

SUMMARY OF COMMISSION MEETING

JUNE 16, 1997

The City Commission met in special joint session with the Leon County Board of County Commissioners (County Commission) for the purpose of holding a Public Hearing on the Tallahassee-Leon County 2010 Comprehensive Plan Evaluation and Appraisal Report (EAR) and took the following action:

- Concurred to direct the staff to re-evaluate the schedule for transmittal of the EAR in an effort to add an additional public hearing before transmittal of the document to the Florida Department of Community Affairs (FDCA)
- Announced that County Commission Chair Yordon and Mayor Maddox would be putting together plans for an all-day joint workshop for the purpose of working out those identified major issues
- Requested the staff bring back information on the impacts and effects of spending more time on the EAR process - what will happen to the amendment cycles and what suggestions the staff could make to help the Joint Commission get through this process and not get too entangled with the schedule delay as it comes to the FDCA

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

Ms. Norene Chase, 405 Castleton Circle, representing the Lakes Water Committee
Ms. Andrea Polk, 3240 Horseshoe Trail
Mr. Tom O'Steen, 820 East Park Avenue, representing the Tallahassee Area Chamber of Commerce (Chamber) Board of Directors and Members
Mr. Preston Robertson, 4170 Buttercup Way
Dr. Michael Kasha, 3260 Longleaf Road
Ms. Charlene Walker, 3505 Kilkenny Drive East, President of the League of Women Voters of Tallahassee (League)
Ms. Louise Clay, 3007 Echo Point Lane
Mr. Art Jusko, 1303 Leewood Drive
Mr. Russ McGregor, 3102 Ortega Drive
Mr. Ted Sauerbeck, 1407 Avondale Court
Mr. Anthony Gaudo, 2335 Grassroots Way
Mr. Kevin McGorty, 3204 Adwood Road
Mr. Bob Rackleff, 816 Cherry Street
Mr. Randy Cohen, 2750 Old St. Augustine Road
Mr. William Stone, 1131 Terrace Street
Ms. Debra Newhall, 1518 Rankin Avenue
Mr. George Lewis, 203 North Gadsden Street #6
Ms. Kathy Archibald, 7100 Roberts Road
Mr. Harry Middlebrooks, 618 Live Oak Plantation Road
Mr. Jack Conrad, Millstone Plantation
Ms. Susan Clemons, 4801 Easy Street
Ms. Martha Wellman, 1506 Rankin Avenue
Ms. Annie Taylor, 2345 Monday Road

- Concurred to direct the staff to provide Mr. Ted Sauerbeck information on how the P.M. Peak Hour was chosen for concurrency
- Requested that City staff report to Mr. Kevin McGorty on the progress that had been made on the mapping of environmentally sensitive areas as a part of the Geographical Information Services (GIS) program
- Concurred to direct the staff to meet with Ms. Annie Taylor and discuss with her the plans and programs that have been discussed over the past five years for the Monday road area

SUMMARY OF COMMISSION MEETING

JUNE 23, 1997

The City Commission met in special joint workshop session with the Leon County Board of County Commissioners (County Commission) on the Tallahassee-Leon County 2010 Comprehensive Plan Evaluation and Appraisal Report (EAR) in the Lockheed Room at the Tallahassee Regional Airport and took the following action:

- Voted 5-0 to shrink the Urban Services Area USA boundary and have the staff bring back some options to the Joint Commission on how to accomplish that, determining where and how much the USA should be shrunk to support the projected population growth and government's ability to fund the infrastructure needed to serve those persons, and clarifying what happens to areas or properties which are removed from the USA

[The County Commission voted 4-2-1 (County Commissioners Thael and Yordon opposed and County Commission Maloy absent) to have the staff look at moving the USA boundary and bring back strategies for doing so and have those areas which are removed from the USA be considered and named Suburban with a density of one unit per one acre]

- Covered the following topics in the discussion of Urban Infill and Neighborhood Reinvestment:

Urban Infill

- Size
 - Phasing
 - Regional Approach
 - Incentives
 - Hold the line & adjust as needed in future
 - Develop alternative housing
 - No cost incentives for infill
 - Need complimentary City & County policies on infill
 - USA not distinct
 - Sprawl & infrastructure deficiencies
 - Vote to support infill
 - Timing & location of development
 - Taking issue with moving USA
 - USA too big - shrink it
 - Inequity to certain property owners
 - Need to commit to density within the City
 - Visual preference study
 - Minimum densities
 - Picking corridors to concentrate on
 - Use rebates as an infill incentive
 - Tie USA to short term utility availability
 - 1 dwelling unit per acre for former USA land
 - Impact on existing development agreements
 - Septic tank analysis for housing inside USA
 - Achieve densities needed for development to occur
 - Utility expansion plan (sewer)
 - Design standards
 - Concurrency exception areas
 - Close County Growth Management Department
 - Include Talquin
 - Small scale exceptions
 - Density change requires approval by both Commissions
 - Design standards as part of sector planning (functional)
 - Set standards for multi-family & neighborhood commercial
 - Neighborhood compatibility
 - Equity for existing business
- Voted 4-0-1 (City Commissioner Weaver absent) to direct the staff to bring back information that will help educate the Joint Commission on how to determine the difference between design standards and architectural review standards, what design standards entail, how they had worked in other communities, and present that information in a visual presentation
- [The County Commission voted 5-1-1 (County Commission Joanos opposed and County Commissioner Maloy absent) on a like motion]*
- Clarified that the staff should bring back information on the whole issue of architectural review standards.

- Concurred to direct the staff to bring back information on the effects of establishing the boundaries of the Southern Strategy area south from the Southeast Sector Plan area to Capital Circle SE on the east side of Leon County and south from West Tennessee Street (Highway 90 West) or West Pensacola Street (Highway 20) on the west side of Leon County.
- Directed the staff to also bring back information on any associated policies that would be required, excluding the incentive package, relative to roadway classifications, environmental issues, Levels of Service (LOS), et cetera for the Southern Strategy
- Directed the staff to bring back information, in terms of the Southern Strategy, which distinguished between the investment and development of undeveloped land in the southeast and the reinvestment and redevelopment of property in the urban core (central city) which would take into account some of the sociological factors and dynamics of reinvesting in areas that are already developed
- Covered the following topics in the discussion of the Southern Strategy:

Southern Strategy

- Move the line south to Apalachee Parkway to Magnolia
- Balance growth
- Equity of opportunity
- Integrate jobs & housing
- Focus efforts
- Distinguish between raw land & development

- Indicated a desire to see more educational opportunities in the Comp Plan because there was a need to better educate the public who remained unaware of the Comp Plan until it specifically affected them
- Covered the following topics in the discussion of Plan Usability:

Plan Usability

- Plan too detailed - defer to Land Development Regulations (LDRs)
- Meet State requirements
- Intent not clear
- What are the expected "results"
- Reduce redundancy
- Public wanted plan specificity
- List what has not been done
- Educational opportunities
- Prioritize
- Growth paying for itself
- Commitment to implement
- Eliminate disparity

- Expressed a desire for the staff to create a gauge to indicate whether the community's lake water quality was getting better or worse and bring that information back to the public
- Voted 4-0-1 (City Commissioner Weaver absent) to direct the staff to look at adequate financial strategies to update the community's stormwater facilities, looking particularly at the suggestions made by City Commissioner Lightsey, including some of the comments made by Mr. John Buss, City Stormwater Management, and on how older neighborhoods could be brought up to par, and to approve the recommendation of the staff in the last bulleted item on page 13 of the agenda material: "Adopt a policy to implement adequate finance strategies to update stormwater facilities in areas that do not meet the required rules and maintain all facilities. This can be done in phases. There may be several ways to assist in securing adequate funds for this program. They may include, but need not be limited to, increasing stormwater utility fees. This could be done community-wide or on a sliding scale based on the need for retrofitting. Redirect a portion of local taxes paid from an area into the retrofit of that area. If securing adequate funding to implement programs to meet the requirements in the Comprehensive Plan cannot be accomplished, local government should review the plan requirements for levels of service for stormwater and/or the timing for these requirements and make the appropriate plan amendments."

[The County Commission voted 7-0 on a like motion]

- Voted 4-0-1 (City Commissioner Weaver absent) to direct the staff to come back in the Site Specific Zoning process with a special development zone for lake protection utilizing currently existing data for special development zones

[The County Commission voted 6-0-1 (County Commissioner Joanos absent) on a like motion]

- Covered the following topics in the discussion of Surface Water Issues:

Surface Water Issues

- Quality & quantity
 - Revenue sources (alternatives)
 - Land use relationship
 - Critical areas near lakes
 - Land acquisition
 - What is the objective measure
 - Quarterly reporting
 - Create a standard reporting system
 - Tie measures to Plan objectives
 - Tougher new standards
 - Stormwater retro-fit
 - Clean up the lakes
 - Community effort to retrofit
 - Adequate funding for stormwater
 - Address long term consequences
 - Ability to fund/expectations
 - Determine what works best
 - Public education
- Concurred that there was no objection to those issues the staff had identified that the Commissions change relative to housing policies other than Mayor Maddox's objection to making housing, planning, and land use decisions based on race.
 - Expressed a desire to see a good solid definition of where affordable housing needed to be developed, suggesting such places as the Bradfordville and Miccosukee areas, and noted that substandard housing exists in a number of areas that need redevelopment
 - Covered the following topics in the discussion of Housing Distribution:

Housing Distribution

- Do not distinguish housing based upon race
 - Mix density within neighborhoods and housing types
 - Assure scattered site affordable housing
 - All of our very low income housing is concentrated
 - Allow opportunity for mixed income
 - Incentives, not requirements
 - Redevelop older neighborhoods with mixed income housing
 - Remove impediments to low income housing
 - How is buyout money recycled?
 - Definition of "affordable" needs work
 - Development subsidies
 - Density policies increase cost of housing in rural areas
 - Increase upper income housing in core
 - Development standards
 - Increase cost of housing
 - Give choice to consumers (no sidewalks, or no lighting, or septic tank instead of sewer, etc., to decrease cost of their house)
 - Infrastructure key to redevelopment
- Concurred that government needed to be the entity that created an educational element for the Comp Plan and that the Joint Commission would wait to see what the school system was bringing forward as an educational element for the Comp Plan and then review and address it
 - Covered the following topics in the discussion of Other Issues:

Other Issues

- Education Element
 - Whose initiative
- Concurred to hold another three hour (9 a.m. - 12 p.m.) joint workshop meeting on July 7, 1997, at the Airport
 - Thanked the staff for the good job it had done on the preparation of the agenda for the meeting

SUMMARY OF COMMISSION MEETING

JUNE 24, 1997

The City Commission met in special joint session with the Board of County Commissioners (County Commission) for a Site Specific Zoning (SSZ) Public Hearing Workshop and took the following action (City Commissioners Weaver and Lightsey being absent):

Heard background information on Site Specific Zoning. Announced a second Public Hearing Workshop for July 8, 1997, at 6 p.m. at the Courthouse.

The County Commission voted 7-0 to re-affirm its intent to establish RHA (Residential half-acre in the County) as a low density zoning district

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

- Mr. Dan McDaniel, 1907 Ivan Drive, Tallahassee, regarding concerns with:
 - Resolution from CONA - previously submitted
 - the possibility of rezoning properties resulting in density designations greater than they had prior to the Comp Plan adoption in 1990

Mr. Scott Hannahs, 1252 Quail Valley Road, regarding:

- some incentive for doing business inside the Urban Services Area (USA)
- Commercial Parkway Zoning District - should have restrictions where it could be applied, next to parkways, and not allowed on local streets under any circumstances
- Lake water quality - should have restrictions as to what zoning districts are allowed in lake protection districts

Mr. Russ McGregor, 3102 Ortega Drive, Tallahassee, pointed out several differences in the City/County Codes and additional concerns, and stated he would submit all of his issues in writing

- City adoption date is October 1 and County adoption date is June 1 - does that matter?
- UT (University Transition) - there is no UT in the County and yet it is in the Code
- to have a Mixed Use A District inside of a Mixed Use A overlay is confusing
- re: RA (Residential Acre) no direction has been given to the planning department on how to map the RA, there is plenty of RHA (Residential Half-Acre)
- not sure the use of acronyms would work
- re: Commercial Parkway District - noise source and lighting restrictions - who is going to monitor this? If violated, then what? It was his opinion that there are other ordinances which addressed these issues.
- Neighborhood Commercial Districts - there are two designations, C-1 and C-2 and they are different in enough ways to warrant different names - the way it is now leaves too much to interpretation
- zoning map should be broadened to show uses and the relationships they have to one another

Mr. Edward Malo, 2312 Eastgate Way, Tallahassee, urged the use of buffering in the planning process

Mr. Michael Hugo, 1815 Thomasville Road, Tallahassee, as the Area Supervisor of Eastern Federal Theatres, presented a letter with regard to the C2 commercial district where his theater is located. Requested:

- add to C2 the use of Indoor Theaters or Motion Picture Theaters
- add automotive retail, which would be a less intense use, since C2 now lists automotive repair and services
- add uses such as sign shops and convenience stores, look at all the uses now in Miracle Plaza

The Commission directed staff, without objection, to include the use of Indoor Theaters/Motion Picture Theaters in the definition and consider the other uses in staff's recommendation

- Mr. Everitt Drew, 215 Delta Court, Tallahassee, stated that he had read the entire code and offered suggested changes in a lengthy written report; then verbally conveyed the following items of major concern:
 - minimum gross densities needs to be looked at in five categories
 - street vehicular access conditions also needs to be looked at
 - examine the language - make it consistent with the Comprehensive Plan and the Subdivision Code
 - does not think that design standards belong in the Zoning Code - the focus should be on zoning issues
 - asked where parking standards are, review them, and, if necessary, make them apply to the current time
 - asked who would interpret the code
 - suggested the rest of the community also be zoned site specific
 - suggested the Joint Commissions have a mandatory review in one year

