

Summary of Commission Meeting - September 10, 2007

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

Item 1 – Mayor Marks presented a proclamation recognizing the following Leadership Tallahassee's Distinguished Leadership Award finalists and the Lifetime Leader recipient (brought forward by the Mayor's Office):

- C. Dubose Ausley: 2007 Lifetime Leadership Award Recipient
- Leadership Pacesetters: Bob Gabordi, Richard Ledford, Kimberly Moore, Darryl Parks, and Johanna Williams
- Leaders of the Year: Jeri Bush, Mac Langston, Mike Pate, Mark Reichert, and Steve Urse
- Servant Leadership: Stephen Beasley, Glen Davidson, Helen Moeller, and Gary Yordon

Item 2 – Lieutenant Governor Kottkamp presented the Volunteer Florida Foundation Governor's Points of Light Award and Mayor Marks presented a City proclamation to Marthine Woodward in recognition of her service with the Epilepsy Association of the Big Bend (brought forward by the Mayor's Office)

Item 2.1 – Mr. "Buddy" Streit and Ms. Kelly Otte, representing the United Partners for Human Services, gave a presentation highlighting the results of an economic assessment of not-for-profit organizations and their contributions to the Leon County economy (prepared by Dr. Tim Lynch, President of Econometrics Consultants, Inc., and Professor Emeritus/former Director of the Florida State University Center for Economic Forecasting and Analysis; sponsored by the United Partners for Human Services and funded by the Knight Foundation Community Partners)

Items 3-13 and 15 – Voted 5-0 to approve the staff's recommendations presented in Consent Agenda Items 3-13 and 15, taking the following action:

Item 3 – Approved the reappointment of Perry West and the appointments of Rob Rinehart (replacing Wilma Clark) and Carlos Rey (replacing Mark Hannon) to the Municipal Code Enforcement board to terms expiring June 2010 (as recommended by Mayor Marks)

Item 4 – Approved a task order with Navigant Consulting, Inc. (NCI), under the firm's existing consulting services agreement for demand side management (DSM) evaluation support, in the amount of \$130,000 (Option 1 as recommended by Electric Utility)

Item 5 – Approved the award of purchase of six (6) three-phase reclosers for City Electric distribution circuits (Quote No. 0225-07-RM-QP) from HD Supply, low bidder meeting specifications, in the amount of \$95,754 (Option 1 as recommended by Electric Utility)

Item 6 – Approved the concept of an annual rooming house registration renewal and directed staff to schedule the required public hearings (Option 1 as recommended by Growth Management)

Item 7 – Approved the award of a construction contract for the Lawrence Gregory Community Center Renovation (Bid #0214-07-ER-BC) to Concrete Services, Inc. of Quincy, Florida, low bidder meeting specifications, in the amount of \$777,590; authorized staff to execute a contract for the work (Option 1 as recommended by Parks and Recreation Department)

Item 8 – Authorized the purchase of 36 laptop computers and other associated equipment from Insight Public Sector, at a cost of \$145,698, and from Motorola, at a cost of

\$3,289.50 (pursuant to prices provided in Quote #0229-07-JAG-QP) (Option 1 as recommended by the Tallahassee Police Department)

Item 9 – Approved the Park Maintenance Agreement between Leon County and the City of Tallahassee for the Tallahassee-St. Marks Historic Railroad Trail Extension, for the period October 1, 2007 through September 30, 2008; authorized the City Manager to execute this agreement requiring Leon County to reimburse the City \$2,198.86 annually, payable semi-annually (Option 1 as recommended by Public Works/Streets & Drainage)

Item 10 – Approved the Hartsfield Gardens Subdivision Plat, containing 4.87 acres subdivided into 19 lots, bounded on the north and east by Hartsfield Circle, on the south by Hartsfield Road, and on the west by The Plantation of the Florida Pecan Endowment Company, planned for development as single-family residential by Western Wave corporation, with Steven Roberts as its representative (as recommended by Public Works/Engineering)

Item 11 – Approved the purchase of nine (9) replacement pumps for the wastewater solids treatment process at Thomas P. Smith Water Reclamation Facility (Quote No. 0222-07-VA-BC) from Nugent & Associates Inc., low bidder meeting specifications, at a cost of \$216,996 (Option 1 as recommended by Water Utility)

