regularly informed concerning the progress of negotiations (by the Appointed Officials or their designee).
- If a Commissioner has a concern, he or she should inform the City Manager of their concern as early as possible, so that the City Manager could inform the negotiator as well as the other City Commissioners.



- There should be a debriefing after the negotiations concerning what went well and what improvements could be made.

Directed that the City Manager poll the City Commissioners to develop an active negotiator list

Commissioner Lightsey expressed interest in convening a water symposium to be coordinated with the Governor's Office and the County.

Commissioner Mustian suggested that following up on the water resource issue related to Wakulla Springs should be a short-term and immediate concern. He also stressed the importance of gaining the Governor's support for the Cascades Park Project.

Mayor Marks asked that each Commissioner give his office a listing of their Federal contacts so that a more comprehensive team approach could be taken for City priorities and initiatives at the Federal level.

Discussed the need to improve the working relationships with the local universities, particularly Florida A & M University after the new FAMU President took office

Discussed the need to work more productively with the County Commission and the need to identify what joint priorities the City should collaborate on with the County

### **Wrap-up Discussion**

Discussed the need to do a better job of getting the City's messages out to the community and to explore new technology for responding openly and accurately to issues as they surface

Commissioner Lightsey suggested that a "white paper" be prepared on important issues to the City government so that a proactive approach could be taken, and that the Commissioners and professional staff should start talking to people about the property tax issue.

Ms. Bono reported that the City's communication plan was being updated and would be distributed to the City Commissioners, and she advised that the idea of doing "pod casts" was being explored.

Discussed institutional "blogs" or "google alerts" as new points for correcting information

CTC:RM:ecg:02-28-07

### **Summary of Commission Meeting - February 1, 2007**

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

Held a joint public hearing on proposed Cycle 2007-1 Amendments to the Comprehensive Plan:

### **PROPOSED CYCLE 2007-1 COMPREHENSIVE PLAN AMENDMENTS**

<b>Item #</b>	<b>Amendment To:</b>	<b>Nature of Proposed Amendment</b>
2007-1-M-001	FUTURE LAND USE MAP (SE corner of Monroe & Tharpe Streets)	From: Central Urban To: Activity Center 0.788 acres
2007-1-M-002 WITHDRAWN	FUTURE LAND USE MAP	
2007-1-M-003 WITHDRAWN	FUTURE LAND USE MAP	
2007-1-M-004 WITHDRAWN	FUTURE LAND USE MAP	
2007-1-M-005 WITHDRAWN	FUTURE LAND USE MAP	
2007-1-M-006	FUTURE LAND USE MAP (NE corner of Buck Lake Rd. & Hill N Dale Dr.)	From: Urban Fringe Outside the USA To: Urban Fringe & bring inside the USA 115 acres
2007-1-M-007	FUTURE LAND USE MAP (South side of Old St. Augustine Rd.)	From: Urban Fringe To: Urban Fringe & Suburban & bring inside the USA 233 acres
2006-2-M-008	FUTURE LAND USE MAP (Apalachee Parkway E. of Chaires Cross Road)	From: Rura To: Suburban 2.23 acres
2007-1-M-009	FUTURE LAND USE MAP (Capital Circle SW near Crawfordville Rd.)	From: Residential Preservation To: Suburban 2 acres
2007-1-M-010 WITHDRAWN	FUTURE LAND USE MAP (Thomasville Rd. south of Kimmer Rowe)	From: Residential Preservation To: Bradfordville Mixed Use 10.3 acres
2007-1-M-011	FUTURE LAND USE MAP (Rankin Ave. south of Roswell Dr.)	From: Residential Preservation To: Urban Residential 4.7 acres
2007-1-M-012 WITHDRAWN	FUTURE LAND USE MAP (Deer Lake East in Killearn Lakes)	From: Rural outside the USA To: Suburban inside the USA 1 acre
2007-1-M-013 WITHDRAWN	FUTURE LAND USE MAP	
2007-1-M-014	FUTURE LAND USE MAP (SE corner of Thomasville Rd. & Ninth Ave.)	From: Residential Preservation To: Suburban 0.21 acres
2007-1-T-015	TEXT AMENDMENT	Conservation Element policies 2.2.12, 2.3 & policy 2.1.10 Land Use Element, which clarify Special Development Zones applied to closed basins
2007-1-T-016	TEXT AMENDMENT	Conservation Element policy 2.2.12 applicable to Lake Protection future land use category development in Zone A
2007-1-T-017	TEXT AMENDMENT	Transportation Element Update the Long Range Transportation Plan project listings & maps

2007-1-T-018 WITHDRAWN	TEXT AMENDMENT	
2007-1-T-019	TEXT AMENDMENT	Conservation Element policy 1.3.2 pertaining to altered wetlands
2007-1-T-020	TEXT AMENDMENT	Capital Improvements Element schedules updates
2007-1-T-021	TEXT AMENDMENT	Land Use Element Objective 2.2; Policies 2.5.3, 5.1.1, & 6.2.5 Clean-up items
2007-1-T-022	TEXT AMENDMENT	Conservation Element policies to allow Conservation Subdivisions in Rural future land use category
2007-1-M-023 WITHDRAWN	FUTURE LAND USE MAP (Capital Circle South between Crawfordville & Woodville Highways)	From: Recreation/Open Space To: Government Operational 121 acres

### Consent Items

The County Commission pulled Map Amendment 2007-1-M-009 from Consent, and voted 7-0 to confirm the County's positions on the remaining Consent Items, including the denial of Map Amendments 2007-1-M-006, 2007-1-M-007, 2007-1-M-008 and Text Amendment 2007-1-T-022, and the approval of Text Amendments 2007-1-T-020 and 2007-1-T-021.

The City Commission voted 5-0 on a like motion, confirming the City's positions to deny Map Amendments 2007-1-M-006, 2007-1-M-007, 2007-1-M-008 and Text Amendment 2007-1-T-022, and to approve Text Amendments 2007-1-T-020 and 2007-1-T-021.

Dr. Pamela Hall, 5051 Quail Valley Road, appeared before the Joint Commission in opposition to Map Amendments 2007-1-M-006 and 2007-1-M-007.

### MAP AMENDMENT 2007-1-M-001

The County Commission voted 6-1 (County Commissioner Rackleff opposed) to approve Map Amendment 2007-1-M-001.

The City Commission voted 5-0 to approve Amendment 2007-1-M-001.

- Mr. Roger S. Crawford, P. O. Box 13573 (32317), appeared before the Joint Commission in support of this amendment.

### MAP AMENDMENT 2007-1-M-009

The County Commission voted 4-2 (County Commissioners Rackleff and Thael) opposed) to approve Map Amendment 2007-1-M-009, after initially voting 2-4 to deny the amendment.

The City Commission voted 5-0 to confirm the City's previous position of approving Map Amendment #2007-1-M-009.

- There were no speakers on this amendment.

### **SMALL SCALE MAP AMENDMENT 2007-1-M-011**

The County Commission voted 7-0 to approve Small Scale Map Amendment 2007-1-M-011.

By consensus, the City Commission continued action on Small Scale Map Amendment 2007-1-M-011 to February 28, 2007.

- Ms. Ann Marsh, 173, Oakwood Trail, Crawfordville, Florida 32327, the owner/applicant, appeared before the Joint Commission in support of this amendment.
- Mr. Rob Rinehart, 3809 Roswell Avenue, representing the Seminole Manor Neighborhood Association, appeared before the Joint Commission in opposition to this amendment.

### **TEXT AMENDMENT 2007-1-T-014**

The City Commission voted 4-1 (City Commissioner Mustian opposed) to approve Map Amendment 2007-1-M-014 limited to only the applicant's property, to try to work with the compromise and prohibit the interconnection, recognizing the obligation to move forward to study and try to resolve remaining issues with the adjacent three parcels to ensure that viable uses could be allowed on that property; and indicated the Commission's desire to be informed of any proposed development plans for the additional three parcels before they were developed.

The County Commission voted 4-2 (County Commissioners Rackleff and Thael) opposed) to adopt the City's position on Map Amendment 2007-1-M-014.

The following persons appeared before the Joint Commission in opposition to Map Amendment 2007-1-M-014:

- Mr. Darwin Gamble, 1247 Halifax Court, President of the Greater Brandt Hills Neighborhood Association and a Board Member on the Council of Neighborhood Associations (CONA)
- Mr. Greg Burke, 402 East Ninth Avenue, President of the Midtown Neighborhood Association
- Ms. Ruth Freiock, 418 East Ninth Avenue, Vice President of the Midtown Neighborhood Association
- Ms. Iris Ahl, 1501 Grape Street, appeared before the Joint Commission and objected to this amendment as being extremely deleterious to the neighborhood.
- Ms. Regan Jager, 1460 Grape Street
- Mr. Raoul Lavin, 402 East Ninth Avenue
- Mr. Lee Peacock, 1417 Grape Street
- Mr. Dylan Sumner, 1460 Grape Street
- Ms. Allys Palladino-Craig, 1410 Grape Street
- Mr. Ansel Palladino-Craig, 1410 Grape Street
- Mr. Chris Robinson, 1505 Colonial Drive
- Mr. Reed Craig, 1410 Grape Street
- Mr. Malcolm Craig, 1410 Grape Street
- Ms. Dee O'Connor, 1514 Colonial Drive
- Mr. Jason Flom, 1510 Colonial Drive
- Mr. Stephen Hogge, 410 East Ninth Avenue

The following persons appeared before the Joint Commission in support of Map Amendment 2007-1-M-014:

- Mr. Marshall Cassedy, Jr., 2012 North Point Boulevard, President of the Sleepy Hollow Homeowners Association and owner of the Haute Headz building

- Mr. David Clark, 816 Cherry Street
- Mr. George Simmons, 2207 Two Pond Lane

**TEXT AMENDMENT 2007-1-T-015**

The County Commission voted 4-3 (County Commissioners Dailey, Rackleff and Thael) opposed) to approve Text Amendment 2007-1-T-015, after initially voting 3-4 (County Commissioners DePuy, Sauls, Proctor and Desloge opposed) to deny the amendment, and then voting 3-4 (County Commissioners DePuy, Sauls, Proctor and Desloge) to continue the amendment.

The City Commission voted 4-0 (City Commissioner Katz absent) to deny Text Amendment 2007-1-T-015.

The following persons appeared before the Joint Commission in opposition to Text Amendment 2007-1-T-015:

- Mr. Jeffrey Phipps, 500 Orchard Pond Road
- Mr. Michael Mendez, 8901 Winged Foot Drive
- Mr. Patrick Wright, 4480 Cool Emerald Drive, President of the Lakeside Homeowner's Association (submitted a petition with over 70 signatures of people who were opposed to this amendment)
- Ms. Becky Subrahmanyam, 1257 Cornerstone Lane
- Dr. Pamela Hall, 5051 Quail Valley
- Ms. Nancy Ann McGrath, 3022 Southshore Circle
- Mr. Mike Brezin, 1401 North Randolph Circle
- Mr. Bruce Ryan, 2849 Laurelwood Court
- Ms. Joanne Kowal, 4871 Old Bainbridge Road
- Ms. Elizabeth Platt, 1904 Skyland Drive, representing the Apalachee Audobon Society, Inc.
- Mr. Charles Pattison, 926 East Park Avenue,
- Mr. George E. Lewis II, 203 Gadsen Street, No. 6
- Mr. C. B. Subrahmanyam, 1257 Cornerstone Lane
- Ms. Carol Kio-Green, 4823 Sullivan Road

The following persons appeared before the Joint Commission in support of Text Amendment 2007-1-T-015:

- Mr. W. Douglas Hall, 215 South Monroe Street, of the Carlton Fields Law Firm, representing Arbor Properties
- Mr. Gary Yordan, 208 Carolina Court, representing Summerfield/Arbor Properties
- Ms. Nancy Linnan, 215 South Monroe Street, representing Arbor Properties,

**TEXT AMENDMENT 2007-1-T-016**

The City Commission voted 4-0 (City Commissioner Katz absent) to approve Text Amendment 2007-1-T-016.

The County Commission voted 7-0 on a like motion, to approve Text Amendment 2007-1-T-016.

- There were no speakers on this amendment.

**TEXT AMENDMENT 2007-1-T-017**

The County Commission voted 7-0 to approve Text Amendment 2007-1-T-017.

The City Commission voted 4-0 (City Commissioner Katz absent) on a like motion, to approve Text Amendment 2007-1-T-017.

- Dr. Pamela Hall, 5051 Quail Valley Road, appeared before the Joint Commission in support of this amendment, with the exception of the Red Hills Parkway.

#### **TEXT AMENDMENT 2007-1-T-019**

The County Commission voted 5-2 (voted 2-5 County Commissioners DePuy and Proctor opposed) to deny Amendment 2007-1-T-019, after initially voting 2-5 (County Commissioners Sauls, Rackleff, Thaeil, Dailey and Desloge opposed) to approve the amendment.

County Chairman DePuy confirmed that no action by the City Commission was needed on this amendment.

The following persons appeared before the Joint Commission in opposition to Amendment 2007-1-T-019:

- Ms. Carol Kio-Green, 4823 Sullivan Road
- Ms. Becky Subrahmanyam, 1257 Cornerstone Lane
- Dr. Pamela Hall, 5051 Quail Valley

#### **ACTION TO TRANSMIT APPROVED CYCLE 2007-1 AMENDMENTS FOR STATE CONSISTENCY REVIEW**

The City Commission voted 4-0 (City Commissioner Katz absent) to transmit the approved amendments for state consistency review.

The County Commission voted 7-0 to transmit the approved amendments for state consistency review.

CTC:RM:ecg:11-09-07

#### **Summary of Commission Meeting - February 14, 2007**

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

Introduced and welcomed the new Executive Director of the Capital Region Transportation Planning Agency (CRTPA), Harry Reed

Recognized and welcomed Gadsden County Commissioner Lamb

**Item 1** – Presented a proclamation to the Capital Area Chapter of the American Red Cross proclaiming the week of February 11-17, 2007, as "Hazardous Weather Awareness Week in the City of Tallahassee" and urging all citizens to fully participate in the American Red Cross Disaster Resistant Neighborhood Program

Mr. Chris Floyd, representing the Capital Area Chapter of the American Red Cross, appeared before the Commission relative to this item.