Mr. Dick Wilson, Post Office Box 629, Tallahassee, expressed frustration with constant changes over the years citing specific examples of property he has owned and used

The Commission directed staff to meet with Mr. Wilson about his concerns

- Mr. Jack Conrad, Millstone Plantation, Thomasville Road, brought up the following issues:
 - the Code states that the C2 zoning district would be limited to 20 acres, does that mean the C2B for Bradfordville would be limited to 20 acres?
 - concerns about uses in the lake basin
 - wants larger buffering on Thomasville Road
 - wants larger buffer on Bannerman and Bradfordville

The Commission asked Mr. Conrad to save his comments because none of the site specific zoning is going to overlay in Bradfordville until the stormwater study is complete

- Mr. Robert Butler, 520 West Orange Avenue, Tallahassee, business owner, stated his business was zoned Commercial 3 ten years ago and has changed twice since then. Now, the new zoning from Wahnish Way to Pasco which has three businesses is a proposed change to residential

The Commission requested staff feedback. Following staff's response the consensus of the Commission was to return the strip where Mr. Butler's business is located to commercial

- Mr. Bob Fulford, 231 West Ridge, Tallahassee, disagreed with Mr. Drew's earlier point of view about separation of design standards from the code and urged the Commission to not only to put in some design standards but make them tougher.
- Staff was further instructed to:
 - 1) make changes to the mobile home park restrictions:
 - a) change the restriction of 10 acres or more
 - b) change the lot size from 40 X 80 feet to 40 X 75 feet
 - 2) try to make the acronyms reflect the uses they are applied to
 - 3) provide additional information on where mobile homes would be allowed
 - 4) look at an area between Apalachee Parkway and Lafayette which would change to UP and does not allow drive thru traffic for other options

Noted next public hearing would be July 8, 1997, 6:00 p.m. at the Courthouse

SUMMARY OF COMMISSION MEETING

JUNE 25, 1997

The City Commission took the following action:

Items 1, 2, 4-6 and 8-22, Consent Agenda - Voted 5-0 to approve the staff's recommendations presented in Consent Items 1, 2, 4-6 and 8-22 taking action as follows:

Item 1 - Approved **carpet replacement** throughout **City Hall** utilizing pricing and installation provisions of General Services Administration Contract #GS-00F-0032A with existing General Services Administration contractor, Commercial Marketing Associates, Inc. in the amount of \$521,228.13 (*Option 1 as proposed by Building Services*)

Item 2 - Approved the ranking of proposals, and awarded contracts to the three recommended firms as determined and presented by the Selection Committee (*Option 1 as proposed by Electric/Power Engineering*)

- **Power Engineers, Inc.**
- **Big Bend Engineering, Inc.**
- **Sargent and Lundy, Lic**

*Item 3 - Deleted from the Agenda and delayed to July 9, 1997 the approval of the selection committee's ranking and contract award to **Ionics, Inc.**, low bidder meeting specifications, for the new boiler make-up water treatment system (**demineralizer replacement**) (*Option 1 as proposed by Electric/Production*)*

Item 4 - Approved a **Decontamination Program** to safely clean, and properly store and maintain turnout gear, for **Tallahassee Police Department (TPD)** with the use of FEMA Reimbursement Funds and having no impact on the operating budget (*Option 1 as proposed by Fire Department*)

Item 5 - Approved the purchase of a network site license for relational database software from **Oracle Corporation** in the amount of \$443,480 (*Option 1 as proposed by ISS*)

Item 6 - **Approved the appropriate City staff to expend an additional \$497,245 to Motorola, Inc. for** the accelerated portion of the Motorola data system (*Option 1 as proposed by ISS*)

Item 7 - City of Tallahassee/Leon County School Board Joint Use Agreement was pulled from the consent agenda for discussion

Item 8 - Approved the transfer of \$12,000 to the **Gaines Street Charette** project from available federal funds within the Planning Department's Transportation Planning Unit operating budget and accepted \$50,000 in grant revenues from the DCA/BOR, plus \$2,500 from the Civic Center Authority (*Option 1 as proposed by Planning Department*)

Item 9 - Approved a deductive change order to **Solomon Construction Company** of Quincy for \$148,060.27 for **Hartsfield Road PASS Phase I Construction Contract** as a result of a reduction in the total cost of the project (*Option 1 as proposed by Public Works Engineering*)

Item 10 - Approved and joined an addendum to the existing agreement with **Tallahassee Business Incubator Partnership** to allow for the development of Lot 1, Block E of **Commonwealth Centre** (*Option 1 as proposed by the Real Estate Division*)

Item 11 - Approved and joined in the dedication of **Villages At Maclay Plat** (*Option 1 as proposed by Public Works/Engineering*)

Item 12 - Approved a supplemental appropriation of \$1.35 million from the local option sales tax and approved the **Agreement with FSU** to advance fund and construct the **West Stadium Drive/West Call Street/Bryan Street intersection** improvements, with refund of the right-of-way costs (\$600,000) from FSU upon completion of the project and construction costs (\$750,000) in State FY2000-2001, subject to State Legislature appropriation (*Option 1 as proposed by Public Works/Engineering*)

Item 13 - Approved the **third amendment to the contract** with **Waste Management Inc. (WMI)** for solid waste and recycling collection extending the contract to June 30, 1998 to allow the City time to evaluate and analyze the 15 pilot program to test alternative solid waste and recycling services for a possible implementation following expiration of the current contract (*Option 1 as proposed by Solid Waste Operations*)

Item 14 - Approved submission of Part I of a joint application with the County for the **FDEP Tenth Year (1997-98) Recycling and Education Grant Program** and authorized staff to complete requirements for Part II of the grant application for the City Commission review and approval (*Option 1 as proposed by Solid Waste Operations*)

Item 15 - Approved budget transfer of \$250,000 and awarded water service replacement contract to **Blankenship Contracting, Inc. of Tallahassee, Florida**, low bidder meeting specifications, in the amount of \$199,142.11 (*Option 1 as proposed by Water Utilities*)

Item 16 - Approved the **Route Supplement Agreement** to the **FSU Fare Free Zone Agreement** with FSU and authorized the City Manager to finalize/execute the Agreement (*Option 1 as proposed by TALTRAN*)

Item 17 - Approved the **Route Supplement Agreement** to the **FAMU Fare Free Zone Agreement** with FAMU and authorized the City Manager to finalize/execute the Agreement (*Option 1 as proposed by TALTRAN*)

Item 18 - Authorized the City Manager to finalize/execute the **Venom Express Route Supplement Agreement** (*Option 1 as proposed by TALTRAN*)

Item 19 - Approved the **FSU Seminole Express Agreement** and authorized the City Manager to finalize/execute the Agreement (*Option 1 as proposed by TALTRAN*)

Item 20 - Approved the **FAMU/FSU/COE Agreement** and authorized the City Manager to finalize/execute the Agreement (*Option 1 as proposed by TALTRAN*)

Item 21 - Approved the **minutes** of the **May 12, 1997** - Civic Center Convention Hotel Meeting and **May 19, 1997** - 2010 Comp Plan Amendments, Cycle 1997- (*Option 1 as proposed by Treasurer-Clerk/Records Management*)

Item 22 - Introduced **Ordinance 97-O-0040**, which would expand the definition of "abandoned and non-operating vehicle" to include vehicles without license tags, thereby allowing staff to cite the growing number of vehicles taken out of use but remaining on property for indefinite periods and make the City's ordinance consistent with the County's ordinance defining abandoned and non-operating vehicles; set **public hearing on the ordinance for July 9, 1997** (*Option 1 as proposed by Legal*)

Item 7 - (*pulled from Consent*) - Voted 5-0 to approve the **Tallahassee/Leon County School Board Joint Use Agreement** for utilization of **recreational/school facilities** for future recreational programming (*Option 1 as proposed by Parks and Recreation/Athletics*); praised and applauded the efforts of everyone who worked so hard to finalize this Agreement

Item 23 - Voted 5-0 to approve **filing application(s)** with the Public Service Commission to provide **telecommunication services**

Item 24 - Voted 5-0 to approve negotiations and execution of master agreement(s) with the municipal **Electric Authority of Georgia and the City of Thomasville** and committing to expending up to \$800 thousand for telecommunications facilities and services

Item 24.1 - Without objection, authorized Mayor Maddox to negotiate with **St. Marks** and **Monticello** regarding use of the **fire trucks** Wakulla County turned down

Item 25 - Received a report from **American Association of Retired Persons (AARP) Chapter 376** of a **survey** from their members listing Crime, Community Health Care, Affordable Housing and Transportation as the major issues of concern

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

Mrs. Phyllis Mullen, 415 East Brevard Street

Mr. John Stiles, 2205 Tanglewood Terrace

Item 25.1 - Voted 5-0 to co-host/partner with the **United Way** for a **reunion of Olympic Torch Relay community heroes** every four years, in conjunction with the Olympics.

- Mr. Ken Armstrong from United Way of the Big Bend, appeared before the Commission relative to this item

Item 26 - Held a public hearing on the FY98 Budget

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

Mr. Benjamin Colmeri, 5004 Tallow Pt. Road, presented a paper entitled "Citizens Versus Florida's Electric Oligarchy" relating to the future of the City's electric system

Mr. Clarence Bizet, 2003 Old Bainbridge, requested information on the Sunshine Governmental Finance Commission

Ms. Peggy Brady, 2401 Oakdale Street, on behalf of the Cultural Resources Committee (CRC) regarding the discrepancy in the budget figures

Mr. Jeff Preston, 2616 Mission Road, Apt. 111, one of the organizing members of the Tallahassee Area Common Cents Committee (TACCC), commented on the Commission's responses to the group's recent poll

Mr. Jim Cherry, 1362 Rachel Lane, also one of the organizing members of the Tallahassee Area Common Cents Committee

(TACCC), presented his suggestions for less government and more prudent spending habits

Ms. Linda Cherry, 1362 Rachel Lane, questioned:

- consulting and design fees, and replacement costs for the Dade Street Pool
- downtown pedestrian improvements

Ms. Cheryl Bahn, 822 Forest Drive North, representing Glendale Neighborhood Association, regarding Forest Drive Flooding/Stormwater problems in the Glendale neighborhood and requested:

- a commitment to support the budget item for stormwater solutions
- and a commitment to a short term solution

Mr. Dwight Kingsbury, 1112 South Magnolia Drive, a member of Bicycle/Pedestrian Advisory Committee, raised concerns about the budget:

- the deletion of several PASS projects
- also deletion of Lafayette/Heritage Bike Trail
- interconnection of more neighborhoods
- and encouraged the City Commission to do everything possible to diminish the dependency on the automobile by putting money back in for bike trails

Mr. James Beane, 2417 Banyan Drive, Department of Transportation Engineer/employee, made numerous comments about a variety of transportation issues:

- Miccosouke Road - the portion to Coombs Road
- unlevelled sewer lids in the City - hazardous to automobile alignments
- lobbying the legislature for transportation funds regarding the transportation needs of the City of Tallahassee
- the need for four lane roads
- getting a fair share of money or 40% of the money from the State
- emphasize to the State DOT and Legislature the importance of expediting the roadway work needed in Tallahassee
- downsize some of the buses and utilize Dial-A-Ride for ADA passengers

The Commission requested that staff talk with Ms. Bahn and report back on possible short term solutions, on the Glendale flooding problems and assured her there is no intention of removing it from the budget; also, asked staff to meet with Mr. Kingsbury to identify his issues, and copy the Commission

Item 27 - Voted 5-0 to continue the public hearing for the adoption of **Ordinance No. 97-O-0031AA** Establishing New Definitions for Mobile Homes/Manufactured Homes and New Standards for the Location of Manufactured Homes and Mobile Homes in Certain Zoning Districts to July 9, 1997

Requested information from staff regarding the allowance of standard design mobile homes in lake protection areas

SUMMARY OF COMMISSION MEETING

JULY 1, 1997

The City Commission held a budget reconciliation workshop on the Proposed FY98 Operating and Capital Budgets for the City of Tallahassee, and took the following action with Commissioner Weaver absent but participating via telephone due to his contracting chicken pox:

1. Voted 4-1 (Commissioner Weaver opposed) to approve the total amount recommended from the Cultural Resources Center (CRC) minus the \$14,733 designated for Mid-Year Emergency Cultural Fund and minus 10% (\$20,926.70) for a total funding of \$188,340.03

Ms. Peggy Brady, Executive Director, Cultural Resources Commission, appeared before the Commission relative to this item

2. Discussed the subsidy for Gymnastics Center and directed staff to review the agreement with the Booster Club and look for any opportunities that would increase revenues to the City and decrease the subsidy
3. Discussed debt levels in the electric system outside of the debt for Purdom 8
4. Discussed costs of providing access to the office park on Appleyard Drive by extending Jackson Bluff Road
5. Discussed Dade Street Pool design costs and construction plans. Directed staff to do whatever feasible to negotiate the price of the design as low as possible
6. Announced the schedule for future meetings on the budget
 - o July 9 - adopt tentative millage rate
 - o September 10 - Public Hearing on the Budget and Millage Rate
 - o September 24 - Final Public Hearing

SUMMARY OF COMMISSION MEETING

JULY 2, 1997

The City Commission took the following action:

Applauded County Commissioner Manny Joanos for reaching his goal to run a six minute mile

Item .1 - Presented a plaque to Dr. Gregg Alexander for his years of service as the Tallahassee Fire Department Medical Director