Item 12 – Approved the selection committee's ranking and selection of Hazen and Sawyer (top-ranked vendor responding to RFP #0191-07-KR-RC) to provide consulting engineering services for the Advanced Wastewater Treatment (AWT) Improvements at the TPS treatment plant; authorized the City manager or her designee to negotiate and enter into a contract with Hazen and Sawyer at a cost not to exceed \$16,625,000; authorized the City Manager or her designee to approve contract amendments in an amount not to exceed 12% of the initial contract value in accordance with the outlined process, as presented (Option 1 as recommended by Water Utility)

Item 13 – Approved a term contract with Waste Management of Leon County, Inc. (sole bidder) for the transportation and disposal of wastewater biosolids (Bid #0200-07-VA-BC) at the Springhill Landfill in Campbellton, Florida, at an estimated total cost of \$1,360,000 over three (3) years (Option 1 as recommended by Water Utility)

Item 14 – PULLED FROM CONSENT an item related to the award of various commercial insurance coverage (brought forward by the City Treasurer-Clerk/Risk Management) – SEE BELOW

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

- August 21, 2007 Final Budget Decisions Workshop

Item 14 (pulled from Consent) – Voted 3-0 (Mayor Marks and Commissioner Katz abstained) to approve the Evaluation Committee's recommendation to award various commercial insurance coverage for three-year terms expiring September 30, 2010 (RFP #0206-07-KR-RC), as follows (as recommended by the City Treasurer-Clerk/Risk Management):

- Airport Liability to Phoenix Aviation, brokered by J. Smith Lanier
- Excess Workers compensation Insurance to AIG Insurance, brokered by J. Smith Lanier
- Statutory Death Benefits for Police and Fire to Chubb Insurance Company, brokered by L. B. Bryan and Co.

Items 16-18 – By consensus, introduced Ordinances Nos. 07-O-47, 07-O-48 and 07-O-13, as presented, all set for public hearings on September 26, 2007:

Item 16 was the introduction of Ordinance No. 07-O-47, which would clarify the government entities eligible for public sector linear infrastructure variances (Option 1 as recommended by the City Attorney). (This ordinance was sponsored by Mayor Marks and Commissioner Lightsey, as the Environmental and Energy Resources Target Issue Committee.)

Item 17 was the introduction of Ordinance No. 07-O-48, which would delete the automatic repeal of the Inclusionary Housing Ordinance sunset provision (Option 1 as recommended by the City Attorney).

Item 18 was the introduction of Ordinance No. 07-O-13, which would revise the current wastewater discharge restrictions to provide greater regulation on discharges into the wastewater collection system (Option 1 as recommended by Water Utility).

Item 19 – Received a short Power Point presentation on proposed improvements to the City's cemeteries; voted 5-0 to approve closing the Greenwood Cemetery Security Fence Project and opening a new project in the amount of \$180,000 for Southside Cemetery Fence and Miscellaneous Repairs, providing for ornamental security fencing to be installed at Southside Cemetery and additional repairs at other cemeteries, all funded from the Cemetery Perpetual Care Trust Fund (Option 1 as recommended by Public Works/Real Estate)

Item 20 – Voted 5-0 to approve the grant application submission and execution of related documents for the 2007 Federal Transit Administration (FTA) Section 5307 Grant, the 2008 Florida Department of Transportation (FDOT) Block Grant and 2007 FDOT Capital Project Grant, providing \$3,318,323 in capital and operating funding for the City of Tallahassee's transit system, adopting authorizing Resolution No. 07-R-41 (Option 1 as recommended by StarMetro)

Item 21 – Received a brief staff presentation on improvements that had been made to the Transit System; voted 5-0 to approve the 2007 Transit Development Plan Minor Update, allowing the City's transit system to continue providing service to the community and offset the use of City funds – approval of this update allows the City to receive \$963,930 in FY2008 FDOT Block Grant funding for transit operations, identified as part of StarMetro's proposed FY2008 budget (Option 1 as recommended by StarMetro)

Item 22 – Voted 5-0 to approve the use of \$3,726 from the City Tree Bank account to fund a longleaf pine restoration tree planting project at the J. R. Alford Greenway (Option 1 as recommended by Planning)

Target Issue Update

Mayor Marks reported on a recent meeting of the Economic Development Target Issue Committee, and its discussion of the kind of projects to be subject to the Economic Development Incentives Program.