**Item 2** – Presented a proclamation to Coach Fred Jones recognizing him on the occasion of his retirement from coaching youth tackle football for the Tallahassee Parks and Recreation Department and thanking him for his 39 years of service, and commending him for his dedication and leadership

**Item 3** – Welcomed representatives of the Greater Tallahassee Chamber of Commerce including Mr. Randy Hanna, Chairman; Ms. Angela Hardiman-Cole, Senior Vice President; Ms. Sue Dick, President; and Mr. Bill Montford, Chair, and Ms. Erin Boyette, Vice Chair, of the Chamber's Governmental Affairs Committee

Mr. Hanna gave a presentation on the Chamber's initiatives and goals for 2006-2007 and thanked the Commission for its support

**Item 4** – Sitting as the Sinking Fund Commission, with citizen members Darren Holloman and Don Nast joining the City Commissioners at the dais, voted 7-0 to approve Pension Investment Policy 238, adding mid-cap growth and mid-cap value options to the City's Matched Annuity Plan (MAP) and Deferred Compensation Plan (RSVP) as investment options (Option 1 as recommended by the City Treasurer-Clerk)

The Commission clarified with staff that Dreyfus Premier Third Century was the socially conscious investment category option; and requested that the staff supply information to the Commission regarding the managers of the International Fund and other funds.

The Commission further clarified with staff that the intent of the policy language was for the Treasurer-Clerk to have the authority to replace a money manager, not the asset class or investment option.

**Items 5-24** – Voted 5-0 to approve the staff's recommendations presented in Consent Agenda Items 5-24, taking the following action:

Item 5 - Approved a request for disclaimer of the encroachment areas of the sidewalk along North Monroe Street and East Virginia Street, as requested by Phipps Hotels, Inc., the owner of the Park Plaza Hotel (formerly the Radisson), located at 415 North Monroe Street, and authorized the City Manager to execute a disclaimer of interest, air rights easement, and a quit claim deed covering the subject encroached property (Option 1 as recommended by the City Attorney)

Item 6 – Adopted Resolution No. 07-R-06, authorizing appropriate officials to obtain prior written approval from the Florida Department of Transportation for temporary closure of state roads for the following 2007 special events, and to vary the times and dates if it is necessary to reschedule any of the special events (Option 1 as recommended by the City Attorney):

- Shriners' Parade March 29, 2007
- Springtime Tallahassee Parade March 31, 2007
- Law Enforcement Memorial March May 7, 2007
- Tallahassee Caribbean Carnival September 15, 2007
- FAMU Homecoming Parade November 3, 2007
- Veterans Day November 11, 2007
- Celebration of Lights December 1, 2007

Item 7 – Adopted Resolution No. 07-R-07, authorizing eminent domain action to acquire private property necessary for the Lipona Road Pedestrian and Street Safety (PASS) Project, including Parcels 152, 165, 171, 172 and 175, and temporary construction easements on Parcels 719, 720, 752, 765, 771, 772 and 775, and permanent electric utility easements on Parcels 819 and 820, and a permanent slope easement on Parcel 952 (Option 1 as recommended by the City Attorney)

Item 8 – Authorized staff to negotiate and execute engineering design task assignments with the CDM, Inc. and with Reynolds, Smith and Hills, Inc., Airport General Engineering/Architectural Consultants, for the following Airport Capital Improvement Projects (Option 1 as recommended by Aviation):

CDM	Runway 9-27 Reconstruction Analysis	\$555,934
	General Aviation Access Road Improvements	242,032
	Landside Directional Guidance Improvements	91,114
Reynolds, Smith, and Hills, Inc.	Terminal Fire Alarm and Emergency Egress Notification System Improvements	69,176
	Terminal Electrical Distribution and Emergency System Power Improvements	106,962
	Terminal and Cargo Apron Lighting Improvements	63,353
	Maintenance Complex Improvements	88,998
	Parking Facility Improvements	212,594
TOTAL		\$1,430,163

Item 9 – Approved the award of purchase of an autotransformer for Substation BP-7 (Bid No. 0044-07-RM-BC) to Hyundai Heavy Industries, low bidder meeting specifications, in the amount of \$2,335,119 (Option 1 as recommended by Electric Utility)

Item 10 – Approved the selection committee ranking and the award of contract for the Hopkins Unit 2 turbine control retrofit (RFP #0056-07-RM-RC), to The Wood Group Turbine Control Services, Inc., top-ranked vendor, in the amount of \$183,700; and authorized execution of the contract upon completion of negotiations (Option 1 as recommended by Electric Utility)

Item 11 – Canceled the award of contract to Walden Railroad Repairs and approved the award of contract for the on-site rail spur refurbishment at the Hopkins facility to W. J. Sapp and Son, Inc., single source provider, in an amount not to exceed \$286,000; and authorized staff to issue a notice to proceed upon City Commission approval so that the contractor may move forward with the work while the commercial documents are finalized – needed for the delivery of equipment for the accelerated Hopkins Unit 2 Repowering Project (Option 1 as recommended by Electric Utility)

Item 12 – Approved the award of contract for replacement of the City Hall lower roof (IFB #0036-07-ER-BC) to Streamline Roofing and Construction, Inc., low bidder meeting specifications, in the amount of \$242,378, along with a \$36,357 contingency and \$4,888 contract administration fee, for a total project cost of \$283,623 (Option 1 as recommended by the City Manager's Office/Facilities Management)

Item 13 – Approved the award of bid for a three-year contract for the purchase of fire rescue bunker gear for firefighters (Bid #0114-06-JAG-TC) to Bacau-Dalloz Protective Apparel LTD, dba Securitex, low bidder meeting specifications, for an estimated annual expense of \$55,000 (Option 1 as recommended by Fire)

Item 14 - Approved the award of purchase of 26 vehicles from Orville Beckford Ford Mercury, through Florida Sheriffs Association Contract #06-14-0821, including the following (Option 1 as recommended by Fleet):



25 replacement vehicles totaling \$597,810.42, from the Fleet Reserve Fund – comprised of 10 hybrids, 7 downgrades, 3 more fuel efficient, 4 diesel trucks to take advantage of the bio-diesel program, and 1 compact truck replacing an existing compact truck; plus, two (2) truck bodies to be purchased from Alabama Truck Body & Equipment at a cost of \$24,757.42, for placement on two of the replacement vehicles, which is included in the total purchase cost for the replacement vehicles; and,

one (1) additional compact vehicle for the Fire Department, for an additional cost of \$17,679, as approved through the capital budget

Item 15 – Approved the purchase of a Toro Groundsmaster 580 D Mower and accessories, Wesco Turf Supply, in accordance with the pricing, terms and conditions of State of Florida Contract #515-630-06-01, in the amount of \$72,850 (Option 1 as recommended by the Parks and Recreation Department)

Item 16 – Authorized acceptance and expenditure of a \$45,793 grant from the Florida Department of Transportation (FDOT) in support of traffic enforcement, which will continue for a second year the Let's Eliminate Aggressive Driving (LEAD) program, with \$15,264 in matching funds from the State Asset Forfeiture Fund and an additional \$6,900 from the department's operating budget to support salary costs incurred due to a delay in the effective date of the grant; and authorized the acceptance of equipment valued at approximately \$27,000, including three (3) laser speed detection devices (\$4,000 each) and one traffic message board (\$15,000), awarded as part of FDOT's Florida Championship (Option 1 as recommended by Police)

Item 17 – Approved the Southwood Unit 30 subdivision plat, containing 11.39 acres subdivided into 56 lots bounded on the north by Orange Avenue, on the south by Goldenrod Way, on the east by Mist Flower Road and on the west by Four Oaks Boulevard, planned as single-family residential by the St. Joe Company, with Pat Groeniger as its vice president (as recommended by Public Works/Engineering)

Item 18 – Approved the Observation Pointe subdivision plat, containing 26.73 acres subdivided into 63 lots bounded on the north by unplatted land outside the City limits, on the south by unplatted land, on the east by Rutledge Road and on the west by Avondale Unit II, planned for development as single-family residential by Camdix 1, with Donald Wise as Manager; and approved the conveyance of property to the City for the Nabb Road connection from Starview Subdivision (as recommended by Public Works/Engineering)

Item 19 – Approved the Meadow Ridge Acres subdivision plat, containing 4.06 acres subdivided into two (2) lots bounded on the north, east and west by Ox Bottom Manor, Unit II, Phases 2A & 2B, and on the south by Meadow Ridge Drive, planned for development as single-family residential by Eugene Strickland and Roderick J. Moeller, the owners (as recommended by Public Works/Engineering)

Item 20 – Approved the Evening Rose Phase 1 subdivision plat, containing 10.05 acres subdivided into 33 lots bounded on the north, south, east and west by unplatted land lying west of Capital Circle Northeast and north of East Tennessee Street, planned for development as single-family residential by K2 Urban Corporation, with Dave Wamsley as its representative (as recommended by Public Works/Engineering)

Item 21 – Approved the award of a negotiated task assignment for the design of the Apachee Parkway Sidewalk Project to Wilson Miller, Inc., under Continuing Services Civil Engineers Agreement No. 733, in the amount of \$68,073.98 (Option 1 as recommended by Public Works/Project Management)

Item 22 – Approved the purchase of a portable building from Williams Scotsman, Inc., using the Cooperative Purchasing Network (TCPN) Contract No. R4637, at a cost of \$83,599 -- to be located within the site of the Thomas P. Smith Water Reclamation Facility and used to provide new office space for Water Quality staff (Option 1 as recommended by Water Utility)

Item 23 – Approved the award of a construction contract for the Buck Lake Road Force Main Replacement Project, Bid #0064-07-VA-BC, to R. A. W. Construction, LLC, low bidder meeting specifications, in the amount of \$389,027; authorized the City Manager to approve up to a 10% contingency above the contract price to cover change orders within the original project scope that may arise due to unforeseeable circumstances (Option 1 as recommended by Water Utility)

Item 24 – Approved the minutes of the following City Commission meetings as distributed (as recommended by the City Treasurer-Clerk/Records Management):

- November 21, 2006 - Regular Meeting
- November 30, 2006 - Special Meeting (Cycle 2007-1 Comprehensive Plan Amendments Workshop)
- December 6, 2006 - Regular Meeting
- January 22, 2007 - Special Meeting (Cycle 2007-1 Comprehensive Plan Amendments Joint City-County Commission Workshop)

**Items 25-29** – By consensus, introduced Ordinances Nos. 07-O-07, 07-Z-08, 07-O-09, 07-Z-10 and 07-O-15, and set the ordinances for public hearings as presented:

Item 25 – Introduced Inclusionary Housing Ordinance No. 07-O-07, which would amend the City Code to change the Maximum Affordable Selling Price (MASP) and would extend the life of the Inclusionary Housing Ordinance, and set the ordinance for public hearing on March 28, 2007 (Option 1 as recommended by Planning)

Item 26 – Introduced N. Martin Luther King Jr. Boulevard Rezoning Ordinance No. 07-Z-08, which would rezone an area containing approximately 10 acres located on the east side of North Martin Luther King Jr. Boulevard between Fourth and Tenth Avenues from CU (Central Urban) to RP-2 (Residential Preservation) zoning district, initiated by the Planning Department to bring the area into consistency with its existing Residential Preservation future land use designation (PRZ 07002), and set public hearings on the ordinance for February 28 and March 28, 2007 (Option 1 as recommended by Planning)

Item 27 – Introduced Small Scale Comprehensive Plan Amendment Ordinance No. 07-O-09, which would adopt Amendment 2007-1-M-011 as part of the Comprehensive Plan, and set public hearing on the ordinance for February 28, 2007, at 6:00 p.m., in the City Commission Chamber, City Hall (Option 1 as recommended by the City Attorney)

Item 28 – Introduced Ann & David Marsh Rezoning Ordinance No. 07-Z-10, which would rezone 4.65 acres fronting on Rankin Avenue south of Seminole Manor Subdivision from Residential Preservation 1 to R-4 (Urban Residential District) (PRZ 07005), implementing Small Scale Comprehensive Plan Map Amendment 2007-1-M-

011, which is proposed for adoption on February 28, 2007, and set public hearing on the ordinance for February 28, 2007 (Option 1 as recommended by Planning)

Item 29 – Introduced Ordinance No. 07-O-15, which would implement the Mahan Residential Corridor and Mahan Residential Corridor Node Zoning Districts, and set public hearings on the ordinance for February 28 and March 28, 2007 (Option 1 as recommended by Planning)

Clarified with staff that there would be an annual review and adjustment of sales price based on market conditions, based on a formula provided by the Housing and Urban Development (HUD), limiting the selling price of the inclusionary housing; and directed staff to bring back a status report on the Inclusionary Housing Program at a workshop meeting

**Item 30** – Voted 5-0 to approve the Finance Committee recommendation on the Stone-Randolph Historic Property Grant and Loan Program (HPGLP) application to award a grant/loan award of \$13,600 (\$11,800 grant and \$1,800 loan) to William Stone and Laura Randolph for replacement of the roof of their home at 2047 Country Club Drive in Myers Park (Option 1 as recommended by Economic Development)

**Item 31** – Voted 5-0 to approve the Finance Committee recommendation on the Layman Historic Preservation Grant & Loan Program (HPGLP) application to award a grant/loan of \$14,200 (\$12,100 grant and \$2,100 loan) to Kelly Layman for the replacement of the roof of the roof at 125 Cadiz Street in the Magnolia Heights neighborhood (Option 1 as recommended by Economic Development)

Directed staff to review the existing policy on the grant program and bring back a report addressing the resulting increase in the appraised value of a home that would be sold and how it met the HPGLP philosophy of encouraging the historic preservation of eligible properties

**Item 32** – Voted 5-0 to approve the Florida A & M University (FAMU) "Venom Express" and the Tallahassee Community College (TCC) "C-Pass" Agreements, and authorize the City Manager to execute the agreements, providing route subsidies from FAMU and TCC totaling \$839,709 in FY2007 to help StarMetro meet the students' transit needs (Option 1 as recommended by StarMetro)

Ascertained from staff that the City had continued to provide transit services for FAMU students during the three-month period that the previous agreement had expired and the proposed new agreement was not in effect, April-June, 2006, at a cost of approximately \$50,000, and expressed a desire to maintain consistency in requiring payment for all City services that were provided in good faith

**Item 33** – Voted 5-0 to authorize the City Manager to approve payment of the 2006 air emission fees to the Florida Department of Environmental Protection in an amount not to exceed \$80,000, covering assessed fees based on the air emissions for the prior calendar year from the Hopkins and Purdom generating facilities (Option 1 as recommended by Electric Utility)

Clarified with staff that the City's Electric Utility air pollutant emissions were lower than the cap of \$100,000 paid by the majority of generating electric utilities for each of their facilities in the State of Florida

**Item 34** – Voted 5-0 to accept the award of a \$15,000 grant from the Florida Organics Recycling Center for Excellence (FORCE), and authorize the City Manager to execute the Force Program Agreement and authorize spending the funds in accordance with the terms of the contract (Option 1 as recommended by Solid Waste Services)

Clarified that these grant funds would be utilized to augment funding for landscaping the new Solid Waste Services Building to meet "green building" Leadership in Energy and Environmental Design (LEED) certification

**Item 35** – CANCELED a public hearing on the Hermitage Venture/Ashton Place Development Agreement for a high-rise condominium project on Hermitage Boulevard that would be subject to the City's Inclusionary Housing requirements (brought forward by the City Attorney)

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

Mayor Marks, Commissioner Katz and Commissioner Gillum reported that their recent trip to Ramat-Hasharon, Israel, had been successful in fostering the sister city relationship and the development of prospects for economic development opportunities as well as cultural and educational exchanges.