Items 1-13, Consent Agenda - Voted 4-0 (Commissioner Weaver was absent) to approve the staff's recommendations presented in Consent Items 1,2 and 4-13, taking action as follows:

- Item 1 - Approved the Mayor's **re-appointment** of Mr. H. Michael Madsen, for a three-year term expiring June 2000, to the **Planning Commission** (*Option 1 as proposed by the Mayor*)

Item 2 - Awarded the following **Contractor Price Agreements** to the low bidders meeting specifications in accordance with the bid provisions and authorized the staff to renew these contracts on a year by year basis for up to two years: (*Option 1 as proposed by General Services/Purchasing*)

Electrical Contractors, Bid No. 0032-97-A01-9AB - Morgan Electric Company and Pat Patterson Electrical Service
Plumbing Contractors, Bid. No. 0033-97-A01-9KR - Morgan Electric Company, Lance Maxwell Plumbing, and Hannah Plumbing
Painting Contractors, Bid No. 0041-97-A01-9RS - Jimmie Wilson Painting, National Corrosion Control, and Taul Enterprises
Mechanical/HVAC Contractors, Bid No. 0083-97-A01-9KR - Howell Refrigeration Company, Watts Mechanical, and Natkin Service
Roofing Contractors, Bid No. 0087-97-A01-9AD - Big "B" Contractors, Inc. and Dove Roofing

Item 3 - Deleted from the Agenda the reprogramming of the funds identified by staff in Attachment B of the agenda material, including the transfer of expenditures and encumbrances, and the establishment of the two new work orders titled CMMS - Electric Production, in the amount of \$450,000, and CMMS - Water and Sewer, in the amount of \$200,000; authorized the City Manager to approve the Selection Committee's ranking, following the ISS Steering Committee's final review of this project, and authorized the negotiation and execution of a contract with **Champs Software**, low bidder meeting specifications, for a **computer based work maintenance management system (CMMS)** in order to more efficiently manage the Electric Production facilities (*Option 1 as proposed by Electric Operations, Water & Sewer, and ISS*)

Item 4 - Awarded the bid for the **milling and paving** of approximately 12 miles of streets (Cold Milling Asphalt - Bid No. 0039-97-A03-9RS) to **Peavy & Son Construction Company**, low bidder meeting specifications, in the estimated amount of \$700,000; the price agreement shall commence on the date of award and end one (1) year thereafter (*Option 1 as proposed by Public Works/Streets & Drainage*)

Item 5 - Awarded the bid for the **purchase of one (1) Asphalt Paver** to **L. B. Smith, Inc.**, low bidder meeting specifications, in the amount of \$77,411, in accordance with the pricing, terms and conditions of Bid No. 2503-97-B01-0GG (*Option 1 as proposed by Public Works/Fleet Management*)

Item 6 - Approved the **minutes** of the February 26, 1997, Regular meeting (*Option 1 as proposed by City Treasurer Clerk [CTC]/Records Management*)

Item 7 - Adopted **Resolution No. 97-R-0029** establishing the City's intent to reimburse certain **Electric System project costs** incurred with proceeds of future tax-exempt financings and providing certain other matters in connection therewith, allowing the City to be reimbursed from the proceeds of a planned future bond sale for certain Electric System project costs that may be reasonably expected to be incurred prior to the bond sale (*Option 1 as proposed by City Treasurer Clerk [CTC]/ Asset - Liability Management*)

Item 8 - Adopted **Resolution No. 97-R-0030** establishing the City's intent to reimburse certain **Gas System project costs** incurred with proceeds of future tax-exempt financings and providing certain other matters in connection therewith, allowing the City to be reimbursed from the proceeds of a planned future bond sale for certain Gas System project costs that may be reasonably expected to be incurred prior to the bond sale (*Option 1 as proposed by City Treasurer Clerk [CTC]/ Asset - Liability Management*)

Item 9 - Adopted **Resolution No. 97-R-0031** establishing the City's intent to reimburse certain **General Government project costs** incurred with proceeds of future tax-exempt financings and providing certain other matters in connection therewith, allowing the City to be reimbursed from the proceeds of a planned future bond sale for certain General

Government project costs that may be reasonably expected to be incurred prior to the bond sale (*Option 1 as proposed by City Treasurer Clerk [CTC]/ Asset - Liability Management*)

Item 10 - Adopted amendments to the **Insurance Procurement Policy (Policy Number 216CP)**, originally adopted on July 12, 1992, which formalizes the method used by the City for the procurement of all commercial property and casualty insurance coverages under the City's Risk Management Program (*Option 1 as proposed by City Treasurer Clerk [CTC]/Risk Management*)

Item 11 - Approved a supplemental appropriation, in the amount of \$8,500, from the General Government/Capital Improvement Fund (GG/CIF), to pay statutory costs for **appraisal and arbitration services to Weigel-Veasey Appraisers, Inc.**, for the **Ocala Road Phase I Improvement Project** (*Option 1 as proposed by the City Attorney*)

Item 12 - Introduced **Ordinance No. 97-O-0043**, which would amend Chapter 7, Article III, **Dangerous Buildings**, of the City Code by clarifying provisions regarding dangerous buildings, expanding enforcement authority to protect public safety, and updating notice requirements; set the public hearing date for July 9, 1997, at 6:00 p.m. (*Option 1 as proposed by Legal*)

Item 13 - Introduced **Ordinance No. 97-O-0044**, an ordinance vacating and abandoning road right-of-way for a portion of the south end of Sutor Road at the intersection of Sutor Road and Apalachee Parkway in the City of Tallahassee, with conditions, in order to implement the **Sutor Road/Apalachee Parkway Intersection Improvement Project**; set the public hearing date for July 9, 1997, at 6:00 p.m. (*Option 1 as proposed by Public Works/Engineering*)

Item 14 - Heard a presentation by David Barth of Glatting Jackson, Consultants, and held a review and discussion of the final draft of the **Parks and Recreation Ten-Year Master Plan**; discussion focused on findings and recommendations and addressed the remaining concerns of the City Commission (*Option 1 as proposed by Parks and Recreation*); directed the City Manager to 1) compile a list of what future plans/consultant studies are scheduled and bring it back to the Commission 2) compile a prioritized list of maintenance necessary to keep up the existing facilities 3) check that continued progress for the expansion of the sidewalk and bikepath system is still in the budget and has not been decreased

Item 15 - Held a discussion and voted 4-0 (Commissioner Weaver was absent) to authorize staff to execute a contract to purchase the property located at 551 West Georgia Street, in the amount of \$6,000, plus closing costs, and the appropriation and expenditure of an amount, not to exceed \$20,000, from the Housing Trust Fund, to pay for materials and any skilled labor that is not donated, in order to initiate the Department of Neighborhood and Community Services' (DNCS) yearly tradition of acquiring and rehabilitating, or constructing a new housing unit, and its sale for a minimal cost to a very low income family in time for the holiday season for the **"Home for the Holidays" Program** - a joint venture between the City of Tallahassee and the Peter Brown Construction Company (*Option 1 as proposed by DNCS*)

Item 16 - Heard from the President of the Hi Lo/Ty Ty Neighborhood Association on behalf of the **Neighborhood/Environmental Preservation Coalition (N/EPC)** on materials presented by the N/EPC and staff response relative to the **Blair Stone Road Northern Extension (Park Avenue to Capital Circle) Project**; directed the City Manager to bring a report back on the existing stormwater pond at Ty Ty Drive and Mahan

Unagendaed Speaker:

Mr. Dave Wilcox, 627 West 8th Avenue, appeared before the Commission on behalf of the non-profit organization entitled the Skaters' Union relative to the deficiency noted in the Parks and Recreation Master Plan of activities there is no proposed plan for a skate park and places for teens

SUMMARY OF COMMISSION MEETING

JULY 7, 1997

The City Commission met in special joint workshop session with the Leon County Board of County Commissioners (County Commission) on July 7, 1997, in the Lockheed Room at the Tallahassee Regional Airport for the purpose of holding discussion on the Tallahassee-Leon County 2010 Comprehensive Plan Evaluation and Appraisal Report (EAR) and the results of the June 23, 1997, EAR Workshop, and took the following action:

- Concurred to direct the staff to bring back recommendations for expanding the timeframe for the Comp Plan to the Year 2020 to coincide with the Long-Range Transportation Plan, shrinking the Urban Services Area (USA), and creating a development phasing plan for development inside the USA that would also eliminate the possibility of dense development at the outer fringes of the USA.

- Covered the following topics in the discussion of Urban Infill and Neighborhood Reinvestment:

Urban Infill

- Extend timeframe of Comp Plan to 2020 (Option)
- Evaluate tax consequences - revenue/costs
- Phase development within the USA
- How do you deal with Phase 2 and beyond?
- Underachievement of density within the USA - future problem
- Talquin 5-yr. plan?
- Draw a USA line and establish incentives/disincentives to achieve the strategy
- Explore required clustering
- Collect impact costs (Option)
- Concurrency exemptions
- Relationship to stormwater
- Assess impact on small developer/land owner

- Directed the staff to change the Southern Strategy boundary to Capital Circle SE and take out the area between Apalachee Parkway and Old St. Augustine Road
- Concurred on directing the staff to bring back a broad spectrum of incentives (determining the boundary of incentives and how far government could go based on lawful requirements, on its ability to remove concurrency requirements, et cetera) for the Southern Strategy area
- Clarified that the incentive package that the Joint Commission had discussed relative to the Southern Strategy, and the USA in general, came with an option for extending the year of the study; directed the staff to bring back two separate items, a plan that included a series of development bands moving outward from the urban core to the USA boundary, changing the planning horizon of the Comp Plan to the Year 2020 to coincide with the Long-Range Transportation Plan, and shrinking the USA, which created its own incentive program, and a plan for creating targeted areas with severe and significant incentives for new development and redevelopment
- Directed the staff to also review the growth and development potential and needs for the Woodville area as part of the Southern Strategy, noting a need for more development and job enhancement in that area
- Covered the following topics in the discussion of the Southern Strategy:

Southern Strategy

- Adjust boundary to Old St. Augustine Road and Capital Circle SE
- Different incentives for large properties
- Designate certain areas for special treatment
- Identify areas for job creation
- Different policies for infill and new development

- Confirmed that there was still consensus on approaching a master stormwater plan jointly, acquiring funding and et cetera on a joint basis
- Indicated that there was a need to look at setting consistent water quality testing parameters between the City and County's lake monitoring programs and getting a cost estimate back on accomplishing that, getting the scientific database that was needed, expanding the program to the lakes that are not currently tested, and identifying and testing the tributaries to those water bodies
- Covered the following topics in the discussion of Surface Water Issues:

Surface Water Issues

- Joint stormwater program
- Basin by basin management
- Greenways/stormwater joint/expanded use
- Investigate water quality
- Testing consistency
- Upstream monitoring
- Expand special development zones

- Suggested that an important strategy which needed to be reviewed was the streamlining of the affordable housing regulations, noting that there are national standards in place for affordable housing and those should be monitored and applied where appropriate
- Explained that the way City government was currently approaching affordable housing was to direct the staff to review regulatory reform or incentives to encourage affordable housing, noting that the City currently had a pilot program in place in the Bond community as part of the new health facility and was using that project to identify how government could get these affordable units built at lost cost while keeping them attractive with lower infrastructure costs, if possible; noted that the pilot program also included direction to the staff to plan its way through that as if there was nothing on the books to constraint it so that government could set up its rules in such a way that supports affordable housing and as a part of this pilot project and brainstorming, the staff was going to bring back a list of things which needed to be changed in the regulatory structure

- Covered the following topics in the discussion of Housing Distribution:

Housing Distribution

- Coordinate buyer/seller programs
- Rehabilitate and build housing in urban core area
- Streamline affordable housing regulations

- Indicated that there was a consensus on the part of the Joint Commission and the public that the Comp Plan was too large and tried to identify if there was a way to make the Comp Plan more general and let the ordinances and Land Development Regulations (LDRs) deal with the more specific information and details, focusing on ways the Comp Plan might reference the ordinances instead of containing the specificity it does and on elements that needed to be removed or amended because they had already been accomplished or completed and on the requirements of the FDCA on what the Comp Plan must contain
- Covered the following topics in the discussion of Plan Usability:

SUMMARY OF COMMISSION MEETING

JULY 9, 1997

The City Commission took the following action:

Item 1 - Presented a **proclamation** to Mr. Bobby Grice, FDOT District 3 Aviation Director, and Mr. Joe Smith, FDOT District 3 Aviation Program Manager, proclaiming July 9, 1997, as "**Florida Department of Transportation - Aviation Offices Appreciation Day**" in the City of Tallahassee

- Mr. Joe Smith appeared before the Commission relative to this item

Item 2 - Presented a proclamation to **Ms. Kathy Archibald** in recognition of her public service to the community, particularly with the development of the **Citizens Education Class on Growth Management Issues**

Item 3 - Presented a **proclamation** to Ms. Debbie Hamelink, on behalf of the victims and survivors of domestic violence in the Tallahassee-Leon County community, proclaiming July 1997 as "**Zero Tolerance on Domestic Violence Month**" in the City of Tallahassee

Item 4 - Heard a joint service standards **presentation** from the Neighborhood and Community Services and Parks and Recreation Department **Safety and Neighborhood Services Team**

Items 5-17 and 19-27 and 29-33.2, Consent Agenda - Voted 5-0 to approve the staff's recommendations presented in Consent Items 5-17, 19-27, and 29-33.2, taking action as follows:

Item 5 - Introduced **Ordinance No. 97-O-0041**, which would provide for the voluntary annexation into the City of approximately 48.3 acres owned by Mr. J. Kinson Cook, etal, and located on the north side of Gearhart Road approximately 900 feet west of Mission Road; set the public hearing date for August 20, 1997, at 6:00 p.m. (*Option 1 as proposed by Management and Administration*)