Commissioner Mustian discussed the severe impact that a recent decision on a Florida Supreme Court case would have on Community Redevelopment Area (CRA) financing, as it reversed a 1980 decision allowing TIF revenue to be pledged to secure a debt.

Item 23 – Held a public hearing on the proposed FY2008 Budget and took the following action (brought forward by the Office of Budget & Policy):

1. City Attorney English read into the record "the proposed millage rate for fiscal year 2008 is 3.1686 for the City of Tallahassee and 1.000 for the Downtown Improvement

Authority (DIA), which is less than the aggregate rolled back rate of 3.4196 by 7.34%. This decrease will result in the reduction of general government services throughout the City." Resolution No. 07-R-42 was provided to state the percentage that the tentative millage rate is below the rolled-back rate.

2. Allowed public input on the City's proposed millage. In compliance with Florida Statute 200.065, this hearing was advertised per the TRIM notice, which was mailed to all property owners by the County Property Appraiser.

3. Allowed public input on the City's proposed budget.

The following persons appeared before the Commission relative to the City's proposed millage rate and proposed budget:

- Mr. Kevin Davis, 1817 Salmon Drive (opponent of cutting Bus Routes 9 and 16)
- Ms. Sue Dick, representing the Economic Development Council (EDC) (proponent of restoring cut funding to the EDC)
- Mr. Roger Wells, President of the Providence Neighborhood Association (proponent of funding for Providence Neighborhood improvements)
- Ms. Peggy Brady, 3011 Brandemere Drive, representing the Council on Culture and the Arts (COCA) (proponent of restoring cut funding to the COCA)
- Mr. Warren Jones, 2539 Tallavana Trail, representing Tallahassee memorial Health Care (proponent of restoring cut funding for the Trauma Center)
- Dr. Kenneth Fowler, 1028 East Park Avenue (proponent of restoring full funding for the Victims Advocate Unit)
- Mr. Leslie Harris, 2022 Hillsborough Street (proponent of funding for Providence Neighborhood improvements/Renaissance Partnership)
- Mr. Dale P. Landry, 1940 Nanticoke Circle (proponent of restoring full funding for Victims Advocate Unit)

4. Allowed public input on the DIA's proposed millage. In compliance with Florida Statute 200.065, this hearing was advertised per the TRIM notice which was mailed to all property owners by the County Property Appraiser.

- There were no speakers on this item.

5. Allowed public input on the DIA's proposed budget.

- There were no speakers on the DIA's proposed millage or proposed budget.

6. Voted 5-0 to approve adjustments to the City's proposed budget as recommended in the agenda item and modified as follows:

Discussed and modified the proposed adjustments to the Proposed Operating Budget as follows:

Voted 5-0 to cut travel and training by a total of 20%, with the City Manager to determine how that would be implemented and with further examination during the year by the Financial Viability Target Issue Committee

Voted 1-3 (Commissioners Lightsey, Gillum and Katz opposed) denying a motion to restore the 10% funding cut for social service and cultural donations

Voted 4-1 (Mayor Marks opposed) to cut the Communications budget by 10% minus the already accepted cut of \$17,200 in the proposed budget for an additional reduction of \$117,487

Voted 2-3 (Mayor Marks, and Commissioners Lightsey and Gillum opposed) denying a motion to cut the funding for the Human Resources and Equity Workforce Development Departments at the City Manager's discretion

Confirmed the already accepted elimination of the Mission San Luis allocation of \$33,333 from the budget

Voted 4-1 (Commissioner Lightsey opposed) to eliminate a vacant stormwater engineer position (#1360)

Voted 4-1 (Mayor Marks opposed) to cut the allocation for school crossing guards by 50%

Voted 2-3 (Commissioners Marks, Lightsey and Mustian opposed) denying a motion to cut the car allowance by 50%

Concurred in retaining the 25% cut in the car allowance with the intent of considering a 50% cut in the next year's budget proposal

Directed the staff to bring back information on how the cost of take home vehicles could be reduced