Commissioner Gillum introduced Thomas Converso, a student intern from Chiles High School who would be assisting in his office during the next semester.

Commissioner Mustian invited participation in a scheduled Bike Ride scheduled for the Betton Hills Neighborhood and Tallahassee bicycling enthusiasts on Saturday, February 17, 2007, at 12:00 Noon.

CTC:RMD:ecg:02-15-07

#### **Summary of Commission Meeting - February 21, 2007**

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

Received a Power Point presentation on a proposal to purchase electricity generated from a Plasma Torch Renewable Energy Project, using new technology to generate 35 megawatts of electric power, beginning in October 2010, presented by Green Power Systems, LLC (GPS), of Jacksonville, Florida

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

- Mr. Ingo Krieg, President, GPS
- Mr. Dick Basford, Senior Vice President, Project Development, GPS
- Mr. Richard Breitmoser, P.E., Senior Vice President, Environmental & Regulatory Affairs, GPS

Held a short discussion regarding concerns with a number of tax policy issues coming before the State Legislature

CTC:RM:ecg:03-05-07

#### **Summary of Commission Meeting - February 28, 2007**

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

Recognized and thanked City Auditor McCall for his work with the City of Tallahassee and the Academy of Government Accountability

**Items 1-11** – Voted 5-0 to approve the staff's recommendations presented in Consent Agenda Items 1-11, taking the following action:

Item 1 – Adopted Resolution No. 07-R-13, authorizing the City Attorney to initiate eminent domain action to acquire right-of-way properties through condemnation, necessary for the Orange Avenue Extension Phase II Project (from Blair Stone Road to Capital Circle Southeast) (as recommended by the City Attorney)

Item 2 – Approved the award of a three-year contract to provide a warranty and preventative maintenance for the City's digital television system corresponding to the City's Bid #0248-05-KR-BP to The Whitlock Group, Inc., in the amount of \$17,500 for the first year, \$19,500 for the second year, and \$21,650 for the third year, for a total amount of \$58,650 (Option 1 as recommended by the Assistant to the City Manager/WCOT)

Item 3 – Approved the purchase of transformer maintenance equipment for Substation BP-15 in Southwood (Request for Bid #0076-07-RM-QP) from Enervac Corporation, low bidder meeting specifications, in the amount of \$55,680 (Option 1 as recommended by Electric Utility)

Item 4 – Approved the ranking of construction management firms for the Kleman Plaza and Garage Repairs (RFQ #0031-07-ER-RC) as recommended by the Selection Committee, and authorized City staff to negotiate and execute a contract with a Guaranteed Maximum Price (GMP), commencing with the top-ranked firm, C. A. Lindman, Inc.; should negotiations with the top-ranked firm not be successful, authorized City staff to negotiate with the next highest ranked firm, LLT Building, Corp, followed by Concrete Services, Inc., until an acceptable agreement is reached (Option 1 as recommended by the Assistant to the City Manager)

Item 5 – Approved the award of a contract to Automotive Resources, Inc., of Manassas, Virginia, the number one ranked organization responding to RFP #0033-07-BM-TC, for the purchase of an exhaust extraction system to be installed in various work locations at the City Fleet headquarters facility, in the amount of \$200,000 (Option 1 as recommended by Fleet Management)

Item 6 – Adopted Resolution No. 07-R-09, supporting Florida Forever, the State's environmental land acquisition program, and the creation and funding of a Successor Program for the Future (Option 1 as recommended by Planning)

Item 7 – Approved the Mitchell Square subdivision plat, containing 0.87 of an acre subdivided into four (4) lots, bounded on the north and south by Betton Hill, on the east by Mitchell Avenue, and on the west by unplatted land, planned for single-family residential development by Worley Construction, Inc., with Mark Worley as president (as recommended by Public Works/Engineering)

Item 8 – Approved a change to the specifications of Bid #0042-07-JAG-BC requiring all frames to be factory finished with powder coating, for an increased cost of \$12,740, increasing Purchase Order #0001022655 to RCP Shelters, Inc., of Stuart, FL, to a total cost of \$61,760, and approved the use of a purchase order in lieu of a formal City contract even though the total expenditure exceeded \$50,000 (Option 1 as recommended by Parks and Recreation)

Item 9 – Approved the acceptance of the current FY07 reimbursement of \$5,383.05 from the United States Marshals Service for application to the Tallahassee Police Department's

operating budget to offset the cost of investigative expenses associated with participation in the North Florida Violent Fugitive Task Force; authorized the Tallahassee Police Department (TPD) to accept and similarly apply future reimbursements of up to \$24,600 for participation in the North Florida Violent Fugitive Task Force (Option 1 as recommended by TPD)

Item 10 – Approved Change Order No. 1, addressing final construction costs in the deductive amount of \$274,742.18, to the contract with Allstate Construction, Inc., for the construction management services for the Solid Waste Administration Building Renovation; and authorized staff to execute a contract amendment for the contractor to remain responsible for all warranties of the direct purchased materials and equipment as agreed to in the original contract (Option 1 as recommended by Solid Waste Services)

Item 11 – Approved the minutes of the following City Commission meetings as distributed (as recommended by the City Treasurer-Clerk/Records Management):

- December 13, 2006 Regular Meeting
- January 10, 2007 Regular Meeting
- January 17, 2007 Regular Target Issues Workshop

**Item 12** – Sitting as the Tallahassee Community Redevelopment Agency (CRA) Board, with non-voting Ex Officio Members Kim Williams and Dr. Henry Lewis joining the City Commissioners at the dais, voted 5-0 to adopt the proposed FY 2007 budget for the Greater Frenchtown/Southside Community Redevelopment Area, and authorized the City Manager, Economic Department Director, and/or Agency Program Director to approve expenditures and enter into agreements consistent with the proposed budget as outlined in the agenda item (Option 1 as recommended by the Tallahassee CRA/Economic Development)

Concurred to move in the direction of developing some measurement standard for a performance analysis of CRA projects

Directed staff to pursue the development of a project that would improve the performance and move towards a more friendly lighting program

Directed staff to consider whether the Renaissance Building would be a better site for the new Frenchtown Credit Union

Requested information on the balance of funds in the landbanking accounts of the Frenchtown Community Redevelopment Area District and the Downtown Community Redevelopment Area District, and requested that future agenda items involving the use of those funds reflect updated balances of those accounts

Requested that better visual materials be provided in the future to demonstrate the City's beautification programs and improvements, and used the Adams Street Beautification Project as an example of a case where it was difficult to identify what improvements had been made

**Item 13** – Sitting as the Tallahassee CRA Board, voted 5-0 to designate the Mayor and Mayor Pro Tem to serve as the Tallahassee CRA Board Chair and Vice-Chair, respectively, for 2007 (Option 1 as recommended by the Tallahassee CRA/Economic Development)

**Item 14** – Voted 2-3 (Commissioners Marks, Katz and Gillum opposed) denying a motion to authorize the use of \$15,000 from the Capital Improvement Fund (CIF) to remediate the arsenic contamination at the Old

City Waterworks property, as outlined in LFR's Limited Phase II Environmental Site Assessment (Option 1 as recommended by Economic Development)

Voted 1-4 (Commissioners Marks, Lightsey, Gillum and Mustian opposed) denying a motion to authorize the use of \$15,000 from the City's set aside funds matching the state grant for the preservation of the Old City Waterworks property to remediate the arsenic contamination of the property, and to bring the issue back to the Commission if the state indicated this was not an appropriate expenditure within the scope of the grant

Voted 3-2 (Commissioners Katz and Gillum opposed) to authorize the use of \$15,000 from the Capital Improvement Fund (CIF) to remediate the arsenic contamination at the Old City Waterworks property, as outlined in LFR's Limited Phase II Environmental Site Assessment, and take the funds out of the grant if possible; if not, do not proceed with a formal grant amendment application (Option 1 as recommended by the Tallahassee CRA/Economic Development as amended)

**Item 15** – Voted 5-0 to authorize the dismantling of the Old City Incinerator Building located in Cascades Park and the disposal of all contaminated/hazardous materials, after City staff coordinates such action with appropriate state and local agencies, including the Florida Department of Environmental Protection, the Florida Department of State, and the Tallahassee Trust for Historic Preservation; the demolition would be managed by Environmental Services within the City's Utility Business and Customer Services Department, with final cost to be brought back to the Commission as part of the approval of the final contract; but to first direct Real Estate staff to evaluate the potential of selling the property as an alternative to demolishing the building and report back to the Commission on its findings (Option 1 as recommended by Economic Development as amended)

**Item 16** – DELETED FROM THE AGENDA the presentation of a staff report on implementing a Pilot Landlord/College Tenant Mediation Program (brought forward by the City Attorney) – moved to March 7, 2007

**Item 17** – DELETED FROM THE AGENDA an item relating to modifications to the Purdom Unit 8 (PP8) Long Term Services Agreement with General Electric (GE) to include the third major inspection, addition of the Hopkins Unit 2 (HP2) combustion turbine generator (CTG) through its second major inspection, a Compressor Only option, and other minor contract modifications as negotiated by staff (an item brought forward by Electric Utility) – moved to March 7, 2007

**Item 17.1** – Voted 4-0 (Mayor Marks absent) to authorize the City Manager to approve the Purdom Unit 8 (PP8) turbine wheel repairs by General Electric (GE) as they are identified, and approve supplemental funding in an amount not to exceed \$7 million for these repairs (Option 1 as recommended by Electric Utility)

Requested that the City Attorney and other appropriate staff look at the financial responsibility for the repairs and pursue it as appropriate.

**Item 18** – DELETED FROM THE AGENDA an item related to the development of a Natural Features Inventory and Stormwater Facilities Master Plan for the City-owned Welaunee Property (brought forward by the City Manager's Office) – moved to March 7, 2007

**Item 19** – By consensus, delayed the staff's report on the Mayor's 2006 Summit on Race, Culture and Human Relations to a meeting when the Mayor was present, noting that Mayor Marks had left the meeting to attend the funeral of a relative (as brought forward by Equity and Workforce Development) – moved to March 7, 2007

**Item 20** – Held the second public hearing on the First Amendment to the Regional Center Development Agreement, continued from the first public hearing held January 24, 2007, which would change the configuration of the internal driveway system and shift one of the two connections to Welaunee Boulevard, currently under construction

Voted 3-0 (Mayor Marks and Commissioner Gillum absent) to approve the First Amendment as presented (Option 1 as recommended by the City Attorney)

Mr. Wade Pitt, 805 N. Gadsden Street, of Moore Bass Consulting, representing Mr. Robert Parrish, of Regional Center, indicated his availability to answer questions.

**Item 21** – Held the first of two public hearings on N. Martin Luther King Jr. Blvd. Rezoning Ordinance No. 07-Z-08, introduced on February 14, 2007, which would rezone an area of approximately 10 acres, located on the east side of North Martin Luther King Jr. Boulevard between Fourth and Tenth Avenues, from CU (Central Urban) to RP-2 (Residential Preservation) (initiated by the Planning Department to bring the area into consistency with the existing RP Future Land Use Map designation, which was applied to the parcel through the approval of Comprehensive Plan Amendment 2002-1-M-009)

By consensus, set the second and final public hearing on Ordinance No. 07-Z-08 for March 28, 2007 (Option 1 as recommended by Planning)

There were no speakers on this item.

**Item 22** – Held a public hearing on Ordinance No. 07-O-09, introduced on February 14, 2007, which would approve Small Scale Comprehensive Plan Map Amendment 2007-1-M-011, changing the Future Land Use Map designation on 4.659 acres, located on both sides of Rankin Avenue south of Seminole Manor Subdivision, from RP to Urban Residential (UR) (applicants: Ann E. and David B. Marsh)

Voted 4-0 (Mayor Marks absent) to adopt Ordinance No. 07-O-09 and then proceed with appropriate action to change the criteria to allow R3 in UR1 (Option 1 as recommended by Planning as amended)

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

- Ms. Anne Marsh, 173 Oakwood Trail, Crawfordville, FL (proponent)
- Mr. Jeff Horton, 3914 Cates Avenue (opponent)
- Ms. Linda Sims-Davis, 1521 Caldwell Drive (opponent)
- Ms. Sally Barios, on behalf of Ms. Kary Kublin, no address given (opponent)
- Mr. Robert R. Barrett, 3914 Cates Avenue (opponent)
- Mr. Bob Rinehart, 3809 Roswell Avenue (opposed) (a large segment of the audience stood in support of Mr. Rinehart's comments)
- Mr. A. C. "Doug" Douglas, from the Providence Neighborhood (opponent)
- Mr. Joe Crook, 1558 Rankin Avenue (opponent)

**Item 23** – Held a public hearing on Ordinance No. 07-Z-10, introduced on February 14, 2007, which would rezone 4.65 acres fronting on Rankin Avenue south of Seminole Manor Subdivision from RP1 to R-4 Urban Residential District (owners: David and Ann Marsh), implementing Small Scale Comprehensive Plan Map Amendment 2007-1-M-011, which was proposed for adoption

Voted 0-4 (Commissioners Lightsey, Katz, Gillum and Mustian opposed; Mayor Marks absent) denying a motion to adopt Ordinance No. 07-Z-10 (brought forward by Planning)



Mayor Pro Tem Lightsey recommended that Leon County be approached with a request to strengthen its code enforcement in areas abutting the Seminole Manor subdivision

**Item 24** – Held the first of two public hearings on Ordinance No. 07-O-15, introduced on February 14, 2007, which would amend the Land Development Code to adopt the Mahan Residential Corridor and Mahan Residential Corridor Node Zoning Districts, implementing a Cycle 2005-2 Comprehensive Plan Text Amendment that created the Residential Corridor and Residential Corridor Node Future Land Use Map Categories

By consensus, set the second and final public hearing on Ordinance No. 07-O-15 for March 28, 2007 (Option 1 as recommended by Planning)

There were no speakers on this item.