Item 6 - Awarded a Biennial Price Agreement for **PVC pipe and fittings** (Bid No. 0015-97-A01-9EE) to **Hughes Supply, Inc., U.S. Filter/Davis, Inc., and Capital City Pipe, Inc.**, low bidders meeting specifications, in the total estimate annual amount of \$92,708.52, apportioned in the following amounts: (*Option 1 as proposed by Management and Administration/Purchasing*)

Hughes Supply, Inc. \$13,180.00
U.S. Filter/Davis, Inc. \$ 233.30
Capital City Pipe, Inc. \$79,295.22

Item 7 - Awarded a Biennial Price Agreement for **switchgear pullboxes and transformer pads** (Bid No. 2054-97-A02-9EE) to **Consolidated Electric Distributors, Tri-State Utility, and Hughes Supply, Inc.**, low bidders meeting specifications, in the total estimated annual cost of \$163,499, apportioned in the following amounts: (*Option 1 as proposed by Management and Administration/Purchasing*)

Consolidated Electric Distributors \$77,120
Tri-State Utility \$19,920
Hughes Supply, Inc. \$66,459

Item 8 - Awarded a Biennial Price Agreement for **miscellaneous aluminum cable** (Bid No. 0893-97-A02-9EE) to **Hughes Supply, Inc., WESCO, Stuart C. Irby Co., King Wire, Inc., Tri-State Utility, JC McCormic, and Capstone Utility**, low bidders meeting specifications, in the total estimated annual cost of \$844,968.73, apportioned in the following amounts: (*Option 1 as proposed by Management and Administration/Purchasing*)

Hughes Supply, Inc. \$303,904.09
WESCO \$204,178.70
Stuart C. Irby Co. \$ 62,173.40
King Wire, Inc. \$ 96,725.85
JC McCormic \$130,206.69
Capstone Utility \$ 1,980.00

Item 9 - Awarded a Biennial Price Agreement for **miscellaneous overhead electrical materials** (Bid No. 0030-97-A02-9EE) to **Hughes Supply, Inc., WESCO, Graybar Electric, CED/Raybro, Tri-State Utility, Capstone Utility, Stuart C. Irby Co., and JC McCormic**, low bidders meeting specifications, in the total estimated annual cost of \$110,424.53, apportioned in the following amounts: (*Option 1 as proposed by Management and Administration/Purchasing*)

Hughes Supply, Inc. \$33,898.95
WESCO \$ 2,821.80

Graybar Electric \$ 5,717.03
CED/Raybro \$ 5,777.77
Tri-State Utility \$ 3,721.50
Capstone Utility \$ 5,761.03
Stuart C. Irby Co. \$ 1,790.84
JC McCormic \$50,935.61

Item 10 - Awarded a Biennial Price Agreement for **miscellaneous underground electrical materials** (Bid No. 2104-97-A02-9EE) to **Hughes Supply, Inc., WESCO, Graybar Electric, CED/Raybro, Tri-State Utility, JC McCormic, Capstone Utility, and Stuart C. Irby Co.**, lowest bidders meeting specifications, in the total estimated annual cost of \$279,679.97, apportioned in the following amounts: (*Option 1 as proposed by Management and Administration/Purchasing*)

Hughes Supply, Inc. \$ 1,409.70
WESCO \$ 49,415.00
Graybar Electric \$ 6,299.82
CED/Raybro \$182,564.95
Tri-State Utility \$ 20,075.88
JC McCormic \$ 19,841.75
Capstone Utility \$ 47.12
Stuart C. Irby Co. \$ 25.75

Item 11 - Awarded a Biennial Price Agreement for **wooden utility poles** (Bid No. 0012-97-A18-9EE) to **Brown Wood Preserving Company and Robbins Manufacturing Company**, low bidders meeting specifications, in the total estimated annual cost of \$229,121.20, apportioned in the following amounts: (*Option 1 as proposed by Management and Administration/Purchasing*)

Brown Wood Preserving Company \$109,688.00
Robbins Manufacturing Company \$119,433.20

Item 12 - Awarded a Biennial Price Agreement for **electronic demand meters** (Bid No. 2511-97-A01-9EE) to **Consolidated Electric Distributors**, low bidder meeting specifications, in the total estimated annual cost of \$126,160 (*Option 1 as proposed by Management and Administration/Purchasing*)

Item 13 - Accepted the **Federal Aviation Administration (FAA) Airport Improvement Program (AIP) grant** in the amount of \$991,525 to fund a portion of the following project costs; authorized the execution of the grant agreement and documents when received in mid-July, 1997: (*Option 1 as proposed by Aviation/Airport Development*)

T-Hangar Access Taxiways (COT #96321)
Aircraft Rescue and Fire Fighting (ARFF) Facility Stormwater Improvements (COT #95622)
ADA Accessibility Ramps (COT #96331)
Taxiways H & M Widening - Design (COT #97285)
Runway 18/36 Lighting Improvements - Design (COT #97282)
Former Landfill Remediation - Study & Design (COT #97284)

Item 14 - Accepted the supplemental appropriation of a **Federal Aviation Administration (FAA) Airport Improvement Program (AIP) grant amendment**, in the amount of \$311,014 to fund an additional portion of the **Taxiway T Relocation and Associated Improvements** (COT #96332); approved a supplemental appropriation in the amount of \$250,000 for the **ARFF Facility Project** (COT #94263) from the Airport RR&I funds to cover costs incurred prior to January, 1995, which were discovered during the project reconciliation process required by the Airport's audit action plans: (*Option 1 as proposed by Aviation/Airport Development*)

Item 15 - Approved **Amendment No. 2 to the Reimbursable Memorandum of Agreement with the FAA** and a supplemental appropriation in the amount of \$120,666 from the Airport RR&I fund to fund the additional work requested by the FAA which includes the installation of extra sidewalks, a patio awning, electrical cable access ladder, additional protective cover for copper piping, and additional signage associated with the completion of the **New Air Traffic Control Tower** (*Option 1 as proposed by Aviation/Airport Development*)

Item 16 - Awarded a bid for the sole **source purchase of twelve (12) Forney digital scanner systems** (flame monitors for the remotely operated gas and oil burners for the Hopkins Unit #2 Generating Station) from **Classic Controls, Inc.**, in an amount not to exceed \$62,000; authorized Electric Operations to enter into contract with **Forney Corporation** in the amount of \$49,000 for the **Optiflame burner analysis system**; payment would be based on the benefits demonstrated over a 90-day period as defined in Forney Proposal SO-4778, Revision 2, dated June 19, 1997 (*Option 1 as proposed by Election Operations*)

Item 17 - Awarded a bid for a boiler make-up water treatment system (demineralizer replacement) for the **Hopkins Unit #1 Generating Station** to **Ionics, Inc.**, low bidder meeting specifications, in the amount of \$373,140 (*Option 1 as proposed by Electric Operations/Production*)

Item 18 - Pulled for discussion the Adoption a resolution approving a Delegation Agreement between the Florida Department of Environmental Protection and the City of Tallahassee regarding stormwater general permitting

Item 19 - Accepted the recommendations of the Board of Trustees for the **City's Health Care Program** and approved the elimination of the current self-insured healthcare plan provided by Blue Cross Blue Shield which would expire December 31, 1997, and the designation of Capital Health Plan as the sole provider for a fully-insured, dual option healthcare plan, and authorized staff to commence contract negotiations for a multi-year agreement (*Option 1 as proposed by Human Resources*)

Item 20 - Approved the appropriation of \$50,000 from the current Lafayette Park Improvements Project (Work Order No. 97-138), to match funds contributed by the Florida Game and Freshwater Fish Commission for the **Lake Piney Z Restoration Project**. (*Option 1 as proposed by Parks and Recreation*)

Item 21 - Introduced **Ordinance No. 97-Z-0042**, which would amend the Official Zoning Map of the City of Tallahassee to implement the **Site Specific Zoning Districts**; this ordinance would rezone properties from the Mixed Use zoning districts to one of the twenty-four (24) new zoning districts implemented through adoption of the Site Specific Zoning Code; set the public hearing dates for August 27, 1997, and October 8, 1997, at 6:00 p.m. (*Option 1 as proposed by Planning*)

Item 22 - Introduced **Ordinance Nos. 97-Z-0036, 97-Z-0037, 97-Z-0038, and 97-Z-0039**, which would amend the Official Zoning Map of the City of Tallahassee to implement **Future Land Use Plan Map amendment requests** from the Cycle 97-1 Tallahassee-Leon County 2010 Comprehensive Plan amendment cycle; set the public hearing date for August 20, 1997, at 6:00 p.m. (*Option 1 as proposed by Planning*)

Item 23 - Accepted a **Local Law Enforcement Block Grant**, in the amount of \$561,353, from the U.S. Department of Justice for the overall purpose of reducing crime and improving public safety; appointed the representatives recommended for the advisory board which would make recommendations to the City Commission on specific uses for the funding; authorized the obligation of required matching funds, in the amount of \$62,372, from the Asset Forfeiture Account - \$22,928 and the Fleet Reserve Account - \$39,444 (*Option 1 as proposed by Police*)

Item 24 - Adopted **Resolution No. 97-R-0010**, requesting a road easement and an access and drainage easement from the Florida Department of Environmental Protection (FDEP) which are necessary for the **Wahnish Way Street Improvements Project**; this project involves the reconstruction of Wahnish Way from Orange Avenue to Osceola Street (*Option 1 as proposed by Public Works/Engineering*)

Item 25 - Approved the **Sterling House, Lot 1, Block C, Vieux Carre' Subdivision Plat**, developed by Block Land and Finance Company, Ltd., a Florida limited partnership, with Byron B. Block as Partner, consisting of approximately 3.35 acres and 1 lot planned for mixed-use business, located on the westerly right-of-way boundary line of Hermitage Boulevard, 450 feet south of the intersection of Lonbladh Road and Hermitage Boulevard; this single lot subdivision is being platted to enable sale of the parcel and facilitate the development of the property as an assisted care living facility (*Option 1 as proposed by Public Works/Engineering*)

Item 26 - Awarded a design contract, in the amount of \$280,585, to Singhofen & Associates, Inc., one of five firms retained by the City to provide continuing stormwater engineering services, for the design, permitting, preparation of construction documents, and limited construction administration services for the Regional Stormwater Facility and related conveyance improvements under the Florida State University-City of Tallahassee Regional Stormwater Facility Agreement, executed on May 28, 1996 (*Option 1 as proposed by Stormwater Management*)

Item 27 - Authorized a one-year extension of the **Tallahassee Chamber of Commerce/Economic Development Council Commonwealth Centre Marketing Agreement** and funding in the amount of \$14,222, from the Land Banking Reserve, for administrative costs, an annual newsletter, mailouts and other marketing efforts by the Chamber to assist in the sale of Commonwealth Centre property (*Option 1 as proposed by Public Works/Real Estate*)

Item 28 - Pulled for discussion the authorization for the marketing and offering for sale of approximately 1,169 acres of City-owned property in Wakulla County that was purchased to exchange with the United States Forest Service

Item 29 - Awarded a bid for the replacement of the existing telephone-type, copper wire communications cable plant that ties the various intersections to the central computer with fiber-optic cables and the furnishing and installing of remote video traffic monitoring devices necessary for implementation of the **Tallahassee Advanced Transportation Management System (TATMS) to Transportation Safety Contractors, Inc.**, low bidder meeting specifications, in the amount of \$2,399,084.75 (*Option 1 as proposed by Public Works/Traffic Engineering*)

Item 30 - Authorized the City Manager to approve the award of a bid to the low bidder meeting specifications, in an amount not to exceed \$80,000, for the **purchase of steel mast arm poles and assemblies**; the bids are scheduled to be received July 25, 1997, which is after the Commission's last meeting prior to the summer recess; Fiscal Year 1997 funding is currently appropriated for this annual recurring work program (*Option 1 as proposed by Public Works/Traffic Engineering*)

Item 31 - Approved the negotiated 10-year contract for **Farming Services at the Southeast Farm** with **J.L. Morgan and Sons Hay**; Morgan would qualify for a Federal Production Flexibility Contract during the first five (5) years of the contract

(calendar years 1998-2002) and would transfer this Federal subsidy to the City; the amount would be governed by the Federal funding level, divided by the number of program bushels, but is estimated to be in the range of \$10,000 - \$25,000/year; during the second five-years of the contract, Morgan would pay the City an amount equal to the average of the annual Federal Production Flexibility Contract payments for the first five (5) years, or \$25,000/year, whichever is greater; as part of the negotiated contract, the City would provide two (2) 5,000 square foot hay barns for his use at the Southeast Farm; these barns are estimated to cost approximately \$20,000 each and Morgan's consideration to the City for use of the barns would be \$1,000/year (*Option 1 as proposed by Water Utilities/Water Quality*)

Item 32 - Awarded a bid for the construction of **Leon County Master Water Project No. 4**, included in the Leon County Water CIP and approved by both the City and County Commissions in accordance with the City-County Water and Sewer Agreement, to **Jimmie Crowder Excavating & Land Clearing, Inc.**, low bidder meeting specifications, in the amount of \$219,241.32 (*Option 1 as proposed by Water Utilities/System Planning*)

Item 33 - Approved the **Interlocal Agreement** (as amended on 7/9/97 adding Section UTILITY REBATE AGREEMENT) between the City and the District Board of Supervisors for the **Piney Z Community Development District**, a local unit of special purpose government created by Ordinance No. 97-O-003AA, approved on June 11, 1997, with the reservation of the ability to make non-substantial changes in the agreement which must be approved by the City Manager, City Treasurer-Clerk and City Attorney (*Option 1 as proposed by the Deputy City Treasurer-Clerk*)