Voted 5-0 to cut the Parks and Recreation Department budget by another \$52,367

Voted 2-2 (Commissioners Lightsey and Gillum opposed; Commissioner Katz absent) denying a motion to restore funding to the Trauma Center to an allocation of \$250,000

Voted 3-2 (Commissioners Lightsey and Katz opposed) to restore funding to COCA to an allocation of \$60,000

Voted 4-1 (Mayor Marks opposed) to cut the funding for Economic Development by 10%

Voted 3-2 (Commissioners Lightsey and Mustian opposed) to restore funding for human services donations to 110% of the original budget amount

Voted 5-0 to reconsider the vote on the Trauma Center; voted 3-2 (Commissioners Lightsey and Gillum opposed) to fund the Trauma Center at \$250,000

Concurred to add the balance of freed-up funding from proposed reductions and additions to StarMetro, to help keep its funding on an even keel to maintain the commitment to the StarMetro Renaissance Program

Discussed and modified the proposed adjustments to the Proposed Capital Budget as follows:

Concurred to push the funding obligation for the FSU Connector Road Project back to its original funding schedule in FY2009 and schedule the project for review/recommendation by the Long Range Target Issue Committee

Concurred with requesting additional information on the needed stormwater improvements associated with the College Avenue Project

Voted 5-0 to add funding for the 800 MHz project in the amount of \$12.5 million from sales tax extension funds

Concurred to schedule a review of the end-of-year utility distribution formula for recovery of departmental costs by the Financial Viability Target Issue Committee

Concurred to include Lonbladh Road in the funding from the Neighborhood Infrastructure Enhancement Program (NIEP)

Confirmed by the Providence Neighborhood projects were included as part of the NIEP

7. Voted 5-0 to approve the City's tentative millage rate of 3.1686 mills, Resolution No. 07-R-42. The City Attorney English announced "the proposed aggregate millage rate is less than the rolled back rate by 7.34%. This decrease will result in the reduction of general government services throughout the organization." If the commission should decide to amend and recompute the tentative millage rate, Florida Statute 200.065(2)© requires that the Commission publicly state the City's amended tentative millage rate and the percentage increase above the rolled-back rate, and offset the cost of notifying property owners of the change

8. Voted 5-0 to approve the City's tentative budget, as amended.

9. Voted 5-0 to approve the DIA's tentative millage rate of 1.000 mill, Resolution No. 07-R-42.

10. Voted 5-0 to approve the DIA's tentative budget.

11. Commissioner Lightsey introduced Appropriation Ordinance No. 07-O-49, which would make appropriations for the expenditures and obligations of the City for FY2008, designating the sources of revenue and said appropriations. Contingent upon Commission action, the ordinance and required budget summary advertisement will be adjusted accordingly for all issues resolved as part of this item, as well as items approved during the September 10, 2007, Commission meeting that may affect the fiscal year 2008

budget. City Attorney English read the title of Ordinance No. 07-O-49 into the record, and the public hearing on the adoption of the ordinance was set for September 26, 2007.

CTC:RM:ecg:09-12-07

Summary of Commission Meeting - September 19, 2007

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

Item 1 – Received a Power Point presentation overview of the City's Demand Side Management (DSM) Program from Energy Services staff, and the Commissioners clarified the following issues with staff:

there could be multiple energy service companies (ESCOs) involved with each program, including some local vendors;

the City's Integrated Resource Plan (IRP) included a DSM target of 160 MW by the end of the next 20 years, including 59 MW by the year 2012;

the staff anticipated providing the Environmental & Energy Resources Target Issue Committee with sets of recommendations by the end of 2007 or beginning of 2008, to help the Committee provide the full Commission with some DSM measures and incentives to save electricity that would be of value to the building and development community, as well as lead to LEED green building certification;

the Florida Building Code included an Energy Code and it would be helpful to lobby for more local government flexibility on these building code issues to help meet some of the local government objectives;

the staff had investigated the benefit ratio of solar energy efficiency in the State of Florida in comparison with other states and had determined that when compared to an environment that was much more arid, such as in the southwestern U. S., there was only a slight reduction in the output of solar photovoltaic (PV) in Florida due to haziness and there was a significant benefit to using solar in Florida;