**Item 25** – Held a public hearing on Southbrook PUD Ordinance No. 06-Z-16, introduced on March 8, 2006, and continued from public hearings held March 29, May 24, July 12, August 30 and November 21, 2006, and January 24, 2007, which would amend the existing SouthBrook Planned Unit Development (PUD), located on the northwest corner of the intersection of Capital Circle Southwest and Balkin Road, to allow residential uses throughout the entire property with a maximum residential density of 16 dwelling units per acre including attached and detached single-family units, two and multi-family residential (RZ-514) (applicant: Linderand, Inc.)

Voted 4-0 (Mayor Marks absent) to adopt Ordinance No. 06-Z-16 as amended to correct a scrivener's error in the document, changing the first Planning Department condition so that the DRI threshold would read 2,000 units, based on the findings and conditions of the Development Review Committee and the Planning Commission (Option 1 as recommended by Planning)

Mr. Wade Pitt, 805 N. Gadsden Street, representing Moore Bass Consulting, and Linderand, indicated his availability to answer questions relative to this item.

**Item 26** – Held a public hearing on Block Drive Abandonment Ordinance No. 06-O-67, introduced on November 8, 2006, and continued from January 24, 2007, which would abandon an unpaved portion of Block Drive located on the east side of Cactus Street, approximately 600 feet south of West Tennessee Street (applicant: Moore Bass Consulting, Inc.)

Voted 0-4 denying a motion to adopt Ordinance No. 06-O-67, which had been withdrawn by the applicant (brought forward by Planning)

There were no speakers on this item.

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

Commissioner Mustian suggested that staff investigate a process for identifying and dealing with property owners who were repeat or multiple code enforcement violators, and the Commission indicated that the staff's report should be referred to the Long-Range Planning Target Issue Committee for a recommendation to the full Commission.

Commissioner Lightsey gave a brief informational report on a Joint City-County Watershed Management Policy Board meeting, indicating that a budget request for approximately \$50,000, split between the City and the County over a two-year period, would be forthcoming to cover the cost of joining the Water Atlas, an internet site with combined data from the City, the County, GIS and other state agencies specifically

related to water quality. She noted that the City's share for the first year was within the City Manager's spending authority and would be funded from the Stormwater budget.

### **Unagendaed**

At the request of Commissioner Mustian, Ms. Karen Olson, representing ECHO, appeared before the Commission and discussed ECHO's efforts to provide furniture and household items to families in need; she asked that persons wishing to make donations call ECHO at telephone number 224-3246, extensions 205 or 208, listed in the E Section of the local telephone directory.

CTC:RM:ecg:02-29-07

### **Summary of Commission Meeting - March 6, 2007**

The City Commission met in special workshop session for an initial review of the draft 2007 Evaluation and Appraisal Report (EAR) on the Joint City-County Comprehensive Plan, and took the following action (Commissioner Mustian being absent):

By consensus, accepted the Draft EAR on the following four major issues and the staff recommendations regarding a list of EAR-based amendments to the Comprehensive Plan, as presented (Option 1), and confirmed March 13, 2007, at 6:00 p.m., for the Joint Transmittal Public Hearing and June 12, 2007, at 6:00 p.m., for the Joint Adoption Public Hearing (Option 2) (as recommended by Planning):

- Increasing the availability of affordable housing, including low-income and no-income housing
- Transportation, including multi-modal solutions to concurrency
- Improving groundwater quality, especially as it relates to Wakulla Springs
- Reducing land use conflicts in the urban core

plus various changes required by State Statutes and Administrative Rules since the adoption of the previous EAR in 1997, and the addition of a State requirement on hazard mitigation.

Discussed the formalization of goals for housing diversification, potentially based on target AMI, to be done outside of the EAR process, with staff having the option of including that issue at the EAR transmittal hearing if it needed to be included

Directed staff to produce a map showing those areas within the Urban Service Area (USA) as well as within more compact areas where the density, intensity and height allowances had been increased to encourage more affordable housing, referencing the implementing tools and history of arriving at that point; and

Discussed the issue of overall pollution impacts on the community in terms of climate control and concurred to add that issue to the EAR as an additional issue recommendation so that it would carry a statement in this EAR document; clarified that the Commission could decide how to move it forward outside of the EAR process

Recognized and thanked Planning staff for the time and effort that had gone into the draft EAR.

CTC:RM:ecg:03-12-07

## **Summary of Commission Meeting - March 7, 2007**

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

**Item 1** – Mayor Marks presented a proclamation to Raslean M. Allen proclaiming the week of March 11 - 17, 2007 as "Girl Scouts Make The World A Better Place Week", and celebrating the Girl Scouts' 95th anniversary

**Item 2** – Voted 5-0 to formally accept for retention as a public record the "FY2006 Comprehensive Annual Financial Report (CAFR)" and the "Financial and Compliance Audit of Federally Assisted Programs", reporting on the annual financial audit of the records and accounts of the City of Tallahassee for the fiscal year ended September 30, 2006 (brought forward by the Department of Management and Administration (DMA)/Accounting Services)

Ms. Kathleen Brothers, Chairperson of the Audit Committee, reported that the City's Audit Committee, had given its unqualified acceptance of this report, and she presented a plaque of appreciation to Mr. Rick Feldman, Accounting Services Manager, in recognition of the City being awarded for the 25th consecutive year a Certificate of Achievement for Excellence in Financial Reporting from the Government Finance Officers Association. She also announced that the City had received for the 20th consecutive year a Distinguished Budget Presentation Award from GFOA for its annual budget for the fiscal year 2005.

The Commission recognized and applauded staff members of the DMA Accounting Services Division for their contribution.

**Items 3-5, 7-8 and 10-15** – Voted 5-0 to approve the staff's recommendations presented in Consent Agenda Items 3-5, 7-8 and 10-15, taking the following action:

Item 3 – Adopted Ordinance No. 04-O-71, introduced on November 10, 2004, and continued from a public hearing held November 23, 2004, which would annex approximately 41 acres located between Balkin and Westway Roads with frontage on Center Drive in Southwest Tallahassee, as petitioned by the owners, Linderand, Inc. c/o Jack M. Green, and Ralph Carroll; planned for development of the Villas of Pine Forest, a 111-unit affordable housing project, with the final plat approved by the County on February 27, 2007. The staff's recommendation was to adopt Ordinance No. 04-O-71, approving the Villas of Pine Forest Voluntary Annexation (Option 1 as recommended by the Mayor's Office).

Item 3.1 – Approved the reappointment of Bert Bevis to the Construction Industry Review Committee, as a citizen-at-large member, to a term expiring September 2009 (as recommended by the Mayor)

Item 4 – Adopted Resolution No. 07-R-14, requesting a utility easement from the State of Florida for the purpose of allowing an adjacent property owner to tie into the existing sewer and water lines (Option 1 as recommended by the City Attorney)

Item 5 – Authorized staff to negotiate and execute Task Assignments for design engineering with Kimley-Horn and Associates, Inc. for the Airport's South Apron Rehabilitation Project (not to exceed \$296,213), Combined North Apron and Old Terminal Apron Rehabilitation Project (not to exceed \$395,536), and DRI Update (not to exceed \$125,000), for a total not-to-exceed price of \$816,749, as presented (Option 1 as recommended by Aviation)

Item 6 – PULLED FROM CONSENT an item relating to the award of purchase of eight (8) underground electrical vaults (brought forward by Electric Utility) – SEE BELOW

Item 7 – Approved the award of contract for the Expansion of Electric T & D Warehouse, Bid #0049-07-RM-BC, to Pro Steel Building, low bidder meeting specifications, in the amount of \$526,000; and authorized supplemental funding in the amount of \$175,000 from Electric RR&I (Option 1 as recommended by Electric Utility)

Item 8 – Approved the award of purchase of seven vehicles (six replacement vehicles totaling \$115,959.24, and one additional vehicle for \$19,539) for the City fleet, including one Kubota model #L3400HST tractor, at a cost of \$16,798, from Gatorland Kubota LLC, in Gainesville, Florida (replacing a 1992 Ford 1320); and six vehicles from Orville Beckford Ford Mercury, through Florida Sheriffs Association Contract #06-14-0821, as follows (Option 1 as recommended by Fleet Management):

- two (2) Ford Ranger 4x2 extended cab with utility body chassis, in the amount of \$14,187 each, with the truck bodies purchased from Alabama Truck Body pending a contract, in the amount of \$5,280.62 each, for a cost per vehicle of \$19,467.62 (replacing two Chevrolet C3500 vehicles)
- a 4x2 Ford Escape Hybrid, in the amount of \$23,684 (replacing a totaled 2004 Chevrolet Blazer)
- a Ford F150 Crew Cab LWB, in the amount of \$23,460 (replacing a 1998 Chevrolet C3500)
- a Ford Ranger compact pickup, in the amount of \$13,082 (replacing a 1998 Chevrolet S10)
- a Ford Ranger compact pickup, in the amount of \$19,539 (an additional vehicle for Solid Waste)

Item 9 – PULLED FROM CONSENT the award of contract to provide in-place asphalt paving materials for the City's Street Resurfacing Program (brought forward by Public Works/Streets & Drainage) – SEE BELOW

Item 10 – Authorized the City Manager to negotiate and execute a Florida Forever grant agreement with the Northwest Florida Water Management District (NFWFMD) for reimbursement of up to \$500,000 for construction costs associated with the Sharer Road Stormwater Improvement Project (Option 1 as recommended by Public Works/Stormwater Management)

Item 11 – Approved the consulting engineering services of Greenman-Petersen, Inc. (GPI), in the amount of \$82,2000, to develop the as-built Federal Emergency Management Administration (FEMA) stormwater computer model and flood maps for the Northeast Drainage Ditch affected by the Blair Stone Road Northern Extension (Option 1 as recommended by Public Works/Engineering)

Item 12 – Approved Change Order No. 1, in the amount of \$46,060, and an increase to the existing purchase order, from \$279,500 to an amount not to exceed \$325,560, with U.S. Filter, Zimpro, Inc., Rothschild, WI, for the manufacture and delivery of a sand filter to the Tram Road Reuse Facility (TRRF) project site in accordance with the original proposal, which will result in the timely implementation of the overall TRRF project (Option 1 as recommended by Water Utility)

Item 13 – Approved the award of contract for the purchase and installation of fiberglass doors and associated hardware at various water wells (Bid #0081-07-VA-BC), in accordance with the approved 2003 Vulnerability Assessment, to Council Contracting, Inc., a minority vendor registered with the City's Minority Business Enterprise (MBE) Office and meeting bid specifications, for a fixed cost of \$162,174 (Option 1 as recommended by Water Utility)

Item 14 – Approved a Task Order to PBS&J, under existing Contract No. 1049, to perform construction engineering and inspection services during the construction of the Tram Road Reuse Facility, at a cost not to exceed \$195,930 (Option 1 as recommended by Water Utility)

Item 15 – Approved the minutes of the following City Commission meetings, as distributed (as recommended by the City Treasurer-Clerk/Records Management):

- January 24, 2007 Regular Meeting
- January 31, 2007 Commission Retreat

**Item 6** (pulled from Consent) – Voted 5-0 to approve the award of purchase of eight (8) underground electrical vaults, Quote #0108-07-RM-QP, from Oldcastle Precast, lowest quote meeting specifications, in the amount of \$73,632, required for the construction of two new electric distribution feeders from Substation BP-31 to meet the increase in electrical demand from the expansion of the National High Magnetic Field Laboratory in Innovation Park (Option 1 as recommended by Electric Utility)

**Item 9** (pulled from Consent) – Voted 5-0 to approve the award of contract to provide in-place asphalt paving materials for the City's Street Resurfacing Program to Peavy & Son Construction Co. Inc., low bidder meeting specifications, in the estimated amount of \$50,000 over the life of the contract (Option 1 as recommended by Public Works/Streets & Drainage)

**Items 16-19** – By consensus, introduced Ordinances Nos. 07-O-11, 07-Z-06, 07-O-12 and 07-O-14, for public hearings as presented:

Item 16 – Introduced Ordinance No. 07-O-11, which would amend the Land Development Code by removing the minimum and maximum side-corner lot setback in the development standards of the UP-2 (Urban Pedestrian 2) zoning district, and set the ordinance for public hearing on March 28, 2007 (Option 1 as recommended by Planning)

Item 17 – Introduced Oak Commons PUD Rezoning Ordinance No. 07-Z-06, which would rezone 7.78 acres, located at the end of Idlewild Drive north of Apalachee Parkway, from Single-Family Detached, Attached and Two-Family Residential (R-3) and Manufactured Home (MH) zoning districts to the Planned Unit Development (PUD) zoning district (PRZ 07001) (applicant/owner: Daniel C. Kalicki), and set the ordinance for public hearing on March 28, 2007 (Option 1 as recommended by Planning)

Item 18 – Introduced Ordinance No. 07-O-12, which would revise the development review procedures to require greater notice to surrounding property owners and encourage more public participation in the issuance of local government development orders, as provided by Florida Statute Section 163.3215, and set the ordinance for public hearing on March 28, 2007 (Option 1 as recommended by the City Attorney)

Item 19 – Introduced Ordinance No. 07-O-14, which would amend the Water and Sewer Affordable Housing Exemption Provisions of the City's Code of General Ordinances, updating antiquated formulas used to determine the homeownership purchase price qualification for the exemptions, and set the ordinance for public hearing on March 28, 2007 (Option 1 as recommended by the City Attorney)

**Item 20** – Voted 5-0 to adopt the proposed Amendment to the Interlocal Agreement for the Downtown Community Redevelopment District, reconciling actions by the City and the County, striking the use of CRA funds for rental subsidies and including the following (Option 1 as recommended by Economic Development):

1. removal of the current \$28 million cap on local government Tax Increment Financing (TIF) payments to the District,
2. the County to provide annual TIF payments using an adjusted contribution rate of 4.29 mills,
3. adjustment of the Downtown CRA boundaries to facilitate identified new redevelopment opportunities,
4. the City and County to make supplemental payments to the Downtown Districts through 2009 to compensate for the loss of revenue due to the adjusted TIF contribution rates,
5. the establishment of a downtown shuttle service to assist with the transport of jurors to the County Courthouse,
6. commitment of the Agency to work with the County to seek a long-term solution to the County Courthouse parking shortage,
7. commitment of the Agency to provide resources to assist in the development of the proposed Performing Arts Center,
8. to allow TIF resources to be used to support the development of retail including the use of rental subsidies,
9. the restructure of the Board of Directors for the Tallahassee Community Redevelopment Agency to consist of the Mayor, four City Commissioners and four County Commissioners, and
10. the elimination of the Project Review Committee.