Item 33.1 - Voted 5-0 to approve the reappointment of **Ms. Kathleen Richards** to the **Architectural Review Board** for a three (3) year term to expire in June, 2000 (*Option 1 as proposed by the Mayor*)

Item 33.2 - Introduced **Ordinance No. 97-O-0046** which would permit the accessory use home occupation of the sale of locally grown fruits and vegetables when such owner and occupant is greater than 70 years of age and the business has been conducted since October 1, 1992; directed staff to hold off any enforcement while this ordinance moves toward being passed allowing Mr. Hoot Gibson to sell his tomatoes through the summer

Item 28 - Held a discussion on the authorization for the marketing and offering for **sale of approximately 1,169 acres of City-owned property in Wakulla County** that was purchased to exchange with the United States Forest Service and is now designated as surplus; once updated appraisals are received, the property information would be distributed to local Realtors, and then offered through a sealed bid solicitation (*Option 1 as proposed by Public Works/Real Estate*); the Commission amended this recommendation to allow staff to come back with a list of those parcels that the City would sell and identify the ones that it would be in the best interest of the City to hold onto for future exchange purposes, using the criteria of environmental sensitivity as a determining factor when deciding which properties to hold and which ones to sell

Item 34 - Heard a status report on solid waste negotiations with Leon County relating to the **Memorandum of Understanding** which confirms the agreement between the City of Tallahassee and Leon County as it relates to the transfer, hauling, and disposal of Class I solid waste and noted that the County may consider charging a contract management fee, therefore, staff should be aware this could happen and be prepared to comment on what such a fee would look like and if staff thinks it is appropriate for the City to pay it (*Reported on by City Commissioner Debbie Lightsey*)

Item 35 - Voted 5-0 to adopt the **FY98 tentative millage rate** of 3.2 mills for the City and 1.0 mill for the Downtown Improvement Authority; set the public hearing dates for September 10 and 24, 1997, at 6:00 p.m. (*Option 1 as proposed by Management and Administration*)

Item 35.1 - Voted 5-0 to award the contract for **external audit services** to the **Joint Venture of THF/LRCM** as recommended by the Audit Committee

\$95,875 for FY 1997
\$98,750 for FY 1998
\$103,000 for FY 1999
\$106,000 for FY 2000

Item 35.2 - Voted 5-0 to approve the payment of \$734,283.88 as full compensation for all fees and costs, including attorney fees and right-of-way acquisition, to the owners and operators (Ausley Trust/Judy Moat, Floyd Seay) of Parcel 103 and the Citgo gas and convenience store operations located at the southwest corner of Railroad Avenue and Gaines Street as part of the **Gaines Street/Railroad Avenue Improvements**, with the requirement that the gas and convenience store be rebuilt according to the bid (*Option 1 as proposed by Legal*)

Item 36 - Voted 5-0 to authorize staff to negotiate a purchase price for the **Gemini Building** with **Gemini Associates, LTD** for **additional downtown office space** which is needed, return a recommendation to the Commission based on the results of the negotiations; and authorized up to \$5,000 from Land Banking Reserve for appraisals (*Option 1 as proposed by Public Works Administration*)

Item 37 - Voted 4-0-1 (Commissioner Weaver absent) to replace the existing **Commission Policy Number 602CP "Minor Collector Street Policy"**, adopted on July 15, 1992, with **Commission Policy Number 602CP "Residential Traffic Management Policy"** and to amend the bylaws of the Residential Area Transportation Committee (RATC) to reflect the name change, as a result of the five (5) year sunset review process (*Option 1 as proposed by Public Works/Traffic Engineering*)

Item 38 - Voted 4-0-1 (Commissioner Weaver absent) to approve the recommendations of the Tree Trimming Committee on a one year basis for the **tree trimming practices** for the **Electric Operations Line Clearance Program**; directed the staff to maintain detailed records on the actual costs involved, the impact on line clearance activities, and the actual impact on outages; directed the staff to report to the City Commission on a 6 month basis (*Option 1 as proposed by Electric Operations/Transmission and Distribution [T&D]*); with the amended language in Policy 4: "reviewed on a timely basis by a review team consisting of the Utility Forester, the Urban Forester, or if trimming of a canopy road is involved, the canopy roads coordinator and an outside professional arborist on an as needed basis as determined by the City Manager"; additionally directed the City Manager to bring the issue of hiring an outside consultant back to the Commission before going forward should that need arise

- Ms. Ann Bidlingmaier appeared before the Commission relative to this item

Item 38.1 - Voted 4-0-1 (Commissioner Weaver absent) to abandon the **Hunnicutt Planned Unit Development** as requested by the **Seminole Boosters**

Item 39 - Held the last of two public hearings and voted 4-0-1 (Commissioner Weaver absent) to adopt **Ordinance No. 97-0-0031AA, Mobile Homes/Manufactured Homes Definitions and Location Standards (as amended at this meeting)** introduced on May 28, 1997, which establishes new definitions and new standards for the location of mobile homes and manufactured homes in certain zoning districts by amending the Zoning, Site Plan Review, and Subdivision Regulations (ZSPRSR) (*Option 1 as proposed by Planning* and amended by the Commission deleting mobile homes and manufactured homes in lake protection areas

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

Mr. Ted Mack, Florida Manufactured Housing Association, (Proponent)

Ms. Deborah Newhall, 1518 Rankin Avenue (Proponent)

Item 40 - Held a public hearing and voted 4-0-1 (Commissioner Weaver absent) to approve the **HUD Community Development Block Grant (CDBG), Home Investment Partnership Act (HOME), Emergency Shelter Grant (ESG), and State Housing Initiatives Partnership (SHIP) funding recommendations** presented by the staff and authorize the negotiation and execution of contracts for FY98 (*Option 1 as proposed by Neighborhood and Community Services [NCS]*); directed staff to report back and keep the Commission updated on the homeless strategy - and whether or not some of the \$109,000 funds could be used for services; also directed staff to report back with the total amount spent on the Carolina Place Apartments and the amount of subsidy per unit

- Ms. Laura Reeves, Chairman of the Community Improvement Advisory Council, appeared before the Commission relative to this item

Item 41 - Held a public hearing and voted 4-0-1 (Commissioner Weaver absent) to adopt **Ordinance No. 97-O-0040, Abandoned and Non-operating Vehicles**, which amends Section 15-51, Article II, of the City Code by amending the definition of abandoned, junked and non-operating motor vehicles to include vehicles without a license tag for the current year, and clarifying circumstances which cause a vehicle to appear abandoned (*Option 1 as proposed by Legal*)

Item 42 - Held a public hearing and voted 4-0-1 (Commissioner Weaver absent) to adopt **Ordinance No. 97-O-0044**, an ordinance vacating and abandoning road right-of-way for a portion of the south end of Sutor Road at the intersection of Sutor Road and Apalachee Parkway to the proposed Round-A-Bout for the **Sutor Road/Apalachee Parkway Intersection Improvement**, with the condition that the necessary right-of-way and easements for the realignment of Sutor Road be granted and the appropriate utility easements for utilities be kept and remain within the abandoned portion of Sutor Road (*Option 1 as proposed by Public Works/Engineering*)

Unagendaed Items:

Voted 4-0-1 (Commissioner Weaver absent) to support **Team Tallahassee** as they attend the National AAU Finals in Orlando by donating **\$1250** to them from the Parks and Recreation Budget or some other place if the City Manager determines there are funds available noting that the County will take up the issue of matching this amount at their next meeting

SUMMARY OF COMMISSION MEETING

JULY 9, 1997

The City Commission met in special joint session with the Civic Center Authority (CCA), the Leon County Board of County Commissioners (County Commission), and representatives from Marriott International, on July 9, 1997, in the Tallahassee Room of City Hall for the purpose of discussion on the proposed Civic Center Convention Center and Hotel and took the following action:

- Voted 5-0 to direct the staff to do the analysis that was necessary and come back to the Commissions with a recommendation on this particular proposal, clarifying that would indicate that the City was interested, it would look at it, it wanted to do the analysis and have its staff come back and give a recommendation, and that would be sufficient for what the CCA and the developer needed as far as some type of conceptual approval

[The County Commission voted 4-1-1 (County Commissioner Joanos opposed, County Commissioner Maloy absent, and County Commission Chair Yordon abstaining) on a like motion.]

- Concurred to hold the next meeting on this issue during the first part of September 1997.

SUMMARY OF COMMISSION MEETING

AUGUST 20, 1997

The City Commission took the following action:

Item .1 - Presented a proclamation proclaiming August 20, 1997, to be "**Man Is A Dog's Best Friend Day**" in the City of Tallahassee

- Mr. and Mrs. Keith McNeil and their dog, Gunner, appeared before the Commission relative to this item.

Items 1-23 Consent Agenda - Voted 5-0 to approve the staff's recommendations presented in Consent Items 1-23 taking action as follows:

Item 1 - Approved policy guideline changes (transfer of responsibility of proclamation duties from the Department of Communication to the Mayor's office) to **Commission Policy Number 114CP "Ceremonial Recognition Policy"** adopted in August 1992, last revised October 1995, as a result of the five (5) year Sunset Review process *(As requested by the Mayor's Office)*

Item 1.1 - Approved re-appointment of Jane Royster Flatt to the Audit Committee extending her term to June 2000 *(As proposed by the Mayor's office)*

Item 1.2 - Approved appointment of J. Ben Watkins, Jr. to the Downtown Improvement Authority to fill a vacancy due to a resignation (term expires June 1998) and re-appointed William L. Moor, Jr. extending his term to June 2000 *(As proposed by the Mayor's office)*

Item 2 - Awarded bid to **Sherman Utility Structures**, low bidder meeting specifications, for purchase of new **electric transmission line structures** to replace deteriorated structures on transmission lines number 2C and number 3 in the total amount of **\$117,230** with \$100,000 from the designated work order for the project, 97-523 and additional funding from the Electric Operations Construction Master Work Order *(Option 1 as proposed by Utility Services)*

Item 3 - Awarded bid to **Boiler Tube of America**, low bidder meeting specifications, in the amount of **\$214,410.38** for the purchase of the boiler superheater and waterwall tubing *(Option 1 as proposed by Electric Production)*

Item 4 - Approved Task Order E - 66 - 93 for detailed engineering and design of the second phase of the development of the transmission switchyard adjacent to **Purdom Power Station** in an amount not to exceed \$460,000 to be completed by **Raytheon Engineers** *(Option 1 as proposed by Electric/Power Engineering)*

Item 5 - Awarded bid to **Osmostone Wood Preserving, Inc.**, low bidder meeting specifications, in the amount of **\$226,000** for reinforcement of rejected poles on the Electric Transmission and Distribution system *(Option 1 as proposed by Electric T&D Division)*

Item 6 - Authorized the acceleration of FY98 funding request of **\$800,000** into the current work order #96166 to accelerate upgrades under the Fire Protection Project for **Fire Protection Upgrades** at the City's power plants *(Option 1 as proposed by Electric Production)*

Item 7 - Introduced **Ordinance No. 97-O-0016**, which would **amend Chapter 7 of the City's Code of Ordinances by amending the qualification requirements for obtaining certifications adding Alarm System Contractor I, Alarm System Contractor II, Residential Alarm System Contractor, Limited Burglar System Alarm Contractor, and Solar Contractor as areas of certification, amending the specifications for electrical installations, and amending the building numbering requirements**; set public hearing for adoption on September 10, 1997, at 6:00 p.m. *(Option 1 as proposed by Growth Management/Building Inspections)*

Item 8 - Introduced **Ordinance No. 97-O-0034**, which would **update the construction codes recognized by the State in accordance with Section 554.73(3), Florida Statutes and Rule 9B-3.047, Florida Administrative Code to be consistent with the remainder of the State**; set public hearing for adoption on September 10, 1997, at 6:00 p.m. *(Option 1 as proposed by Growth Management/Building Inspections)*

Item 9 - Introduced **Ordinance No. 97-O-0035**, which would **update the Fire Prevention Codes**; set public hearing for adoption on September 10, 1997 *(Option 1 as proposed by Growth Management/Building Inspections)*

Item 10 - Introduced **Ordinance No. 97-O-0045**, which would provide for the **voluntary annexation** into the City of approximately 32 acres along Capital Circle South and Crawfordville Highway (**Southwood Phase V**); set the public hearing for September 10, 1997, at 6:00 p.m. *(Option 1 as proposed by Department of Management and Administration)*

Item 11 - Introduced **Ordinance No. 97-O-0048**, which would provide for the **voluntary annexation** into the City of approximately 2 ½ acres on **Fulton and Sharer Roads**; set the public hearing for September 10, 1997, at 6:00 p.m. (*Option 1 as proposed by Department of Management and Administration*)

Item 12 - Approved **lease assignment** from the Leon Association of Retarded Children (LARC) to **Tallahassee Habitat for Humanity** (Habitat) and **lease addendum** for the Habitat for Humanity (*as proposed by NCS/Housing*)

Item 13 - Awarded bid to **Roberts Sand Company**, low bidder meeting specifications for a three (3) year contract for the purchase of **Cypress Mulch** (*Option 1 as proposed by Parks Division*)

Item 14 - Approved the designation of **Mill Street from Lake Bradford Road to Kissimmee Street** as a non-residential street (*Option 1 as proposed by Planning*)

Item 15 - Approved acceptance and expenditure of the **extension grant** offered by the Florida Attorney General's Office in support of the **Victim Advocate Unit**, and, if awarded, acceptance and expenditure of the FY98 VOCA grant (*Option 1 as proposed by TPD*)