outsourcing would require a great deal of coordination in terms of the different ESCOs communicating and providing options to the customers, and suggested that some consideration be given to providing a monetary bonus if the energy savings goal was exceeded;

stressed the importance of being consistent with the Governor's Energy Initiative;

the use of DSM as part of an energy supply plan had been determined to be a less costly method of providing energy than through building supply resources;

the use of DSM programs to provide energy could result in a slower growth of Electric Utility revenues thereby providing a reduction in the amount of Electric Utility funds that were available for transfer to the General Fund, particularly in light of the Governor's policies resulting in reduced General Fund revenues;

the need to give some consideration to the financial impact of implementing the Governor's new energy policies;

the City's policies must be consistent with new state energy policies;

the City should maintain some flexibility to be able to take advantage of state incentive programs to help with the City's energy saving efforts;

suggested that consideration be given to the City making a formal request to the Governor's Office for a state match to the City of Tallahassee to some degree for every KW produced through DSM, recognizing the City's more aggressive DSM plan and encouraging others to do the same;

ascertained that the Governor's Office had considered giving carbon credits per megawatts;

the City was actively promoting customers' efforts to utilize solar programs through solar rebates and being involved in facilitating federal, state and local energy incentives for large commercial projects;

encouraged support for a proposal that was before Congress for Energy & Environmental Block Grants (EEBGs), which were similar to the Community Development Block Grants (CDBGs) but focused on energy programs; and

the five-year cost of the City's DSM Plan was projected at \$50 million to \$60 million, or less than \$1,000 per KW.

Item 2 – Received a Power Point presentation from the City's Rate and Financial, and Smart Metering Consultant, on the City's Smart Metering Project, including an update on the Project since the Commission authorized negotiations with Honeywell on March 28, 2007, and a proposed agreement for contract management services to deploy and integrate a smart metering network for the City utilities -- with Honeywell to provide Contract Management services for the Project and the selection of Elster to provide the Automated Metering Infrastructure (AMI) component of the system, which represented the single largest cost component of the network

Voted 4-0 (Commissioner Katz absent) to authorize the City Manager to: 1) approve and execute the final agreement with Honeywell for contract management (CM) services, upon its completion and final review as to form by the City Attorney, for a project amount of \$35.3 million to be adjusted upward or downward based on software systems costs pursuant to the agreement, and 2) authorize the City Manager to approve and execute contract amendments and to pay City internal expenses in an amount not to exceed \$3.53 million or 10% of the Guaranteed Maximum Price (GMP) (Option 1 as recommended by Utility Business & Customer Service)

Confirmed with staff that this item would provide the platform for smart thermostats and additional programs, such as pre-pay, to be added as they became available

Recognized and thanked members of the Advanced Metering Committee for their work on this issue

Mr. Mark Gabriel, with R. W. Beck, the City's Rate and Financial Consultant as well as Smart Metering Consultant; and Mr. Mike Carantha and Mr. Rob Hartway, from Elster,

the preferred Smart Metering vendor, appeared before the Commission relative to this item.

Unagendaed

Expressed no interest in pursuing using Tax Increment Financing (TIF) or expansion of the Community Redevelopment Area (CRA) to provide assistance with the proposed redevelopment of the Tallahassee Mall and the North Monroe corridor, as that would not meet the current profile for economic development incentives; but referred a request for assistance from FMP, the owners of Tallahassee Mall, to Assistant City Manager Wright and Director of Economic Development Michael Parker, as well as to the Economic Development Commission (EDC), to study the issue and provide a report on whether or not there were any potential feasible options that the Commission could consider

Recognized and welcomed members of a Florida A & M University (FAMU) American State and Government class and their professor, Ms. Kinisha Grant

Confirmed with staff that an update on the Neighborhood Infrastructure Enhancement Program (NIEP) would be provided in an upcoming Commission meeting

Responding to the potential for a federal push to address the significant aging of infrastructure throughout the United States, a concern of the U. S. Conference of Mayors as reported by Mayor Marks, directed the staff to provide the Commission with a report on the status of infrastructure in the City of Tallahassee and Leon County.