Directed staff to transmit to the County a suggestion by Commissioner Lightsey to consider an alternative of restructuring the Board to add two County Commissioners and retain the two appointed citizen members, as they had been a very positive addition to the Board

**Item 21** – Voted 5-0 to 1) authorize the expenditure of \$31,687, plus a 10% contingency, for the completion of a Natural Features Inventory of the City-owned Welaunee property by BRA, at a cost of \$31,687 (Option 1); 2) authorize a budget of \$200,000 and instruct the staff to jointly develop a scope of services for the development of a Stormwater Facilities Management Plan (SFMP) based on new levels of density and intensity as may be subsequently approved by the City Commission (Option 2); and 3) authorize the City Manager to employ a qualified real estate consultant to assist the City in the preparation of a development plan for the City parcel for an amount not to exceed \$65,000 (Option 3) (as recommended by the Assistant City Manager)

Expressed interest in monitoring the development of the Stormwater Plan and the routing of the Welaunee Extension through the property

**Item 22** – Voted 5-0 to award a contract to landscape ten stormwater facilities around the City (Bid #0065-07-SB-BC) to Greenways of America, Inc., low bidder meeting specifications, in the amount of \$123,899.80; and authorize staff to execute a contract to supply, install and water landscaping at the ten stormwater facilities around the City (Option 1 as recommended by Public Works/Streets & Drainage)

**Item 23** – Received a report on the Mayor's 2006 Summit on Race, Culture and Human Relations, and the list of 150 things to do to build a better community; voted 5-0 to accept the report and endorse the dissemination of the list to the community, other governments and private organizations (as recommended by Equity and Workforce Development)

Suggested that for future summits, the staff should work through the two Chambers of Commerce to promote more attendance from small businesses and that an effort also be made to gain participation from state agencies

The Commission also complimented the staff on the success of this program.

Dr. Donna Gabrielle, Leadership Tallahassee Class 23, appeared before the Commission relative to this item.

**Item 24** – DELETED FROM THE AGENDA an item related to implementing a Pilot Landlord/College Tenant Mediation Program (Option 1 as recommended by the City Attorney) – MOVED TO MARCH 28, 2007

### **Target Issues Updates**

Received brief updates on a public outreach program to help stop the pollution of ground water; a community program to monitor electric usage at home and the future ability to participate in new rate structures; the development of criteria for economic development priorities and the development of a recommendation on the Performing Arts Center; the development of a conference on regionalism with adjoining counties; and an evaluation of the Community Human Services Plan (CHSP) process and affordable housing; also suggested that an informative flyer on how to conserve energy be included as a utility bill stuffer.

CTC:RM:ecg:03-12-07

### **Summary of Commission Meeting - March 13, 2007**

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

- Held a joint public hearing on the transmittal of the Proposed Comprehensive Plan Evaluation and Appraisal Report (EAR) to the Florida Department of Community Affairs (FDCA) for review/comments

The following persons appeared before the Joint Commission relative to this issue:

Mr. Darwin Gamble, 1248 Halifax Court, President of the Greater Bryant Hills Neighborhood Association and Board Member of the Council of Neighborhood Associations (CONA)

Dr. Pamela Hall, 5051 Quail Valley Road

Ms. Judy Taps, 2805 Walter Scott Street, President of the Waverly Hills Neighborhood Association and Board Member of CONA

- The City Commission voted 3-0 (Mayor Marks and City Commissioner Katz absent) to approve the transmittal of the proposed EAR to the FDCA, including the amendments as originally presented to the City with the exception of the amendments that the City requested additional information on, specifically, the CONA recommendations.
- The County Commission voted 6-0 (County Commissioner Dailey absent) to approve the transmittal of the proposed EAR to the FDCA, to include a recent sanitary sewer study dealing with the Woodville Recharge Basin.
- The County Commission adopted and presented a resolution to Dr. Pamela Hall in recognition of her contributions and work on the EAR.

CTC:RMD:ecg:04-24-07

## **Summary of Commission Meeting - March 28, 2007**

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

**Item 1** – On behalf of Mayor Marks, Mayor Pro Tem Lightsey presented a proclamation commemorating the 100th anniversary of the first graduating class of Leon High School on April 14, 2007, and presented the proclamation to Leon High School Principal Rocky Hanna

The Commission recognized the attendance of Representative Ausley and other members of the Leon High School Alumni.

**Items 2-17** – Voted 4-0 (Mayor Marks absent) to approve the staff's recommendations presented in Consent Agenda Items 2-17, taking the following action:

Item 2 – Adopted Condemnation Resolution No. 07-R-16, authorizing eminent domain action for the acquisition of three (3) private parcels owned by James M. Austin, necessary for the Lipona Road Pedestrian and Street Safety (PASS) Project, which was located generally between Pensacola Street and Pepper Drive (Option 1 as recommended by the City Attorney)

Item 3 – Approved the full settlement of a pre-suit damages claim for personal injuries suffered by Ms. Beatrice Smith for the net sum of \$100,000 (Option 1 as recommended by the City Attorney)

Item 4 – Adopted Resolution NO. 07-R-12, authorizing staff to enter into an agreement with the Florida Department of Environmental Protection (FDEP) for the installation, sampling, and closing of two groundwater monitoring wells located upgradient, or north, of the Old City Landfill located at the Tallahassee Regional Airport on the Florida Fish and Wildlife Conservation Commission LE Maintenance Facility, which was managed by FDEP for the State; the two monitoring wells, required by a Natural Attenuation Monitoring Plan (NAMP) Order previously issued to the City of Tallahassee, involved an associated cost of \$30,314 to LFR, Inc., which was previously contracted by the City to provide oversight and management services for the City's compliance with the NAMP Order (Option 1 as recommended by Aviation)

Item 5 – Approved a negotiated settlement with Allen's Excavation, Inc., in the amount of \$32,000, for Change Order No. 3 to the Airport Cargo Access Road Project, covering work completed and costs incurred from a prior change order being rescinded by the Commission on November 15, 2006, so that the work went through the bid process, with Allen's Excavation, Inc. being awarded the contract, as the low bidder meeting specifications, on December 13, 2006 (Option 1 as recommended by Aviation)

Item 6 – Accepted the Tallahassee Community Redevelopment Agency (CRA) FY2006 Annual Report for filing (Option 1 as recommended by Economic Development)

Item 7 – Approved the purchase of a 480 volt motor control center equipment, necessary for the Hopkins Unit 2 Repowering Project, from Eaton Electrical c/o Engineer Sales Co., the sole bid meeting specifications without the building to house the equipment, in an amount not to exceed \$76,500 (Option 1 as recommended by Electric Utility)

Item 8 – Approved a supplemental appropriation, in the amount of \$5.5 million, for the Power Engineering - Electric System Construction and Improvements Master Project, ensuring that the budget is sufficient to fund projects involving engineering, right-of-way



acquisition, purchase of equipment, construction, and related activities associated with the expansion, addition, or improvement of electric facilities, recurring projects for new services, new area lights, and unpredictables – funded from a new appropriation of Future Bonds (Option 1 as recommended by Electric Utility)

Item 9 – Ratified the City Manager's emergency authorization of Change Order No. 2 to the Purdom Unit 8 Chemical Cleaning contract with Veolia Environmental Services, in the amount of \$63,740, for the disposal of additional waste generated as a result of tube leaks requiring chemical cleaning of the heat recovery steam generator (HRSG), for a revised total contract amount of \$224,605 (Option 1 as recommended by Electric Utility)

Item 10 – Approved a supplemental appropriation, in the amount of \$200,000, to the Annual Price Agreement (APA) with Osmose Wood Preserving, Inc. for Transmission and Distribution (T & D) Pole Inspection, Treatment and Reinforcement Services (Project E04026), from Electric RR&I funds, and increase to the existing purchase order (Option 1 as recommended by Electric Utility)

Item 11 – Approved Contract Amendment #2, in the amount of \$21,364, to the Hopkins Unit 2 Repowering Project's Steam Conditioning Valves contract with CCI-Masoneillon/Dresser, for an additional scope of work transfer to Masoneillon, for a revised total contract amount of \$439,804 (Option 1 as recommended by Electric Utility)

Item 12 – Approved the award of contract for the Emerson Ovation distributed control system (DCS) modifications, integrating the GE Mark VI controls for the combustion turbine generator (CTG) required for the Hopkins Unit 2 Repowering Project, to Emerson, sole provider, in an amount not to exceed \$800,000 (Option 1 as recommended by Electric Utility)

Item 13 – Approved the scores and rankings of the Selection Committee, as presented, and authorized staff to award Continuing Service Agreements (CSAs) for Mechanical/Electrical/Plumbing Engineering Consulting Services for projects not exceeding \$50,000 (RFQ #0077-07-ER-RC) to the top four recommended firms, as follows (Option 1 as recommended by the Assistant to the City Manager):

- McGinnis & Fleming Engineering, Inc.
- Pinnacle Engineering Group, PA
- Winton Engineering, P.A.
- TLC Engineering for Architecture, Inc.

Item 14 – Approved the purchase of 19 replacement vehicles for the City Fleet, as follows, for total purchase costs of \$875,016.74 (Option 1 as recommended by Fleet):

- From Garber Chevrolet, in Jacksonville, Florida, through Florida Sheriffs Association Contract #06-14-0821, for a total purchase cost of \$18,957:
  - One (1) 2007 Chevrolet Impala "police package" vehicle
- From Orville Beckford Ford, through Florida Sheriffs Association Contract #06-14-0821, for a total purchase cost of \$166,808.91:
  - One (1) Ford Escape Hybrid 4x4, in the amount of \$25,287
  - One (1) Ford F250 4x2 Diesel LWB, in the amount of \$24,106
  - One (1) Ford Ranger 4x2 compact pickup, in the amount of \$13,517
  - One (1) Ford F250 4x2 Diesel Chassis, in the amount of \$21,721; with a utility body purchased from Alabama Truck Body, based on prices from a pending contract, in the amount of \$5,732.74, for a total vehicle cost of \$27,453.74

- One (1) Ford F250 Diesel Chassis, in the amount of \$23,441, with a utility body purchased from Alabama Truck Body, based on prices from a pending contract, in the amount of \$6,098.17, for a total vehicle cost of \$29,539.17 with all safety lighting installed
- One Ford Ranger Extended Cab 4x2, in the amount of \$15,817
- One (1) Ford Ranger Extended Cab 4x2, in the amount of \$13,917
- One (1) Ford F150 Extended Cab, in the amount of \$17,172
- From Duval Ford of Jacksonville, FL, through Florida Sheriffs Association Contract #06-14-0821, for a total purchase cost of \$101,317.39:
  - One (1) Ford Expedition 4x2, in the amount of \$21,043
  - Three (3) Ford Expedition 4x2's, in the amount of \$21,043 each, with accessories purchased and installed from Dana Safety Supply, of Jacksonville, FL, based on prices from a pending contract, in the amount of \$5,715.13 each, for total vehicle costs of \$26,758.13 each with emergency equipment installed, for a total of \$80,274.396 for the three vehicles
- From S.G.T. Rentals & Sales, of Tallahassee, FL, low bidder meeting specifications (Quote #0125-07-BM-QP), for a total purchase cost of \$32,490:
  - One (1) Kubota Model L48TLB-SG 4WD heavy duty Tractor/Backhoe
- From Ward International, through Contract #1285, for total purchase costs of \$555,443.44:
  - Two (2) International Chassis, in the amount of \$68,710 each, with rear steer bodies purchased from Petersen Industries, Inc., sole source provider, in the amount of \$65,443.86 each, for total vehicle costs of \$134,153.86 each, for a total of \$268,307.72 for the two vehicles
  - One (1) International 4300, in the amount of \$66,693
  - Two (2) International Chassis, in the amount of \$90,115.64, with bodies purchased from Alabama Truck Body, based on a pending contract, in the amount of \$20,105.72, for total vehicles costs of \$110,221.36 each, for a total of \$220,442.72 for the two vehicles

Item 15 – Approved the award of a Task Assignment, in the amount of \$24,500, from the Gaines Street/FAMU Way/Madison Street Reconstruction Project, to LFR Environmental Management and Consulting Engineering, under their pending Continuing Services Contract, for a Phase I Environmental Investigation of Gaines Street, and authorized the City Manager to proceed with the environmental analysis as appropriate to develop an environmental remedial methodology and associated costs for the Gaines Street Corridor (Option 1 as recommended by Public Works/Project Management)

Item 16 – Approved the purchase of Aries replacement cameras and auxiliary equipment, for the Water Utility Sewer TV Inspection Program, from Aries Industries, Inc., sole source provider, at a cost of \$51,900 – including a trade-in allowance of \$12,200, thereby ensuring structural integrity and available flow capacity of the City sewer system (Option 1 as recommended by Water Utility)

Item 17 – Approved the minutes of the following City Commission meetings, as distributed (as recommended by the City Treasurer-Clerk/Records Management):

- February 14, 2007 Regular Meeting
- February 21, 2007 Regular Target Issue Workshop

Commissioner Katz requested that staff inform the Commission if anything could be done to ensure that transformers were available when needed for City projects in recognition of the extremely long delivery times for certain types of electric distribution transformers.

**Item 18** – Sitting as the Tallahassee Community Redevelopment Agency (CRA) Board, with Dr. Henry Lewis, Board Member, joining the Commissioners at the dais and Board Member Kim Williams absent, voted 4-0 (Mayor Marks absent) to approve the proposed Amendment to the Interlocal Agreement for the Downtown Community Redevelopment District (Option 1 as recommended by Economic Development)

**Item 19** – By consensus, introduced Ordinance No. 07-O-24, which would implement the Lake Bradford Road Commercial Corridor of the Gaines Street Revitalization Plan, adding drive-in uses within the corridor and providing additional parking setbacks to allow more landscaping along the Lake Bradford Road Corridor – with Commissioner Mustian sponsoring the text amendment, and set public hearings on the ordinance for April 25 and May 23, 2007 (Option 1 as recommended by Planning)

**Item 20** – Voted 4-0 (Mayor Marks absent) to waive the fees for road closure and security costs for the LeMoyne Center for the Visual Arts 7th Annual Chain of Parks Art Festival, scheduled for April 21-22, 2007, totaling \$9,194.50, in exchange for the implementation of the ArtReach: Tallahassee Program at three City of Tallahassee Community Centers' after-school programs, including the Jack McLean Community Center, the Walker Ford Community Center, and the Palmer Munroe Community Center, where community resources would be utilized to create a piece of black light artwork at each of the three community centers (Option 1 as recommended by the Parks and Recreation Department)

LeMoyne Art Education Director Jennifer Hoelsing and Tallahassee Artist/Project Art Director Perdita Ross appeared before the Commission relative to this item.