Item 16 - Awarded bid to **Tallahassee Mack Sales, Inc. of Tallahassee**, low bidder meeting specifications, in the amount of \$61,228.10 for the purchase of one (1) **Medium Duty Truck w/Hook Lift System** (*Option 1 as proposed by Public Works/Fleet Management*)

Item 17 - Awarded bid to **Vantage Equipment of Jacksonville**, low bidder meeting specifications, in the amount of \$159,232 for two (2) **Three Wheel Street Sweepers** (*Option 1 as proposed by Public Works/Fleet Management*)

Item 18 - Approved the abandonment of **State Street** right-of-way at the request of adjacent property owners Tallahassee Moving and Storage - Mr. Charles Pumphrey and Mr. J.W. Johnson and Mrs. Eloise M. Johnson subject to reservation of utility interest (*Option 1 as proposed by Public Works/Real Estate*)

Item 19 - Awarded bid to **Cyclone Fence Company**, low bidder meeting specifications, for **miscellaneous fencing** and a one year contract with authorization to staff to extend contract for up to two (2) additional year periods if services are deemed to be satisfactory (*Option 1 as proposed by Purchasing Division*)

Item 20 - Rescinded bid award to **J.C. McCormic** for item number fourteen (14) of the Biennial Price Agreement for Miscellaneous Overhead Electrical Materials, City's Bid No. 0030-97-A02-9EE due to an error in the bid tabulations and re-awarded bid to **Hughes Supply, Inc.**, low bidder meeting specifications (*Option 1 as proposed by Municipal Supply Center*)

Item 21 - Awarded the Continuing Price Agreement to **Lang Engineering** for a period of three (3) years for asbestos and lead abatement projects (*Option 1 as proposed by Utility Services*)

Item 22 - Awarded construction contract for the **Airport Pumping Station and Force Main** at the Tallahassee, Airport to **Dial Communications, Inc.**, low bidder meeting specifications, in the amount of \$346,439.57 (*Option 1 as proposed by Water Utilities/Administration*)

Item 23 - Approved the **minutes** of the March 12, 1997, March 26, 1997, May 14, 1997, May 28, 1997, June 11, 1997, June 25, 1997, July 2, 1997 Regular Meetings and the Special Commission Meetings of March 19, 1997, June 16, 1997, June 23, 1997, and July 9, 1997 (*Option 1 as proposed by the City Treasurer-Clerk/Records Management*)

Item 23.1 - Voted 5-0 to direct staff to do an analysis on whether or not the City could: 1) put a restrictive covenant on the land saying there would not be additional separate tower sites; 2) have the tower site moved elsewhere on the property; 3) keep the rest of the area passive but also maintained so **Summerbrooke** will have a buffer adjoining their neighborhood; and 4) also look at whether or not a precedent would be set by doing this giving consideration to the fact that the City has other towers connected to the 800 MHZ system and would not want to do for one community what would not be offered to any other community

Item 24 - *Delayed until 8/27/97, the approval of acquisition of land for the Orange Avenue Greenway project*

Item 25 - Voted 5-0 to authorize the City Manager to schedule a joint City/County Commission workshop in order to provide the **False Alarm Work Group** with policy and implementation direction (*Option 1 as proposed by TPD*); also directed staff to address seller's accountability along with the owner's responsibility, keeping in mind the ultimate goal to cut down on false alarms, and not to create another bureaucratic system of managing paperwork, come up with an *Option C* that incorporates a sliding scale and more emphasis on education but does not contain the bureaucratic permitting requirements

Item 26 - Voted 5-0 to approve expansion of the **Water/Sewer Connection Loan** program to commercial customers inside and outside the City and to residential customers outside the City

Item 27 - Voted 4-1 (Commissioner Lightsey dissenting) to go forward with the \$4,562,000 purchase of the **GEMINI Building**, designating the City Manager to work on the terms of the purchase with the assistance of the City Attorney and City Auditor, find out if the seller would allow the City to pay 15% down on the purchase of the building, if the seller would hold the mortgage or security

interest in the mortgage at a 6% interest rate on the mortgage rate with the mortgage payable over ten years, with the first five years payment being interest only, and the next five to ten years payment would be on the principal, then at ten years it would balloon and the rest of the purchase would come due; also, include a provision whereby the City would have the right that if it substantially downsizes or is in dire financial straits that it could give back the building at no penalty other than the fifteen per cent down payment with a stipulation that it does not preclude the City from selling it at a higher price should the City decide to within that period of time.

Item 28 - Voted 5-0 to approve the program of projects for submittal to the MPO for **Taltran Capital Projects** (*Option 1 as proposed by Taltran*)

Item 29 - *The scheduled appearance of Mr. Robert Wagner to request a study of a speed zone eastbound on Pensacola at Hayden Street, was deleted from the Agenda at his request*

Item 30 - Voted 5-0 to continue the public hearing of the **Development of Regional Impact (DRI) Application for Development Approval (ADA) for Phase 2 of Capital Circle Office Complex** (formerly State Satellite Office Complex) until October 22, 1997 to afford time for City staff to reach an agreement with the Florida Department of Management Services (DMS) on outstanding transportation issues (*Option 1 as proposed by Growth Management*)

Items 31-34 - Held public hearings and voted 5-0 to adopt the following ordinances (*with the additional direction for staff to analyze why there is a different standard regarding concurrency and requirement for an environmental analysis for owners than there is for the City and report back with that information and what the objections are to changing the policy; and on Item 33 requested that City Attorney English draft a letter for Mr. Kevin Thompson, property owner on Cactus Street, granting him an exception to the Ordinance allowing his duplex to be rebuilt should something happen to it*)

Item 31 - Adopted **Ordinance No. 97-Z-0036**, introduced on July 9, 1997, providing for the rezoning of properties on the Official Zoning Map (RZ-141) pursuant to the approved Comprehensive Plan Map Amendment (#97-1-M-002) - rezoning Lot 1, Block O, Richland Subdivision, Unit 3 and fronts Richview Road from Residential Preservation 1 to Mixed Use B (*Option 1 as proposed by Planning*)

Item 32 - Adopted **Ordinance No. 97-Z-0037**, introduced on July 9, 1997, providing for the rezoning of properties on the Official Zoning Map (RZ-142) pursuant to the approved Comprehensive Plan Map Amendment (#97-1-M-003) - rezoning .4 acre, fronting the west side of Broward Street, a local Street from Central Urban to Mixed Use A (*Option 1 as proposed by Planning*)

Item 33 - Adopted **Ordinance No. 97-Z-0038**, introduced on July 9, 1997, providing for the rezoning of properties on the Official Zoning Map (RZ-143) pursuant to the approved Comprehensive Plan Map Amendment (#97-1-M-009) - rezoning 19.09 acres, consisting of Lots 5-23, Block D and Lots 1-22, Block E, Bloxham Terrace Recorded Subdivision, a major portion of the lots front Cactus Street and the remaining lots front Hayward Drive from Mixed Use B to Residential Preservation (*Option 1 as proposed by Planning*)

Item 34 - Adopted **Ordinance No. 97-Z-0039**, introduced on July 9, 1997, providing for the rezoning of properties on the Official Zoning Map (RZ-144) pursuant to the approved Comprehensive Plan Map Amendment (#97-1-M-010) - rezoning Lot 5, Block C, Edgewood Subdivision, fronting the south side of Seventh Avenue, a major collector from Residential Preservation to Mixed Use A (*Option 1 as proposed by Planning*)

The following persons appeared before the Commission relative to these items.

Mr. Russ McGregor, 3102 Ortega Street (opponent)
Mr. Wilton Duncan, 3421 Valley Creek (proponent)
Mr. Kevin Thompson, 204 Cactus Street (opponent)
Mr. Bob Fulford, 231 Westridge Drive (opponent)
Ms. Donna Senn, 248 Cactus Street (proponent)

Item 35 - Held the final public hearing and voted 5-0 to adopt **Ordinance No. 97-O-0041**, introduced on July 9, 1997, for the voluntary annexation of 48.3 acres located north of the current city limits on Gearhart Road, approximately 900 feet west of Mission Road (*Option 1 as proposed by DMA*)

Item 36 - Held the final public hearing and voted 5-0 to adopt **Ordinance No. 97-O-0043**, introduced on July 2, 1997, amending Section 7, Article III of the dangerous building code (*Option 1 as proposed by ACA/Legal Department*)

Item 37 - Held the final public hearing and voted 5-0 to adopt **Ordinance No. 97-O-0046**, introduced on July 9, 1997 amending the Home Occupation Ordinance (*Option 1 as proposed by the Legal Department amending the ordinance by adding "the following said occupation shall not be permitted to have pick up or delivery of produce by vehicles of more than two axles"*)

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

Ms. Lynn Ivory, 526 Glenview Drive (proponent)
Mr. James M. McMurtry, 1812 Fernando Drive (opponent)
Ms. Linda Earnest, 525 Collins Drive (opponent)
Ms. Sherrie Holgan, 602 Glenview Drive (proponent)
Mr. Bob Fulford, 231 Westridge Drive (opponent)
Mr. Dan McDaniel, 1907 Ivan Drive (opponent)
Dr. Jeff Liang, 624 Glenview Drive (proponent)

Unagendaed Items:

City Manager Favors introduced the new Assistant City Manager, Mr. John Warner Smith and Commissioner Bailey introduced the new Commission Assistant, Ms. Helena Troutman.

SUMMARY OF COMMISSION MEETING

AUGUST 27, 1997

The City Commission took the following action:

Item 1 - Swearing in ceremony of Tallahassee Police Chief Walter McNeil by Judge Sanders Sauls, Chief Judge of the 2nd Judicial Circuit

Item 1.1 - Presented a proclamation to Dr. James Ammons, Provost, Florida A & M University, in recognition of Florida A & M University being named "College of the Year" by the Time Princeton Review

Dr. James Ammons, University Provost, appeared before the Commission relative to this item

Item 2 - Presented a proclamation to the President of the International Association of Firefighters, on behalf of the Muscular Dystrophy Association and the City of Tallahassee, declaring the month of August, 1997, as "Tallahassee Firefighter Appreciation Week" in the City of Tallahassee

Firefighter Reginald Brown and Fire Chief Tom Quillin appeared before the Commission relative to this item

Item 3 - Received a Plaque of Appreciation to the City Commission from the participants of the Summer Youth Employment Program

Ms. Nancy Meik and Ms. Temekia Lawrence appeared before the Commission and made the presentation

Items 4-17.1 Consent Agenda - Voted 5-0 to approve the staff's recommendations presented in Consent Items 4 -17.1, taking action as follows:

Item 4 - Approved Change Order No. 4, in the amount of \$113,252.57, to the existing contract with **Energy Erectors, Inc.**, for additional measures necessary for the construction of **Substation BP-5** (*Option 1 as proposed by Electric Operations/Power Engineering*)

Item 5 - Approved the **reprogramming of \$100,000** from Work Order #96151 (**Demolition of Purdom Units 1-4**) to establish a new Work Order (**Phase I - Purdom Gas Turbines Noise Abatement**) to meet the guidelines for fugitive noise levels emitted from industrial facilities established by the US EPA; the project being completed under Work Order #96151 has been identified as being completed under budget and will not be impacted by this reprogramming (*Option 1 as proposed by Electric Operations/Production*)

Item 6 - Approved the selection committee's ranking of firms and award of a bid for the preventative maintenance overhaul of the **Hopkins Unit 1 and Purdom Unit 7** steam turbine generators to **Besco**, low bidder meeting specifications, in the amount of \$480,593; the Purdom portion of the award is contingent upon approval of the FY98 capital budget project for the Purdom Unit 7 outage (*Option 1 as proposed by Electric Operations/Production*)

Item 7 - Approved staff's recommendation not to proceed with the requested voluntary annexation and introduction of **Ordinance No. 97-O-0047** which would provide for annexation into the City of approximately 28.5 acres owned by Mr. George T. Bell, Jr., and located on Tram Road east of the City's Southeast Farm (*Option 3 as proposed by DMA*)

Item 7.1 - Approved an amendment to include additional property located near the intersection of Capital Circle and Crawfordville Highway in **Ordinance No. 97-O-0045**, a **Southwood Capital Circle Phase V-A Voluntary Annexation**; set September 10, 1997 for a Public Hearing

Item 8 - Approved the **submission of an application** to the Florida Division of Historical Resources for a **Historic Preservation Grant** to support activities related to the zoning needs and market feasibility for the commercial re-use of historical structures and properties within the **Gaines Street Corridor** (*Option 1 as proposed by Planning*)

Item 9 - Approved the award of a bid for **the cleaning, laundering and repair of uniforms to Stewardship Dry Cleaners**, low bidder meeting specifications, in the amount of \$300,000 (estimated 3 year usage), in accordance with Triennial Price Agreement No. 006-97-A14-9AB (*Option 1 as proposed by Management and Administration/Purchasing*)

Item 10 - Approved the **purchase of two lots** from Mr. and Mrs. Reid Dugger at a cost of \$111,000.00, with additional closing costs estimated at \$1,000.00, necessary for road construction associated with the **Blair Stone Road Northern Extension Project** (*Option 1 as proposed by Public Works/Real Estate*)

Item 11 - Approved the award of a bid for the purchase of six (6) **Miscellaneous Light Duty Vehicles to Champion Chevrolet**, low bidder meeting specifications, in accordance with pricing, terms and conditions of Bid No. 2537-97-B01-0GG, in the amount of \$149,808.00 (*Option 1 as proposed by Public Works/Fleet Management*)

Item 12 - Approved the award of a bid for the purchase of one (1) **Class 8 Truck w/Trash Body to Tallahassee Mack Sales, Inc.**, low bidder meeting specifications, in accordance with pricing, terms and conditions of Bid No. 2538-97-B01-0GG, in the amount of \$60,599.57 (*Option 1 as proposed by Public Works/Fleet Management*)