CTC:RM:ecg:11-30-07

Summary of Commission Meeting - September 19, 2007

The City Commission met in special workshop session (with Mayor Marks and Commissioner Katz absent) and took the following tentative City positions on the proposed Cycle 2007-2 Amendments to the Comprehensive Plan:

PROPOSED CYCLE 2007-2 COMPREHENSIVE PLAN AMENDMENTS

Amendment*	Amendment To:	Nature of Proposed Amendment	Tentative City Position
PCMM070201	FUTURE LAND USE MAP (Mahan Dr. & Dempsey Mayo Rd.)	From: Residential Corridor To: Residential Corridor Node 10.83 acres	Voted 3-0 (Commissioners Marks and Katz absent) to approve
PCM070202a	FUTURE LAND USE MAP (E. side of Lake Bradford Rd. at its intersection with Walcott St.)	From: Suburban To: Recreation-/Open Space 2.9 acres	Voted 3-0 (Commissioners Marks and Katz absent) to approve
PCM070202b	FUTURE LAND USE MAP (SE corner of Baum & Buck Lake Roads)	From: Rural To: Recreation-/Open Space 328.6 acres	Voted 3-0 (Commissioners Marks and Katz absent) to approve

PCM070203	FUTURE LAND USE MAP (E. side of Thomasville Rd. opposite Chancellorsville Dr. intersection)	From: Residential Preservation To: Bradfordville Mixed Use 10.3 acres	WITHDRAWN
PCM070204	FUTURE LAND USE MAP (Lying E. of Hill N Dale Dr. & south of I-10)	From: Urban Fringe To: Residential Preservation & bring inside the USA 119.9 acres	Voted 5-0 to defer taking a position on this amendment and ask the developer to work with the homeowners to address their concerns, and to direct the staff to schedule a workshop discussion with the County Commission relative to the Urban Fringe
PCM070205	FUTURE LAND USE MAP (SW corner of Ox Bottom & Thomasville Rds.)	From: Residential Preservation To: Urban Residential 2.09 acres	Voted 5-0 to approve
PCM070206	FUTURE LAND USE MAP (Easterwood Dr. & Weems Rd.)	From: Recreation/Open Space To: Government Operational 42 acres	Voted 5-0 to approve
PCM070207	FUTURE LAND USE MAP (SE corner of Springhill & Springsax Rds.)	From: Residential Preservation To: Urban Residential 2	Voted 5-0 to approve
PCM070208	FUTURE LAND USE MAP (N. Monroe St. S of Clara Kee Blvd.)	From: Residential Preservation To: Lake Protection 1.95 acres	DELETED FROM CYCLE
PCT070201	TEXT AMENDMENT	Change to the Glossary to amend the definition of altered floodplains	WITHDRAWN
PCT070202	TEXT AMENDMENT	Changes to the Land Use Element Policies to remove the restriction on CU category that density on a local street is limited to 16 dwelling units per acre	Voted 4-0 (Commissioner Katz absent) to approve
PCT070203	TEXT AMENDMENT	Changes to the Land Use Element & disengagement from the Land Development Matrix to remove the restriction limiting density in UT to 25 du's per acre on local streets	Voted 4-0 (Commissioner Katz absent) to approve
PCT070204	TEXT AMENDMENT	Changes to Land Use & Capital Improvements Elements establishing an	Voted 3-1 (Commissioner Lightsey opposed and Commissioner Katz absent) to approve as

		urban Service Boundary as a subset of the Urban Service Area	modifiedRequested staff to provide maps reflecting the areas with available sewer infrastructure
PCT070205	TEXT AMENDMENT	Changes to the Land Use Element clarifying timing of development under the cluster option when urban services are available in UF	Voted 4-0 (Commissioner Katz absent) to approve only the change in date from 2010 to 2025
PCT070206	TEXT AMENDMENT	Changes would replace the optional Education Element with the required Public School Facilities Element	Deferred by consensus
PCT070207	TEXT AMENDMENT	Changes modify Policy 2.1.9 of the Land Use Element providing a sunset date for 2.1.9 subdivisions and modify Comp Plan language related to family heir subdivisions	Voted 4-0 (Commissioner Katz absent) to approve

*New Amendment Numbering System:

P = Planning Department

C = Comprehensive Plan

M = Map Amendment

T = Text Amendment

0702 = Cycle

2007-201 = the last two numbers are the amendment number assigned to the application

Confirmed a Joint City-County Commission Workshop on these amendments scheduled for 1:30 p.m. on October 9, 2007, and a Joint City-County Commission Transmittal Hearing scheduled for 6:00 p.m. on November 1, 2007, both to be held in the Commission Chambers in the Leon County Courthouse

Mayor Marks briefly discussed his concern with the State Legislation's Hometown Democracy Amendment, noting that it would require a public referendum on every amendment to the Comprehensive Plan.