**Item 21** – Voted 2-2 (Commissioners Lightsey and Katz opposed) on a motion to approve a supplemental appropriation, in the amount of \$349,664, for construction management, renovations, build-out and furniture for the Renaissance Center, and to accept and appropriate \$196,560 from Leon County to Project #05080 for its share of the Joint Tallahassee-Leon County Planning Department costs, for a total project cost of \$998,059, with Peter Brown Construction, Inc. serving as Construction Manager -- needed to move the Growth Management and Planning Departments to the third floor of the Renaissance Center (Option 1 as recommended by the Assistant to the City Manager)

Requested that staff bring back information at the next regular Commission meeting relative to the consequences of not approving this additional cost, and to also provide the total cost of renovations

**Item 22** – Voted 5-0 to approve a \$60,000, 0% interest loan from the Affordable Housing Trust Fund (HTF) for the rehabilitation of one (1) affordable housing unit at 734 Putnam Drive, as proposed by Rainbow Rehab (Option 1 as recommended by Neighborhood and Community Services [NCS])

**Item 23** – Voted 5-0 to accept the staff report and authorize the City Attorney's Office to implement a Pilot Landlord/Tenant Mediation Program, at no cost to the City (Option 1 as recommended by the City Attorney)

**Item 23.1** – Voted 5-0 to approve the submission of grant applications and related documents for a 2006 Federal Transit Administration (FTA) Section 5307 Grant, in the amount of \$2,247,603, for operating and capital assistance, and a 2007 Florida Department of Transportation (FDOT) Block Grant, in the amount of \$986,840, for annual operating assistance, for a total of \$3,234,443 in capital and operating funding for the City's transit system -- including the adoption of Resolution No. 07-R-18, accepting and authorizing the execution of a Joint Participation Agreement with FDOT, as presented (Option 1 as recommended by StarMetro)

Expressed interest in receiving information on any plans for a bus route to the Airport

**Item 24** – DELETED FROM THE AGENDA a public hearing on the adoption of Blairstone Court Subdivision Paving Assessment Resolution No. 07-R-15, which would set the final paving assessment per parcel (brought forward by Public Works/Engineering) – rescheduled for April 25, 2007

**Item 25** – Held a public hearing on Oak Commons PUD Rezoning Ordinance No. 07-Z-06, introduced on March 7, 2007, and voted 5-0 to adopt the ordinance, rezoning 7.78 acres, located at the end of Idlewild Drive north of Apalachee Parkway, from Single-Family Detached, Attached and Two-Family Residential (R-3) and Manufactured Home (MH) zoning districts to the Planned Unit Development (PUD) zoning district (PRZ 07001) (applicant/owner: Daniel C. Kalicki) (Option 1 as recommended by Planning)

There were no speakers on this item.

**Item 26** – Held a public hearing on Inclusionary Housing Amendment Ordinance No. 07-O-07, introduced on February 14, 2007, which would amend the City Code to change the Maximum Affordable Selling Price (MASP) of inclusionary housing units and would extend the life of the Inclusionary Housing Ordinance; by consensus, the Commission continued the public hearing to a date not certain, and confirmed that the ordinance would be re-advertised for public hearing (Option 1 as recommended by Planning)

Commissioner Gillum requested that the staff also bring back a definition for inclusionary housing.

There were no speakers on this item.

**Item 27** – Held the second and final public hearing on N. Martin Luther King Jr. Blvd. Rezoning Ordinance No. 07-Z-08, introduced on February 14, 2007, and continued from February 28, 2007; voted 5-0 to adopt the ordinance, rezoning an area of approximately 10 acres, located on the east side of North Martin Luther King Jr. Boulevard between Fourth and Tenth Avenues, from CU (Central Urban) to RP-2 (Residential Preservation) (initiated by the Planning Department to bring the area into consistency with the existing RP Future Land Use Map designation, which was applied to the parcel through the approval of Comprehensive Plan Amendment 2002-1-M-009) (Option 1 as recommended by Planning)

There were no speakers on this item.

**Item 28** – Held a public hearing on Ordinance No. 07-O-11, introduced on March 7, 2007, and voted 5-0 to adopt the ordinance, amending the Land Development Code by removing the minimum and maximum side-corner lot setback in the development standards of the UP-2 (Urban Pedestrian 2) zoning district (Option 1 as recommended by Planning)

There were no speakers on this item.

**Item 29** – Held a public hearing on Ordinance No. 07-O-14, introduced on March 7, 2007, and voted 5-0 to adopt the ordinance, amending the Water and Sewer Affordable Housing Exemption Provisions of the City's Code of General Ordinances, updating antiquated formulas used to determine the homeownership purchase price qualification for the exemptions (Option 1 as recommended by the City Attorney)

There were no speakers on this item.

**Item 30** – Held the second and final public hearing on Ordinance No. 07-O-15, introduced on February 14, 2007, and continued from the first public hearing held February 28, 2007, and voted 5-0 to adopt the ordinance, amending the Land Development Code to adopt the Mahan Residential Corridor and Mahan Residential Corridor Node Zoning Districts, implementing a Cycle 2005-2 Comprehensive Plan Text Amendment that created the Residential Corridor and Residential Corridor Node Future Land Use Map Categories (Option 1 as recommended by Planning)

There were no speakers on this item.

**Item 31** – Held a public hearing on Ordinance No. 07-O-12, introduced on March 7, 2007, and voted 5-0 to adopt the ordinance, revising the development review procedures to require greater notice to surrounding property owners and encourage more public participation in the issuance of local government development orders, as provided by Florida Statute Section 163.3215 (Option 1 as recommended by the City Attorney)

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

Commissioner Mustian reported that he and Commissioner Katz had met as the Financial Viability Target Issue Committee and considered the staff's preliminary analyses of the impacts of various major Legislative proposals. He stated that the impacts were startling and the City Manager had already pushed back the budget workshops in an effort to be better situated to consider the impacts on the City's budget.

Commissioner Mustian also reported that he and Mayor Marks had met as the Economic Development Target Issue Committee, and they expected to have a list of incentives and criteria for economic development projects to present to the Commission for consideration some time in May 2007.

Commissioner Lightsey reported that she and Mayor Marks had met as the Energy and Environmental Resources Target Issue Committee, and they anticipated that the advanced meter systems would help make the Demand Side Management (DSM) Program much more successful than it would have been otherwise. She also reported that Request for Proposals (RFPs) would be brought to the Commission on how to acquire the staff resources needed for managing consulting companies to move the City through the major expansion/renovations/updates required at the T. P. Smith and the Lake Bradford Road Sewer Treatment Plants, at the best possible cost. She noted that many of the planned updates were in response to the City's interest in helping to protect Wakulla Springs, while many of them were renovations to existing sewage treatment that needed to be done anyway. Mayor Marks advised that they had referred the \$160 million cost of these phased modifications to the Financial Viability Target Issue Committee to consider the sequencing of phased financing so as to reduce the rate shock to the City's customers.

Commissioner Katz advised that he had been told that by using front loading washers, a customer could save 40 gallons of water each time a load was washed, and he suggested that this be investigated as a potential DSM measure for reducing waste water. City Manager Thompson confirmed that staff was investigating that issue.

Commissioner Katz referenced some newspaper articles reporting that the Cities of Gainesville, Florida, and Austin, Texas, both had very aggressive DSM programs and had replaced 50-60 MW of electric energy need through their DSM programs. He stated that he would be pleased to share the articles. Mayor Marks observed that the City of Tallahassee had an aggressive DSM Program that would result in similar energy savings.

Mayor Marks reported that he had met with the Governor and informed him of the impact that proposed property tax legislation would have on many City programs. He expressed hope that some effort would be made to slow down the legislation for a more deliberate evaluation of the impacts.

**Unagendaed** – The Commission congratulated Land Use Planning Manager Roxanne Manning on being selected to serve as the City's new CRA Director.

**Summary of Commission Meeting - March 28, 2007**

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

Item .1 – Received a staff presentation on the evaluation of a proposed Smart Metering Program, as part of the City's Demand Side Management (DSM) Program

- Voted 5-0 to approve direction to the staff to pursue the installation of smart meters for all customers, which will enable them to participate in time-based rate schedules and other demand response programs, and seek final Commission authorization based on the outcome of the vendor selection process (Option 1 as recommended by Utility Business & Customer Service [UBCS])
- Voted 3-1 (Commissioner Lightsey opposed) (Commissioner Katz abstained from the vote) to approve the recommendation to authorize staff to negotiate a contract with Honeywell to provide contract management services for the full deployment of a Smart Metering network and Smart Thermostats, amended to be contingent on the negotiation of the administrative fee (Option 2.A as recommended by UBCS as amended)

Item 1 – Received a staff update on the Integrated Resource Planning (IRP) Study, including the results of the staff's analysis to date into the impacts on resource plan costs due to capital cost changes and corrections to the assumptions, reporting the following (presented by Electric Utility):

- The assumptions used for the production cost modeling in the IRP analysis provided to the Commission in 2006 were not consistent with the operating capability of Tallahassee's generating facilities.
- Correcting those assumptions would affect the results of the IRP Study cases presented to the City Commission in 2006.
- It would also be necessary to update the capital cost assumptions to reflect increases for all new units added in the cases, especially the cost increase associated with the City's partnership in the Taylor Energy Center (TEC).

The Commission discussed the staff's report, providing the following direction:

- Suggested that a consultant firm not associated with the City or the TEC project be contracted with to evaluate the modeling assumptions to ensure accurate information
- Requested that the staff provide an update on the status of a similar but smaller coal-fired power plant being constructed in south Georgia and the continuing issue of transmission capability to deliver power from that plant to Tallahassee
- Determined from staff that new technology had been proposed for Jackson County for the production of wood pellets; requested that the staff investigate the environmental benefits of adding the capability of using wood pellets as an alternative to the use of coal, what would be involved to accomplish that, and discuss such modification of the TEC project with the partners
- Clarified with staff that the 30-year timeframe used in the IRP Study included an active planning window of 20 years wherein new capacity could be added if needed, with the last 10 years used to capture additional costs but not allowing for new resource decisions
- Clarified with staff that more information would be available regarding some of the variables that needed to be updated in April 2007, while others, such as fuel prices, and load and energy forecasts would require more time; directed the staff to prepare a timeline for future steps being undertaken
- Requested that the staff inform the Commission any time the identified cost margins were exceeded
- Requested information on the cost impact of fuel purchases over time, expressing particular concern relating to the potential cost of fuel and possible emission regulation (particularly CO<sub>2</sub>) being so significant that certain power plants could be rendered obsolete early in their operating lifetimes, and indicated that the analysis must include measuring the financial risk of a plant no longer being economical to operate

## Summary of Commission Meeting - April 11, 2007

The City Commission met in regular session and took the following action (with Commissioner Katz participating by telephone):

**Item 1** – Heard from local Boy Scout Kevin Conley, from Boy Scout Troop 118, who thanked everyone who had helped with his Eagle Scout Project to build a gazebo on the front lawn of the Tallahassee-Leon County Animal Service Center for public use

Mr. John Calhoun, representing the Tallahassee-Leon County Animal Service Center, expressed appreciation for the gazebo, and invited the community to attend the "rib-bone" cutting ceremony in May 2007 to honor Kevin's efforts

The Commission thanked Kevin for his contribution to the community.

**Item 2** – Accepted the presentation of a Positive Aging Communities for a Lifetime Planning and Visioning Award and a Continual Progress Award from the Florida Department of Elder Affairs to the City of Tallahassee, accepted on behalf of the City by Ms. Sheila Salyer, representing the Senior Center, and Mr. Tom Lewis, Director of Neighborhood and Community Services

Ms. Mollie Kellogg, Director of Communications for the Florida Department of Elder Affairs, appeared before the Commission and presented these awards.

**Items 3-13 and 15** – Voted 5-0 to approve the staff's recommendations presented in Consent Agenda Items 3-13 and 15, and voted 4-0 (Commissioner Mustian abstained) on Consent Agenda Item 14, taking the following action:

Item 3 – Approved modifications to the Purdom Unit 8 (PP8) long-term services agreement to include: 1) extension of the PP8 term through the third major inspection; 2) addition of the Hopkins Unit 2 combustion turbine generator through its second major inspection; 3) Rotor and Compressor options; and 4) other minor contract modifications as negotiated by staff; and authorized the City Manager to execute the new contract (Option 1 as recommended by Electric Utility)

Item 4 – Approved the scores and rankings of the Selection Committee for Structural Engineering Consulting Services term contracts (RFQ #0037-07-ER-RC), as presented, and authorized staff to award continuing service agreements (CSAs) for three-year basic terms, with two one-year option extensions, to the following top three recommended firms: Rosenbaum Engineering, Inc.; Registe, Sliger Engineering, Inc.; and TKW Consulting Engineers, Inc. (Option 1 as recommended by the Assistant to the City Manager)

Item 5 – Approved the award of purchase of nine (9) replacement vehicles for the City Fleet, for a total cost of \$188,634.34, as follows (Option 1 as recommended by Fleet Management):

From Orville Beckford Ford Mercury, through Florida Sheriffs Association Contract #06-14-0821, eight (8) vehicles totaling \$171,707.17:

- One (1) Ford Escape Hybrid 4x4, at a cost of \$25,432

- Two (2) E-350 Club Wagon Ford 15 passenger vans, at a cost of \$18,978 each, for a total cost of \$37,956
- One (1) Ford Explorer Sport Trac 4x2, at a cost of \$20,029
- One (1) Ford F-250 4x2 Extended Cab Cassis, for a cost of \$23,631, with the utility body purchased from Alabama Truck Body, based on prices from a pending contract, for a cost of \$6,098.17, for a total vehicle cost of \$29,729
- One (1) Ford F-250 4x2 Extended Cab Chassis with a Safety and Accessory Package installed, for a cost of \$26,471, with a utility body purchased from Alabama Truck Body, based on prices from a pending contract, for a cost of \$6,098.17, for a total vehicle cost of \$32,569.17
- One (1) Ford Ranger 4x2 Extended Cab truck, for a vehicle cost of \$14,187
- One (1) Ford Ranger Compact pickup truck with a lift gate, for a cost of \$10,152, with the lift gate purchased from Alabama Truck Body, based on prices from a pending contract, for a cost of \$1,653, for a total vehicle cost of \$11,805

From S.G.T. Rentals & Sales, 4017 Woodville Hwy, Tallahassee, FL, low bidder meeting specifications (RFQ #0110-07-BM-QP), for a vehicle cost of \$16,927:

- One (1) Kubota Tractor Model L3940HST

Item 6 – Approved the award of a fixed-price three-year term contract for laundry, dry cleaning and the alteration/repair of uniforms and plain clothes apparel (IFB #0070-07-ER-RC), on an as-needed basis, to Stewardship Ventures, Inc. dba Stewardship Drycleaners, low bidder meeting specifications, for estimated expenditures of \$150,000-\$200,000 for the term of the contract (Option 1 as recommended by Procurement Services)

Item 7 – Authorized the acceptance and expenditure of a \$15,750 grant from the American Heart Association for the purchase of 15 automated electronic defibrillators (AED) kits from Cardiac Science, through the Florida State Alternative Contract #465-820-06-1, for placement in Police patrol vehicles (Option 1 as recommended by the Tallahassee Police Department [TPD])

Item 8 – Approved the award of a task assignment for the Gaines Street/Stadium Drive/Lake Bradford Road Intersection Improvements Project to Genesis Group, one of the City's continuing services consulting civil engineers, in the amount of \$128,595.75 (Option 1 as recommended by Public Works/Project Management)

Item 9 – Approved the submission of a Community Transportation Coordinator (CTC) grant application for a Florida Commission for the Transportation Disadvantaged Trip & Equipment Grant for FY2007/2008 funding to support the non-sponsored transportation service program for Leon County residents, and adopted Resolution No. 07-R-17 (Option 1 as recommended by StarMetro)

Item 10 – Approved the purchase of replacement valves and appurtenances for a 42-inch wastewater force main from H-D Supply Waterworks of Tallahassee, FL, low bidder meeting specifications, for the \$587,693.49 -- to be installed on Capital Circle Southeast in conjunction with the BluePrint project for the widening of Capital Circle Southeast from Tram Road to the Woodville Highway (Phase E2) (Option 1 as recommended by Water Utility)

Item 11 – Based on a four-year sunset review, authorized continuation of the Risk Management Advisory Board (Option 1 as recommended by the City Treasurer-Clerk/Risk Management)



Item 12 – Accepted the Risk Management Program's performance report, as presented by the Office of the City Treasurer-Clerk, Risk Management Division, and the City's Risk Management Advisory Board (as recommended by the City-Treasurer-Clerk/Risk Management)

Item 13 – Authorized the City Treasurer-Clerk to enter into an agreement with RISKMASTER (Computer Sciences Corporation) for implementation of the web-based system and hosting project (converting from a PC-based application to a web-based application with database hosting offsite), for a cost of \$100,000 from the programmed General Government Capital Project Account (GG/CPA) (Option 1 as recommended by the City Treasurer-Clerk/Risk Management)

Item 14 – Approved an extension of the current underwriting contracts for two years (through 2010) and the revised underwriting team of Goldman Sachs, Bear Stearns, SBK Brooks, Ramirez and Company, RBC Dain Rauscher, and Bank of America; and the assignment of the underwriters to the proposed 2007 Electric System Bonds and 2007 Consolidated Utility Systems (CUS) Bonds (Water/Sewer), as presented (Option 1 as recommended by the City Treasurer-Clerk)

Item 15 – Approved the minutes of the following City Commission meetings as distributed (as recommended by the City Treasurer-Clerk/Records Management):

- February 28, 2007 - Regular Meeting
- March 6, 2007 - Special Meeting (EAR Workshop)
- March 7, 2007 - Regular Meeting
- March 13, 2007 - Special Meeting (Joint w/County Commission EAR Transmittal Public Hearing)

**Items 16-18.1** – By consensus, introduced Ordinances Nos. 07-Z-16, 07-Z-17, 07-O-18, and 07-O-20, and set the ordinances for public hearings as presented:

Item 16 - Introduced Ordinance No. 07-Z-16, which would rezone .21 acres at the southeast corner of Thomasville and East Ninth Avenue from Residential Preservation 2 (RP2) to Neighborhood Boundary Office District, implementing Comprehensive Plan Map Amendment 2007-1-M-014, proposed for adoption on May 3, 2007 (PRZ 070006) (owner: Allied Veterinarian Emergency Services, Inc.), and set public hearing on the ordinance for May 3, 2007, at 6:00 p.m., at the Leon County Courthouse, at the Joint Comprehensive Plan adoption hearing (Option 1 as recommended by Planning)

Item 17 – Introduced Ordinance No. 07-Z-17, which would rezone .788 acres at the southeast corner of North Monroe Street and East Tharpe Street from Central Urban to High Intensity Urban Activity Center District (PRZ 070007) (owners: Roger Crawford and Patsy Perkins Stokes), and set public hearing on the ordinance for May 3, 2007, at 6:00 p.m. at the Leon County Courthouse, at the Joint Comprehensive Plan adoption hearing (Option 1 as recommended by Planning)

Item 18 – Introduced Ordinance No. 07-O-18, which would amend the Land Development Code to increase the compatibility of the Neighborhood Boundary Office Zoning District with adjacent residential uses and implement City Commission direction related to Comprehensive Plan Map Amendment 2007-1-M-014 and the agreement between the Midtown Neighborhood Association and the Allied Veterinarian Emergency Service, Inc.; set the ordinance for public hearings on May 3, 2007, at 6:00 p.m. at the Leon County Courthouse (in conjunction with the Joint Comprehensive Plan Adoption Hearing), and on May 23, 2007, at 6:00 p.m., at City Hall (Option 1 as recommended by Planning)

Item 18.1 – Introduced Ordinance No. 07-O-20, which would adopt Cycle 2007-1 Amendments as part of the Comprehensive Plan, and set the ordinance for public hearing at the joint meeting of the City Commission and Leon County Board of County Commissioners on May 3, 2007, at 6:00 p.m., in the County Commission Chambers (Option 1 as recommended by the City Attorney)

**Item 19** – Voted 5-0 to adopt Resolution No. 07-R-19, providing that the City will provide its portion of the City-County required local match payment, up to a total of \$44,700, if Defiance Inc. satisfied the requirements for the state's Qualified Targeted Industry (QTI) Program -- GT Technologies recently purchased Precision Auto Parts from the Stanadyne Corporation and as part of that acquisition, GT Technologies took ownership of the Precision Auto Parts manufacturing facility in the Commonwealth Business Park; GT Technologies' intent was to expand the current Commonwealth Park manufacturing facility and relocate the Defiance Inc. international headquarters to Tallahassee, which would create an additional 149 jobs that would qualify for QTI assistance; the additional new jobs would pay an average salary of \$37,317, representing 115% of the current area median salary (Option 1 as recommended by Economic Development)

**Item 20** – Voted 5-0 to approve a development agreement with GT Technologies with adjustments to the permit requirements -- to facilitate its expansion of the current Commonwealth Park manufacturing facility and the relocation of Defiance Inc. international headquarters to Tallahassee, which with the additional 149 jobs coupled with the current facility workforce would represent 300 manufacturing jobs; the first phase of the expansion would add 25,767 square feet to the current building and an additional 50,000 square feet would be added over the next three years; specific adjustments to the permit requirements included the following (Option 1 as recommended by Economic Development):

1. deferment of the requirement to construct a sidewalk along the eastern portion of the property adjacent to Hartsfield Road for a period not to exceed three years,
2. deferment of the requirement to upgrade the landscaping in their parking lot for a period not to exceed three years,
3. deletion of the requirement to construct a sidewalk on the northern portion of their property adjacent to Commonwealth Boulevard, and
4. elimination of the requirement to make traffic improvements for traffic concurrency if the company implements shift schedules, which result in no increases in trip generation during peak traffic periods.

Requested that the staff provide the Commission with the City's total cost for the incentives package provided to GT Technologies

Mr. Robert Flynn, Vice President for GT Technologies, appeared before the Commission relative to this item.

**Item 21** – Received a Power Point presentation and voted 4-0 (Commissioner Katz absent) to direct staff to work with Leon County to develop a list of "significant benefit" projects for the expenditure of proportionate share funds, and to prepare a report on alternative transportation capital improvement funding options, as follows (recommended by Planning):

1. Direct staff to work with Leon County to finalize a joint list of projects that will provide "significant benefit" to the transportation system through the use of proportionate share mitigation funds, and to work with the Florida Department of Transportation to refine this concept. If approved by FDOT, proportionate share transportation mitigation funds would go toward these projects, regardless of the jurisdiction in which the development occurs or the type of road (County, City, or State) significantly impacted by the proposed project.
2. Direct staff to formalize and bring back to the Commission an Interlocal Agreement regarding collection and expenditure of proportionate share funds for projects on this significant benefit list.

3. Direct staff to include a visioning effort and the Master Transportation Plan in the FY2008 Capital Improvements Program, and to use proportionate share mitigation to partially fund these efforts.
4. Direct staff to bring back to the City Commission a report on comprehensive funding strategies for transportation capital improvements.
5. Direct staff to work with County staff to develop standards for a countywide transportation impact fee that would enhance the development community's ability to estimate the upfront mitigation costs associated with a proposed project.
6. Direct the Mayor, on behalf of the City Commission, to forward a letter of support to the County Commission regarding the significant benefit concept and countywide transportation impact fees.

Requested that the staff present a suggestion to the County Commission that a predetermined portion of the proportionate share funds be designated for bike-pedestrian transit improvements

Clarified that the City Commission needed to give further consideration to the policy issues and the significant benefit projects, while the City Commission was conceptually supportive of these recommendations

**Item 22** – Voted 4-0 (Commissioner Katz absent) to authorize implementation of a new fee schedule at the Tallahassee Leon Community Animal Service Center that was approved during the Fiscal Year 2006-07 budget process, with the new fees to become effective May 1, 2007 (Option 1 as recommended by Neighborhood and Community Services [NCS])

#### **Target Issues Updates:**

##### **Environmental and Water Resources Target Issue Committee**

Commissioner Lightsey reported that the Environmental and Water Resources Target Issue Committee was supportive of the staff's proposed process for accomplishing modifications to the wastewater management treatment on an aggressive schedule to provide extra protection for Wakulla Springs, and the Commission concurred with the staff's intent to bring the Request for Proposals (RFPs) to the Commission for approval on May 23, 2007.

Mayor Marks confirmed with City Treasurer-Clerk Herndon that Consent Agenda Item 14 had been approved and that action would provide funding for these improvements to the wastewater treatment system.

Mayor Marks also stressed the importance of keeping the public informed on the resulting phased fee increases for wastewater services to cover these system improvements, which would total approximately \$160 million.

##### **Economic Development Target Issue Committee**

Commissioner Mustian reported on issues that had been considered by the Economic Development Target Issue Committee, including:

1. The GT Technologies incentives package, for which the Committee had no objections
2. A proposal by the Performing Arts group asking for Commission approval of a five-year option agreement to purchase the Johns Building property with milestones and the use of tourist tax funds for a Performing Arts Center; a formal agreement would be brought to the City Commission
3. Recommendations from the Downtown Redevelopment Committee on criteria for the evaluation of Downtown Community Redevelopment Area (CRA) projects, which would be presented next to the full Community Redevelopment Agency Board

Mayor Marks reported that the Knight Creative Communities Initiatives group would be presenting three initiatives that would be of interest to the Economic Development Target Issue Committee, including:

1. The desire of a group of individuals to have input on issues related to the redevelopment of Gaines Street; Director of Economic Development Michael Parker would meet with the group to apprise them of the City's actions and coordinate their efforts
2. Planning for a film festival was underway, which would likely be brought to the Commission in some manner
3. Greenavations, a project to ensure that future building projects in this community were "green" buildings; Assistant City Manager Fernandez had designated someone to monitor and coordinate that project for the City

Mayor Marks also reported that he was traveling to Atlanta, Georgia, on April 13th to meet with representatives of Delta Airlines to address some issues of fairness relative to Delta Airlines' rates.

Additionally, Mayor Marks reported that City staff was applying for grant funding of up to \$500,000 from the Federal Department of Transportation's Small Communities Air Service Program, and he opined that there was a good chance that the City of Tallahassee would receive one of those grants.

#### **Financial Viability Target Issue Committee**

Commissioner Mustian reported that the Financial Viability Target Issue Committee had been closely following the proposed Tax Reform Legislation, which was currently proposed for roll-back to 2004, and the numbers appeared worse than originally anticipated.

Commissioner Lightsey requested an update from the appropriate target issue committee on activities related to Gaines Street, including contamination issues, Corps of Engineers issues, transfer of Gaines Street from the State to the City.

Commissioner Lightsey requested a status report on the mixed-use/hotel project at Monroe and Tennessee Street, and Mayor Marks opined that there would be some action on that project in the next six months.

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

Mayor Marks reported that a new issue was before the Legislature, which could impact the City of Tallahassee, and Intergovernmental Relations Officer Dinah Hart briefed the Commission on a bill that was moving through the Legislature that would allow donation campaigns such as the United Way Campaign to be opened to anyone meeting broad criteria, and requiring the city or county governments to accommodate their requests through payroll deductions. She clarified that the state government would be exempt. The Commission indicated a desire for more information on this issue.

Mayor Marks recommended an article by Diane Roberts in the Washington Post and thanked her for her comments regarding Tallahassee.

Commissioner Lightsey recommended Ms. Roberts' book entitled Dream State, which was about her family's history in the State of Florida.