Item 13 - Approved the award of a bid for the purchase of two (2) **Rear End Loader Refuse Trucks to Tallahassee Mack Sales, Inc.**, low bidder meeting specifications, in accordance with pricing, terms and conditions of Bid No. 2539-97-B01-0GG, in the amount of \$129,261.82 (*Option 1 as proposed by Public Works/Fleet Management*)

Item 14 - Approved the award of a bid for the construction of the **Sutor Road/Apalachee Parkway Intersection Improvement Project to M of Tallahassee**, low bidder meeting specifications, in accordance with the pricing, terms and conditions of Bid No. 2542-97-B01-0RS, in the amount of \$245,480.55 (*Option 1 as proposed by Public Works/Engineering*)

Item 15 - Approved the **Emerald Ridge Subdivision Plat**, developed by Vieth Development, Inc., a Florida corporation with Tom Vieth as President, consisting of approximately 4.83 acres subdivided into 33 lots located on the north side of Hartsfield Road, approximately 1200 feet east of Mission Road and approximately 1200 feet west of Trimble Road, planned as Single Family Residential; joined in the dedication, for annual recurring maintenance costs estimated at \$15,000 (*Option 1 as proposed by Public Works/Engineering*)

Item 16 - Approved the **1998 Audit Work Plan** for the year ending on June 30, 1998 (*Option 1 as proposed by Auditing*)

Item 17 - Pulled for discussion the Agreement for Joint Road Project which provides for a cooperative agreement between the City and the Piney-Z Community Development District for the design engineering and construction of Doyle Conner Boulevard between Apalachee Parkway and Trojan Trail; the Agreement provides for use of the District's engineering and construction professionals, payment approval by the City Engineer, and 100% performance bonds and warranties in the City's favor; waived any requirements of compliance with the City's procurement policies on this project (Option 1 as proposed by the City Attorney)

Item 17.1 - Approved the Amendment to the Downtown Improvement Authority Bylaws to provide that the Downtown Improvement Authority Board meeting should be held at a time and place each month set by the Board (*As proposed by the City Attorney*)

Item 17.2 - Voted 5-0 to approve a contribution of \$3,000 to our Sister City, Sligo, Ireland toward the cost of airfare for the cultural exchange of young musicians, Comhaltis Eireann

Item 17 - (*pulled from Consent*) - Voted 5-0 to approve the **Agreement for Joint Road Project** which provides for a cooperative agreement between the City and the Piney-Z Community Development District for the design engineering and construction of **Doyle Conner Boulevard** between Apalachee Parkway and Trojan Trail; the Agreement provides for use of the District's engineering and construction professionals, payment approval by the City Engineer, and 100% performance bonds and warranties in the City's favor; waived any requirements of compliance with the City's procurement policies on this project (*Option 1 as proposed by the City Attorney*)

Item 18 - Held a discussion on moving City election's to the fall and voted 3-2 (Commissioner Lightsey and Meisburg dissenting) to direct the City Attorney to bring back options as for the ordinance form, ask the Treasurer-Clerk to provide staffing that had already been done on this issue to the Commission in written form and ask the Supervisor of Elections for possible referendum dates

Item 19 - Voted 5-0 to approve the **management proposal for the Brokaw-McDougall House** (a historic property currently being management by the State) as submitted to the Department of State with the "current level of service" operating budget of \$52,000 which is projected to be self-sustaining through rental income and budgetary assistance from a non-profit organization/volunteers; authorized the submission of a grant application to the Department of State for necessary repairs in the amount of \$45,350 with a match of \$22,675 from the City and private in-kind services; also, a fund transfer of \$25,000 from the Historic Property Preservation Pool (*Option 1 as proposed by Economic Development*)

Item 20 - Voted 5-0 to direct Neighborhood and Community Services Housing staff to de-obligate \$121,357.77 of FY95-96 State of Florida SHIP funds allocated to the Tallahassee Housing Foundation and reassign the funds to the **City of Tallahassee's Emergency Repair Program** for the current fiscal year; this program provides up to \$4,500 per home for emergency repairs and is over subscribed and all funds originally allocated to this program have been expended (*Option 1 as proposed by Neighborhood and Community Services/Housing*)

Item 21 - Voted 5-0 to direct staff to make the necessary budget adjustments to provide \$250,000 in Community Improvement Fund (CIF) funds from the Oliver and Carver Streets Improvement Projects for use in supporting the construction of the **Bethel Family**

Life Center (a proposed 37,000 square foot facility on property within the Frenchtown community which will provide a swimming pool, gymnasium, cafeteria and space for to support various community programs) and to amend the 1996-97 and 1997-98 Consolidated Plans to provide \$300,000 in Community Development Block Grant (CDBG) funds to construct the proposed improvements for Oliver and Carver Streets; directed staff to execute a grant agreement with Bethel Empowerment Foundation (BEF), a non-profit affiliate of Bethel Missionary Baptist Church, to provide up to \$250,000 for improvements to support the proposed Life Center (*Option 1 as proposed by Neighborhood and Community Services/Housing*)

Item 22 - Delayed to next meeting a presentation of the findings of the **Solid Waste Pilot**

Item 23 - Delayed action on the resolution of the asphalt paving contract in order to allow time to resolve the differences between the two contractors who had bid on this and the City

Item 24 - Heard comments from **Mr. David Russ**, 6823 Donerail Trail, relative to a request for the rezoning of property located on Raymond Diehl Road in close proximity to the Eastgate neighborhood

Item 25 - Heard comments from **Mr. Harold Benjamin**, 414 East 7th Avenue, relative to a request for the rezoning of property located in the Eastgate community **Item 26** - Held the first of two public hearings on the proposed **Zoning Map** for properties currently zoned Mixed Use A, B, or C as part of the **Site Specific Zoning** process; set the next public hearing date for October 8, 1997, at 6:00 p.m.; voted individually on each parcel

34.	Raymond Diehl Road	OR-1	OR-2	Voted 5-0 to change to R-3
59.	Tharpe Street East of Mission Road	MR-1	C-2 or OR-2	Voted 5-0 to change to OR-1
1.	Vicinity of Hartsfield & Trimble Road	C-1	R-1	Voted 5-0 to approve staff rec. of C-1
2.	Trimble & Pecan Rd.	R-3	R-4 or MR-1	Voted 5-0 to change to R-4
3.	Pecan Rd.E of Mission Rd.	R-3	MR-1	Voted 5-0 to approve staff rec. of R-3
4.	Tharpe E.of Burns Dr.	R-3	MR-1	Voted 5-0 to approve staff rec. of R-3
5.	W.of Mission	R-5	R-3	Voted 5-0 to approve staff rec. of R-5
6.	Tennessee & Bicycle Rd.	R-5	CP	Voted 5-0 to approve staff rec. of R-5
7.& 8.	Existg.Mobile Home Sub.	R-5	R-1or R-3	Voted 5-0 to approve staff rec. of R-5
9.	West Tennessee & Appleyard	CP	CP	Voted 5-0 to approve staff rec. of CP
10.	Pensacola St. near Dixie	UP	CP	Voted 5-0 to approve staff rec. of UP-2
11.	Orange Ave.& Capital Cr. SW Existing developed part of the property	OR-3	COMM.	Voted 5-0 to approve staff rec. of OR-3 and bring an amendment of the EMO to the Commission
12.	Orange Ave. southside of intersection w. Eisenhower	OR-1	OR-3	Voted 5-0 to approve staff rec. of OR-1
13.	Golden Astor	OR-2	CP	Voted 5-0 to approve R-A on the remaining parcels not involved in litigation and wait until 10/8/97 to make a final decision on the parcel in litigation
14.	W.Tennessee & Valencia	R-3	CP	Voted 5-0 to go to CP on the lots in question up to Lot 8 and MR-1 for the rest of Valencia Drive; have everyone on the street made aware of it and have staff also look at it before October 8, 1997 Meeting
15.	W.Tennessee & Ocala	MR-4 UP-2	CP	Voted 5-0 to approve staff's amended recommendation of UP-2
16.	Just off Call Street	MR-1	C-2 or C-1	Voted 5-0 to approve Staff Rec. MR-1
17.	Tax ID# 21-35-45- -0000	MR-1	ACC	Voted 5-0 to approve Staff Rec. MR-1
18.	Off Belleview Way	R-3 R-2	R-2	Voted 5-0 to approve staff's amended recommendation of R-2
19. &	Fairbanks Dr. & Lapona Tax ID# 21-34-46-A-0030	R-2	MR-1	Voted 5-0 to approve Staff's Rec. on 19. of R-2
20.	Tax ID# 21-34-20-401-0000	MR-1	C-1	& 20. of MR-1
21.	S.of Jackson Bluff Road	R-3	Higher Density	R-3 now but final decision delayed; staff to re-notice the neighborhood of possible MR-1 change; examine the ownership patterns & return to it on October 8, 1997

22.	Orange Ave. between Pasco and Wahnish Way	C1 UP-2 on North R-3 on south	C-1 or OR-2	Voted 5-0 to approve staff's rec. of UP-2 on North & R-3 on south
23.	Willis Road & Meridian	R-3	R-1	Decision delayed; staff to check with property owners on the west side of Meridian Road & return to it on October 8, 1997
24.	10.4 acres Meridian Rd. area near Tharpe St.	R-1 & OR-1 R-3	OR-1	Voted 5-0 to approve a change to staff's amended recommendation of R-3 on all of the property
25.	Tharpe St. & N.Monroe &	OR-3	C2	Voted 5-0 to approve a change to C2 on both parcels
26.	Tax ID # 21-24-20-465-0000			
27.	1. Call Street Allenwood Apts.	MR-1	R-3/OS	Voted 5-0 to approve a change to R-3 & get a report back on vesting decision from staff
28.	Tax ID# 11-31-20-002-0000	OR-1 C-2	C-2	Voted 5-0 to approve staff's amended chg. to C-2
29.	Magnolia Drive & Hays Street &	OR-3	C-2	Voted 3-2 (Commissioners Lightsey and Meisburg) to approve C-2
30.	Tax ID# 11-31-20-041-0000	OR-3	C-2	Voted 5-0 to approve staff's rec. OR-3
31.	East on Park Avenue	OR-1 OR-3	OR-3	Voted 5-0 to approve staff's amended chg. to OR-3
32.	Tax ID#'s 11-31-20-410-0000 11-31-20-447-0000 11-31-20-448-0000 11-32-29-603-0000	UP	CP	Decision delayed to October 8, 1997
33.	Rear portion of K-Mart on Apalachee Parkway	OR-3 CP	CP	Voted 5-0 to approve staff's amended chg. to CP
34.	ACTED ON FIRST			
35.	Capital Circle N.E.	R-3	CP	Voted 5-0 to approve staff's rec. R-3
36.	Tax ID# 11-15-20-605-0000	R-3 CM	CM	Voted 5-0 to approve staff's amended rec. to CM
37.	Tax ID#'s 11-21-05- -0002 11-21-05- B-0010 11-21-05- B-0130 11-21-05- B-0140	CM & CP	CP	Voted 5-0 to approve staff's amended rec. to CP
38.	Tax ID#	R-3	CP or OR	Voted 5-0 to approve staff's amended recommendation to OR-3 along with the two parcels

	11-22-20-602-0000	OR-3		to the west & to connect up with the OR-3 currently proposed fronting on Capital Cr.
39.	Tax ID# 11-28-20-029-0000	R-3	CP	Voted 5-0 to approve staff's recommendation to reflect existing zoning patterns and the existing commercial to the west
40.	Mahan Drive area near Ft. Knox Office Center	R-3 OR-3	OR-3	Voted 5-0 to approve staff's amended recommendation to OR-3
41.	Mitchell Brothers Prop.	OR-3 M-1	M-1	Voted 5-0 to approve staff's amended recommendation to M-1
42.	Tax ID# 11-27-15-000-0043	CP M-1	M-1	Voted 5-0 to approve staff's amended recommendation to OR-3
43.	Tax ID# 11-27-20-007-0000	R-2 & R-3	R-1	Voted 5-0 to approve staff's rec. to R-2 and R-3; staff to look at property to see if any part of it is under water
44.	21.4 acres	OR-3	CP	Voted 4-1 (Commissioner Lightsey) to approve staff's rec to CP
45.	Karen Drive area	R-3	R-2 & R-1	Voted 5-0 to approve staff's rec. to R-3
46.	Capital Cr. S.E.	C-2	C-2	Voted 5-0 to approve staff's rec. to C-2
47.	Buck Lake Rd. & Pedrick	C-1 MR-1 R-2	R-1	Voted 5-0 to approve staff's rec. since a Benjamin's Run PUD is being proposed for this area
48.	Mahan Drive near Silk Bay Dr./Brewster Dr.	OR-3 CP	CP	Voted 5-0 to approve staff's amended rec. to change to CP
49.	Apalachee Pkwy.	Front CP Rear MR-1	Front CP Rear OR-2	Voted 5-0 to approve staff's recommendation that front be CP and change all the MR-1 to OR-2
50.	Northside of Tharpe St. between N. Monroe & Meridian (3 parcels)	OR-1	OR-3	Voted 2-2 (Commissioner Weaver absent for the vote. Commissioners Maddox and Bailey dissenting) to approve staff's recommendation of OR-1. Motion withdrawn. Voted 3-2 (Commissioners Meisburg & Lightsey dissenting) to approve OR-3 on the most western parcel and OR-1 on the other two.
51.	Off Old Bainbridge Rd.	R-3	MR-1	Voted 5-0 to approve change to R-4
52.	Near Pepper Drive	R-3	MR-1	Delayed to October 8, 1997 for analysis by staff
53.	Marion Street off Miccosukee	OR-1		Voted 5-0 to approve staff's recommendation to OR-1 to correct the map
54.	Monday St. west of Capital Cr. S.E.	R-3 R-4	R-4	Voted 5-0 to approve staff's amended recommendation to R-4
55.	Shannon Lakes N. & Kerry Forest	C-1 MR-1	OR-1	Voted 5-0 to approve change to OR-1
56.	Capital Cr. N. of Apalachee Pkwy.	OR-3	CP	Voted 5-0 to approve staff's recommendation to OR-3
57.	Off Belleview Way	OS		Delayed to October 8, 1997 to check with property owner on OS

	f.k.a. Hunnicut PUD			
58.	Blairstone N. of Paul Russell	R-2	OR-2	Voted 5-0 to approve a change to OR-2
59.	Decided at the beginning of the meeting			Decided at the beginning of the meeting
60.	Bellview Way & Liponia	MR-1	MR-1	Voted 5-0 to approve staff's recommendation to MR-1
61.	Decided with # 59 at the beginning of the meeting			
62.	Old Bainbridge & Fred George	R-3	R-4	Voted 5-0 to approve a change to R-4
63.	Broward St.	OR-2	OR-2	Voted 5-0 to approve staff's recommendation to OR-2
64.	Capital Cr. & Miccosukee	OR-3	CP	Voted 1-4 (Commissioners Meisburg, Maddox, Lightsey & Weaver) to approve CP. Motion failed. Voted 5-0 to approve OR-3 until a policy decision is reached on CP
65.	Raymond Diehl Road	R-3	R-4	Voted 5-0 to conceptually approve a change to R-4 & have staff analyze
66.	Hayden Road & Pensacola Street	R-3 UP-2	UP-2	Voted 5-0 to conceptually approve a change to UP-2 on Mr. Dallas's property & have staff analyze the other two properties
67.	Withdrawn			Withdrawn
68.	Withdrawn			Withdrawn
69.	Apalachee Parkway & Idlewild Drive	R-3	R-1	Voted 5-0 to approve staff's recommendation to R-3 and bring back to October 8, 1997 meeting information as to information as to how many townhouses there are
70.	W. Tennessee & Bicycle (Astor Lake MH Park)	MH	MH & CP	Voted 5-0 to approve a change to CP on the one parcel fronting Tennessee Street and return on October 8, 1997 with a recommendation on the western parcel
71.	Withdrawn			Withdrawn
72.		R-3	CP	Delayed to October 8, 1997 to allow staff time to determine a proper commercial zoning category

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

Rusty	Price	None Given	10
Dick	Wilson	P.O. Box 629	11
Deborah	Newhall	1518 Rankin Avenue	11
Elmer	Sheffield	3765 Lakeview	12
Perry	Erwin	127 River Birch Hollow	13
Scott	Womble	3271 Longleaf	13
Jerry	Losey	3379 Lakeview Drive	13
Dianna	Norwood	3651 Lakeview Drive	13
James	Levy, Jr.	2992 Lake Bradford Road	13
Sara	Lamar	3085 Echo Point Lane	13
Louise S.	Clay	3007 Echo Point Lane	13
Tommy E.	Roberts, Jr.	P.O. Box 15884	14
Barry	Poole	None Given	15
Erwin D.	Jackson	P.O. Box 3971	21
Dick	Wilson	P.O. Box 629	24
Bruce	Wiener	1300 Thomaswood Drive	25
Bartow	Rainey	223 John Knox Road	26
Buddy	Tooks	None Given	26
Dana	Plummer	133-9 Oak Street	27
John	Conlin	4924 Lester Road	29
J. Everitt	Drew	215 Delta Court	31

Michael	Ferrell	1744 Thomasville Road	35
David	Sessions	None Given	35
Yenna	Colvin	2554 Capital Circle N.E.	35
Patrick	Strauss	2005 Dogwood Hill	35
Monty	Bevis	3101 Fleischmann Road`	36
John	Conlin	None Given	42
Bill	Roberts	217 S. Adams Street	44
Mike	Thomas	5433 Ashton Court	47
Jack	Green II	P.O. Box 15846	50
Jack	Green II	P.O. Box 15846	51
Jack	Buford Jr.	217 John Knox Road	51
Thomas	Quick	3410 Remington Run	52
Russ	McGregor	3102 Ortega Drive	54
Michael	Ferrell	1744 Thomasville Road	56
TLCPD	Staff	None Given	57
Bruce	Weiner	1300 Thomaswood Drive	58
Dorothy	Webb	2719 West Tharpe Street	59
Mary	Phillips	2719 West Tharpe Street	59
Coastal	Computer Connections	2717 West Tharpe Street	59
Coastal	Computer Connections	2717 West Tharpe Street	61
Barry W.	Poole	1641-A Metropolitan Circle	62
Charles	Badland	210 Grace Street	63
Wilton	Duncan	3421 Valley Creek Drive	63
Jeff	Savlow	3017 Greyabby Court	64
Harold	Knowles	528 East Park Avenue	65
John E.	Dallis	224 Hayden Road	66
Louise	Watson	3508 Orlando Drive	69
David	Eastman	318 North Monroe	70
Judith	Riera	4545 Louvinia Court	72

Unagendaed Items:

Presented a proclamation to Mr. Bill Behenna in recognition of the many proclamations he had drafted for the Commission over the last few years

City Attorney English introduced and read into the record Ordinance No. 97-O-0050, which makes appropriations for expenditures and obligations in the City of Tallahassee for the fiscal year beginning October 1, 1997 and ending September 30, 1998.

Announcements:

Announced that a settlement had been reached with regard to the construction of the Northeast High School and building would go forward

SUMMARY OF CITY COMMISSION MEETING

AUGUST 28, 1997

The City Commission met in special joint workshop session with the Leon County Board of County Commissioners (County Commission) on August 28, 1997, in the Lockheed Room at the Tallahassee Regional Airport for the purpose of discussion and action on the Tallahassee-Leon County 2010 Comprehensive Plan (Comp Plan) Evaluation and Appraisal Report (EAR), with City Commissioners Maddox, Meisburg and Lightsey, and County Commissioners Yordon, Host, Sauls, and Thael present and took the following action:

- Directed the staff to review with other City departments and concur on a definition for "affordable housing" and adjust the Comp Plan as needed
- Asked if the staff could review the issue of the City wanting to offer incentives to build outside those census tracts identified by the Federal Government, where affordable housing was already over-represented, and the Federal Government's program, which only offers its monies and incentives to those who continue to build in those census tracts and opined that the City's direction was correct, but if Federal monies or opportunities to spend those monies were lost, then it did not further local government's goal to offer incentives to build outside those tracts
- Concurred to accept County Commissioner Thael's motion, as amended, to approve a required inclusionary affordable housing policy that exempted developments of 50 units or less
- Commissioner Thael clarified that his motion, as amended, was to remove the nonexistent in lieu of fee for affordable housing in the County and have the same requirement for inclusionary affordable housing, in the same percentages as the City for developments of 50 or more units in the areas outside the City limits, but within the Urban Service Area
- Concurred to accept the motion, as amended, relative to the inclusionary affordable housing issue
- Asked if the staff could bring back information on geographic locations where there was enough land for redevelopment potential where an incentive program might work
- Asked if direction could be given to the staff, not just Planning staff (City Manager, County Administrator, Growth Management), that the inconsistencies in the lack of development in the Heavy Industrial future land use category had already been identified in the agenda material and the staff explained that one of its recommendations was to conduct research to determine if the factors affecting the lack of development in the Heavy Industrial future land use category are market based or other factors not influenced by local government action and that the research should, at a minimum, determine if the allocation is the correct amount and in the correct locations, and then bring this report back to the Joint Commission
- Concurred not to address the issue of insufficient standards for the location of public facilities, in particular heavy infrastructure at this time and to remove it from the language transmitted to the FDCA in the EAR; discussion focused on the need for staff to follow up on this issue and by not transmitting it to the FDCA in the EAR, that allowed for a longer timeframe for discussion or action on this issue
- Concurred that since there was no consensus on the definition of sector planning, that it would not be appropriate to include it in the EAR
- Directed the staff to come back with a plan that would look at making bicycling a transportation alternative, particularly in the area around Florida State University and moving outward from there
- Directed the staff to develop a plan for addressing the possibility of transportation impact fees that incorporated the comments from the discussion
- Expressed an interest in seeing the development of initiatives outside the Comp Plan to institute a pilot project which demonstrates that alternative transportation will work
- Concurred to make the Transportation Element of the 2010 Comprehensive Plan one distinct consolidated element instead of having separate sub-elements
- Concurred to direct the staff, as part of the Long-Range Transportation Planning process, to address more of the multi-modal planning through the prioritization and design alternatives of the 2020 Transportation Map
- Concurred on revising the Transportation Element of the 2010 Comprehensive Plan to reflect the recommendation of the Local Planning Agency (LPA) to replace the word "mass" with "public"

- Concurred (County Commissioner Joanos opposed) to direct the staff to provide for strategic policy plans for the coordination of the location of urban development to transit, either in the provision of facilities or funding by developments with high densities in support of either private transit or future public transit
- Concurred to continue to look at revising or including policies to consider alternatives to roadway expansions for all proposed transportation projects, such as reverse signalization and the connection of roadways.
- Concurred to direct the staff to include policies in the Comp Plan which would provide clear direction for zoning and reinforce the restriction of residential and other noise sensitive uses from locating within the 65 Ldn noise contours identified by the Airport and included in the map series of the Transportation Element
- Concurred to address the needed specificity for protecting wetlands by ordinance and directed City Growth Management staff to look at, not as a part of the Comp Plan, whether the County had a better policy than the City and bring that information back for review
- Concurred to direct the staff bring back some policy suggestions for Joint Commission review on the issue of lake water quality, whether certain lakes were being used for recreation purposes, the amount of money being spent on each lake for its protection as being equal and the idea that perhaps that should not be, on prioritizing lakes, especially those with State recognition, for the expenditure of funds for their protection, and the need to recognize the difference between those waterbodies classified as lakes as opposed to stormwater facilities
- Confirmed with the staff that if government agreed to place a policy in the Comp Plan for mandatory park and school land dedication, then the standards for this policy would be set by ordinance
- Concurred to direct the staff to bring the issue of standards for the definition of a park and on the pros and cons of a school land dedication requirement for all new residential developments back for policy discussion, but not as a Comp Plan amendment
- Concurred to wait and review the information that comes out of the work currently being accomplished on a joint housing plan before making a decision on whether to have a Joint Housing Element
- Concurred that the recommended language which needed to be transmitted in the EAR relative to septic problem areas should read "policies concerning septic tank problem areas may need revision or additional policies added" *[Item #1 on Page 30 of the agenda material]*
- Concurred on the transmission of language in the EAR indicating that policies needed to be developed or strategies brought forward, such as interlocal agreements or the creation of a special taxing district, which would address the issue of out-dated package treatment plant systems
- Concurred to direct the staff to clarify the language in the Comp Plan to ensure that sufficient regulatory mechanisms are in place to enforce sanitary sewer policies on an equal basis among all providers
- Concurred to direct the staff to begin the removal of redundant policies in every element of the Comp Plan as those redundancies were discovered
- Concurred in expressing and interest in the development of an element of the Comp Plan that detailed a first step in the process of stormwater retrofit and lake water quality management, in baseline data and funding, and go from there in order to have a starting point on this issue and know where the process was, where to focus government funding, and where the funds were being spent
- Concurred that the language which would be transmitted in the EAR relative to potable water level of service standards outside the USA was that this issue would have to come back to the Joint Commission for clarification in the Comp Plan
- Expressed its support for the recommendation of establishing land uses which would essentially prohibit water exportation from Leon County to other counties through the use of well fields or transmission lines
- Concurred to direct the staff to make those policies associated with water conservation and Aquifer recharge protection consistent with what local government was actually doing, which was an approach that has received much recognition throughout the State
- Concurred to direct the staff to update and, possibly, delete these objectives and policies [Objective 1.2, Policies 1.2.1, 1.2.3, 1.2.4 and 1.2.5] relative to a deadline for acquiring and establishing a future landfill site after the conclusion of current negotiations on the provision of solid waste services

- Concurred to direct the staff move forward with its recommendations for expanding the totality of water quality data for lakes, stormwater facilities, and runoff
- Concurred to direct the staff to move forward with its recommendations for policies related to the multiple use of stormwater treatment facilities
- Concurred to direct the staff to review the issue of the lack of the appropriate technology and ability to fund stormwater retrofit programs and lake water quality programs and the magnitude in the costs of such an undertaking and bring back additional information and recommendations relative to lake water quality programs, stormwater retrofit programs, and on the ability to fund these programs
- Concurred to transmit language in the EAR that the Comp Plan shall include policies which set priorities for the extension of infrastructure and improvements and the staff would bring back the specific amendments at a later date
- Expressed a desire to see language codified that the FDCA recognize that this is Florida's Capital and should receive special funding for cleanup for environmentally sensitive areas, et cetera to show that it is the Capital City
- Reviewed strategies for economic development issues which include exploring the addition of policies that would encourage new business location and existing business expansion/retention which will have an economic base which is international, national, state-wide or regional, encourage targeted new business location and existing business expansion/retention which will have an average wage rate at least 15% above local averages, would state that any financial incentives offered by local governments demonstrate a net gain in local government revenue directly and/or indirectly attributable to the incentive, and that will require, consistent with the State Comprehensive Plan, that new employment centers developed by the State of Florida will be in downtown rather than in satellite locations, and that these employment centers reserve their first floor for retail goods and services in order to promote economic diversification
- Thanked the Planning Department staff for the good job it had done on the preparation of its recommendations to the Joint Commission and work on the EAR