CTC:RM:ecg:04-13-07

#### **Summary of Commission Meeting - April 25, 2007**

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

Announced that City Manager Thompson was currently in Phoenix, Arizona, at the National Forum for Black Public Administrators Meeting where she was being inducted as the President of that national organization

Wished Commissioner Lightsey a Happy Birthday

**Items 1 and 3-14** – Voted 5-0 to approve the staff's recommendations presented in Consent Agenda Items 1 and 3-14, taking the following action:

Item 1 – Approved the reappointment of Rodney Floyd and the new appointment of Alisha Kaplan Wetherall to the Environmental Code Enforcement Board, to terms expiring November 2009 (as recommended by the Mayor)

Item 2 – PULLED FOR DISCUSSION the award of a contract for a Multi-User Passenger Information Display System in the Ivan Munroe Airport Terminal (brought forward by Aviation) – SEE BELOW

Item 3 – Approved the selection committee ranking and authorized staff to negotiate a contract for the Hopkins Unit 2 Steam Turbine Overhaul (RFP #0103-078-RM-RC) with MD&A, the top ranked vendor, and should staff be unable to reach an acceptable contract, authorized staff to negotiate with the next-ranked vendor; authorized the contract to be executed once the negotiations are complete – for a total not-to-exceed base contract cost of \$1,292,455; authorized the City Manager to approve up to \$200,000 in additional work if needed (Option 1 as recommended by Electric Utility)

Item 4 – Approved the purchase of ten (10) replacement vehicles, for a total cost of \$342,392.61, as presented (Option 1 as recommended by Fleet):

From Orville Beckford Ford Mercury, through Florida Sheriffs Association Contract #06-14-0821:

Replacement Vehicles:

One (1) Ford Escape Hybrid 4x4, at a cost of \$25,432

Two (2) Ford Explorers 4x4, at a cost of \$21,479 each, plus the installation of safety equipment from Dana Safety Supply, with prices from a pending contract, for a cost of \$4,467.05, for a vehicle cost of \$25,946.05 each

One (1) Ford F-250 Extended Cab 4x4 truck Chassis, at a cost of \$26,856, plus a utility body from Alabama Body, with prices from a pending contract, for a cost of \$6,098.17, for a total vehicle cost of \$32,954.17

One (1) Ford Explorer 2x4, at a cost of \$21,223

One (1) Ford F-250 Extended Cab 2x4 truck Chassis, at a cost of \$23,631, plus a utility body from Alabama Truck Body, with prices from a pending contract, for a cost of \$6,098.17, for a total vehicle cost of \$29,729.17

Additional Vehicles:

One (1) Ford F-450 2x4 Diesel Chassis, at a cost of \$35,215, plus a utility body and crane from Alabama Truck Body, with prices from a pending contract, for a cost of \$43,616, for a total vehicle cost of \$78,831

One (1) Ford F-250 2x4 Extended cab Cassis, at a cost of \$24,961, plus a utility body from Alabama Truck Body, with prices from a pending contract, for a cost of \$6,098.17, for a total vehicle cost of \$31,059.17

From Flagler Construction Equipment, of Midway, FL, low bidder meeting specifications (Quote #0130-07-BM-QP):

Replacement Vehicle:

One (1) Broce Broom Model RJ-350, at a cost of \$39,940

From Garber Chevrolet, through Florida Sheriffs Association Contract #06-14-0821:

Replacement Vehicle:

One (1) Chevrolet Suburban 4x4, at a cost of \$31,332

Item 5 – Approved the purchase of Light-Structure Green Sports Lighting, including the Control-Link feature and the Constant 25 warranty, for two soccer fields at the Meadows Soccer Complex from Musco Sports Lighting, LLC, sole source provider, in the amount of \$137,000 (Option 1 as recommended by Parks and Recreation Department [PRD])

Item 6 – Approved the purchase of the delivery and installation of sod and sprig at the Meadows Soccer Complex (IFB #0132-07-JAG-BP) from Evergreen Grassing Specialist, Inc., low bidder meeting specifications, in the amount of \$50,790 (Option 1 as recommended by PRD)

Item 7 – Approved the Woodrich Subdivision plat, containing 0.42 acres subdivided into three (3) lots, bounded on the north by Cross Creek, on the south by Woodrich Drive, on the east by Richland Unit 3, and on the west by Cross Creek Circle, planned for development as single-family attached residential by Gibbs Investments and Developments, LLC (as recommended by Public Works/Engineering)

Item 8 – Approved the Peters Subdivision plat, containing 0.22 acres subdivided into three (3) lots, bounded on the north and south by Talco Hills, on the east by Talco Hills Drive, and on the west by Hartsfield Circle, planned for development as single-family attached residential by Robert A. Peters, owner-in-fee simple (as recommended by Public Works/Engineering)

Item 9 – Approved the Betton Hill 18th Addition Subdivision plat, containing 1.25 acres subdivided into three (3) lots, bounded on the north by Betton Hill 10th Addition, on the south by the Seventh Addition to Betton Hill, on the east by said Betton Hill 10th Addition and Ellicott Drive, and on the west by Thomasville Road, planned for development as single-family residential by Mary Jane Vossler, owner-in-fee-simple (as recommended by Public Works/Engineering)

Item 10 – Adopted Resolution No. 07-R-21, implementing approved service level changes for residential solid waste services, going from twice a week to once a week

garbage and recycling collection on the same day, and yard waste and bulky item collections every other week (Option 1 as recommended by Solid Waste Services)

**Item 11** – Approved the appropriation of \$131,273.62 for payment of an invoice received from the U. S. Environmental Protection Agency (EPA) for future response costs incurred by the EPA during the period December 17, 2005 through December 16, 2006, relating to remediation of the Cascades Park gasification plant site and landfill site (Option 1 as recommended by Utility Business & Customer Services)

**Item 12** – Approved the award of a purchase order to R.A.W. Construction, OOC, of Tallahassee, FL, under pre-approved Contract No. 1101, for the equipment, materials and labor for the horizontal directional drilling of approximately 1100 lineal feet of a 12-inch diameter water main at the I-10 and Capital Circle Northwest interchange, for a total cost of \$109,280 (Option 1 as recommended by Water Utility)

**Item 13** – Approved the purchase of two Finescreen Monster screening systems for the Thomas P. Smith Water Reclamation Facility from JWC Environmental, of Santa Ana, California, at a reduced price due to the \$95,000 deduct for the return of existing equipment made by the vendor, at a cost of \$192,500 – providing needed particle removal to stay in compliance with state and federal regulations; the equipment will be installed by TPS maintenance staff within the existing headworks structure (Option 1 as recommended by Water Utility)

**Item 14** – Approved the minutes of the following City Commission meetings, as distributed (as recommended by the City Treasurer-Clerk/Records Management):

- March 28, 2007 Regular Target Issues Workshop
- March 28, 2007 Regular Meeting

**Item 2** – Voted 5-0 to approve the award of a contract for a Multi-User Passenger Information Display System in the Ivan Munroe Airport Terminal to Infax, Inc., of Duluth, GA, low bidder meeting specifications, in the amount of \$622,500 (Option 1 as recommended by Aviation)

Commissioner Katz suggested that with the implementation of this new information system, this would be an appropriate time for the Airport staff to develop some protocols with the airlines so that better information on anticipated flight arrivals could be made available.

**Item 15** – Voted 5-0 to approve a proposed Conditional Concurrency Certificate Agreement with Ben C. Boynton, which satisfies traffic concurrency requirements for the development of Ox Bottom Hills (aka Ox Bottom Crest), allowing the development of 207 condominium dwelling units for senior citizens 55 years of age and older to move forward until 50% of the condos are occupied and the traffic analysis is performed (Option 1 as recommended by Growth Management)

**Item 16** – Voted 5-0 to ratify the purchase of three (3) phase pad-mount transformers from Gresco Utility Supply, in accordance with RFQ #32307-1MB, in the amount of \$316,906 from appropriate Electric project budgets; and to authorize staff to purchase any and all future transformers as needed in an effort to reduce the potential of project delays due to increasing delivery times, with funding from the appropriate operating and project budgets, based on funding allocations (Option 1 as recommended by the Department of Management and Administration [DMA]/Procurement Services)

**Item 17** – Voted 5-0 to approve a proposed Memorandum of Understanding between the City, the County and the Florida Disabled Outdoors Association for the construction and operation of a Miracle League field for children with disabilities at Field #3 of the James Messer Sports Complex, estimated to cost \$250,000,

with the City providing the site, utility services, maintenance and management operations once completed, the County contributing \$75,000, and the Capital City Kiwanis Club taking the lead on this project to fund raise the resources needed to make the field a reality (Option 1 as recommended by PRD)

**Item 18** – Voted 5-0 to approve the purchase of 271 additional dart-firing stun guns, with warranty and related accessories, from DGG Taser Inc., sole source vendor for the State of Florida, at a cost of \$313,456; and authorize a supplemental appropriation of \$140,000 from the State Law Enforcement Trust Fund and \$166,400 from the Federal Trust Fund to support this purchase, with the balance of the cost (\$7,056) to be provided from funds that were included in the FY2007 operating budget to equip six new patrol positions (Option 1 as recommended by the Tallahassee Police Department [TPD])

Commissioner Gillum expressed interest in receiving some feedback on the use of this equipment resistance responses and injuries.

**Item 19** – Voted 5-0 to adopt Resolution No. 07-R-24, approving the City's new three-year Local Housing Assistance Plan (LHAP) for State Fiscal Years 2007-2010, outlining the intended use of State Housing Initiatives Partnership (SHIP) funds, and authorizing and directing staff to submit the new LHAP and Signed resolution to the Florida Housing Finance Corporation (Option 1 as recommended by Neighborhood and Community Services [NCS])

Discussed a pending "Needs Assessment on Affordable Housing", being conducted at the direction of the Long Range Target Issue Committee, and suggested the potential need for a subsequent LHAP Amendment relative to including affordable rental assistance in the Plan.

Also, directed the staff to schedule a briefing at a regular target issues workshop relative to the results of the current "Needs Assessment on Affordable Housing" and the status of current legislation that would provide additional funds from the Florida Housing Finance Corporation's Community Workforce Housing Innovation Pilot Program (CWHIP).

**Item 20** – Discussed the increase in cost and voted 4-1 (Commissioner Katz opposed) to approve a supplemental appropriation to Project #05080, in the amount of \$349,320, providing \$75,839 from remaining funds in Facilities Project #06028 (FY06 RR&I) and \$76,921 from Facilities Project #07028 (FY07 RR&I), for the construction management, renovations, build-out and furniture for the Renaissance Center, for a project cost of \$997,715, and to accept and appropriate \$196,560 from Leon County to Project #05080 for its share of the Planning Department costs (Option 1 as recommended by the Assistant to the City Manager)

**Item 20.1** – Voted 5-0 to approve a total sum of \$1,302,252.70 to be encumbered in City water and sewer funds for design and construction activities related to Joint Project Agreement (JPA) No. 999454 with the Blueprint Intergovernmental Organization, allowing the timely and coordinated construction of City water and sewer improvements in conjunction with the Blueprint roadway project, Capital Circle Southeast Widening Phase E2 (from Woodville Highway to Tram Road) – so that the water and sewer work is included in Blueprint's proposed contract with Sandco, Inc. (Option 1 as recommended by Water Utility)

**Item 21** – Held the first of two public hearings on Ordinance No. 07-O-24, introduced on March 28, 2007, which would implement the Lake Bradford Road Commercial Corridor (LBRCC) to properties within the Gaines Street District that are zoned Central Urban by adding drive-in uses as a permitted use solely within the LBRCC and revising parking setbacks to attain more landscaping (sponsored by Commissioner Mustian), and set the second and final public hearing on the ordinance for May 23, 2007 (Option 1 as recommended by Planning)

There were no speakers on this item.



**Item 22** – Held the first of two public hearings on the Fifth Amendment to the Tallahassee Community College (TCC) Development Agreement, amending Figure 3-C (Comprehensive Phase III Plan Map) and Exhibit 2 (TCC projects with square footage – Phase III), so as to authorize the size of the 1,000-space parking garage to be increased to 1,243 spaces, the addition of two new construction parking lots, and the addition of new men's baseball fields and women's softball fields, and set the second and final public hearing for May 23, 2007 (Option 1 as recommended by Growth Management)

Mr. Warren A. Emo, of EMO/Architects, Inc., representing Tallahassee Community College, indicated his availability to provide information relative to this item.

**Item 23** – Held the fourth and final public hearing on the Blair Stone Court Subdivision Paving Assessment Project, and voted 4-0 (Commissioner Katz absent) to adopt Resolution No. 07-R-15, setting the final 50% property owners' share at \$3,601.78 per parcel, for a total of 44 parcels, totaling \$158,478.50 in non-ad valorem taxes based on the final project cost of \$316,956.99 (Option 1 as recommended by Public Works/Engineering)

There were no speakers on this item.

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

Mayor Marks:

- Briefed the Commission on discussions with Delta representatives concerning reduced air service to Tallahassee during the summer months. He also reported that at the last Mayor-Chair Meeting, the County Chairman had indicated that they would be asking the Tourist Development Council to contract with Florida State University to conduct an impact assessment of the Legislature's "gift ban"
- Reported that he had met with elected officials from Wakulla, Jefferson, and Gadsden Counties and they had been very supportive of working together on addressing regional issues, i.e., regional wastewater treatment and eco tourism, noting that the idea of bicycle racing had been brought up; he also reported that the Greater Tallahassee Chamber of Commerce planned to center its next Chamber Retreat on taking some action to begin addressing issues on a regional basis
- Advised that he would at some point formally present a resolution that he had signed endorsing the Healthy Child Act of 2007
- Brought up a recent article related to Gaines Street and thanked Commissioner Mustian for attempting to correct the facts of the issue, noting that a number of citizen groups had provided input on Gaines Street

Commissioner Lightsey:

- Relative to Item 17, the construction and operation of the Miracle League field, advised that the Capital City Kiwanis Club was the community partner heading the drive to fund the Miracle League field for children with disabilities and should be credited with that achievement
- Commended and thanked Mr. Kevin Wailes and the Electric Utility staff for their achievement in the City of Tallahassee's Electric Utility being awarded an American Public Power Association Platinum Award for being one of 48 of the nation's more than 2,000 public power utilities, and one of three Florida utilities, to earn Reliable Public Power Provider (RP3) recognition for providing consumers with the highest degree of reliable and safe electric service
- Announced that Dave Wamsley, of the Evening Rose Development, was interested in making his project a conservation/green pilot project, using low impact design, and was attempting to gain support from the Florida Department of Environmental Protection to have it permitted, and advised that she would keep the Commission apprised as the project progressed

- Reported that after a lengthy interview by Democrat Reporter Gerald Ensley, she hoped to see a positive article in the Democrat on the Gaines Street Project, as she had discussed the history of project, obstacles that had been overcome, and progress made
- Encouraged staff to continue pointing out inaccuracies in news articles and suggested that the newspaper personnel should be cautioned against having misleading headlines

Commissioner Gillum:

- Recognized all administrative professionals being honored on "Administrative Professionals Day"
- Reported that the Governor had indicated the availability of some funds to go towards reducing global warming, and suggested that City lobbyists explore that potential with the goal of making the Capitol City a leader in the state on that issue
- Suggested that a report be prepared on the protocol for the staff speaking with the press when portraying a "City Hall" position

Commissioner Mustian:

- Suggested that since the Gaines Street Project was in the implementation phase, it would be appropriate to re-evaluate the role of the Gaines Street Vitalization Committee, which was originally initiated by the Metropolitan Planning Organization (MPO), and staff the committee from the Economic Development Department

**Unagendaed Business:**

- Received a briefing from Ms. K. C. McWilliams, Comcast General Manager, relative to Comcast's offering of bundled services, including telephone, internet and television services, for a fee of \$99 per month throughout Leon County and Wakulla County
- Received a staff update on the transition to the solid waste level of service change that would take effect May 1, 2007; suggested that a suggestion to provide "smart carts" for recycling countywide be scheduled for a Mayor-Chair discussion

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