CTC:RM:ecg:11-29-07

Summary of Commission Meeting - September 26, 2007

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

Item 1 – Held a moment of silence wishing better health to Dr. Wendy Crook, Professor in the FSU College of Social Work, who had worked diligently on the eradication of homelessness in the community (brought forward by Mayor Marks)

Items 2-3 and 6-10 – Voted 5-0 to approve the staff's recommendations presented in Consent Agenda Items 2-3 and 6-10, taking the following action:

Item 2 – Approved the appointment of L. Collins Proctor, Sr. to serve on the Downtown Improvement Authority (DIA), to a term expiring June 2010 (as recommended by Mayor Marks)

Item 3 – Approved the 2008 City Commission meeting schedule as proposed (as recommended by the Assistant to the City Manager)

Item 4 – PULLED FOR DISCUSSION the award of a construction contract for the Airport Terminal and Cargo Apron Lighting Improvements Project (brought forward by Aviation) – SEE BELOW

Item 5 – PULLED FOR DISCUSSION a supplemental appropriation of funds for the replacement of existing overhead and underground equipment/facilities (brought forward by Electric Utility) – SEE BELOW

Item 6 – Approved the acceptance of equipment, a specially outfitted vehicle valued at approximately \$77,000, won as part of the 2007 Florida Department of Transportation (FDOT) Law Enforcement Challenge competition, and the acceptance and expenditure of a cash donation of \$15,000 from FDOT, to purchase laser speed measuring devices and roadway safety equipment, all to be used for traffic enforcement operations; and the acceptance and expenditure of a cash donation of \$5,236.30 from the U. S. Police Canine Association (USPCA), enabling the installation of exterior lighting at the new K-9 team training area located at the old animal shelter on Capital Circle Southwest (Option 1 as recommended by the Tallahassee Police Department [TPD])

Item 7 – Approved the acceptance of a donation of one aggressor suit and four student gear kits from Crime Stoppers, Inc., and authorized a supplemental appropriation of \$15,800 from the State Law Enforcement Trust Fund to support expansion of the Rape, Aggression, Defense (RAD) self-defense programs for women and children (Option 1 as recommended by TPD)

Item 8 – Approved the Hollystone Subdivision Plat, containing 5.006 acres subdivided into 12 lots, bounded on the north by Ox Bottom Road, and on the south, east, and west by unplatted land, planned for development as single-family residential by John M. Harrigan and Carole Harrigan, owners (as recommended by Public Works/Engineering)

Item 9 – Approved a one-year extension of contracts with the following licensed investigative service companies for claims investigation assistance for the first, additional one-year period to expire September 30, 2008 (Option 1 as recommended by the City Treasurer-Clerk/Risk Management):

- American Investigations Management, Inc. #890
- Business Decisions Information #889
- Case by Case Investigations, Inc. #895
- Complete Claims Services, Inc. #885
- Merrill Group #887
- Statewide Security Group #892
- York SCI #888

Item 10 – Approved the minutes of the following City Commission meetings (as recommended by the City Treasurer-Clerk/Records Management):

- July 11, 2007 Regular Meeting

- September 10, 2007 Special Meeting of the Board of Trustees of the Pension Plan

Item 4 (pulled from Consent) – Voted 5-0 to approve the award of a construction contract for the Airport Terminal and Cargo Apron Lighting Improvements Project (IFB #0223-07-KR-BC) to Ingram Signalization, Inc., of Pensacola, Florida, low bidder meeting specifications, in the amount of \$332,850, and increased the project budget to \$404,000 (Option 1 as recommended by Aviation)

Item 5 (pulled from Consent) – Voted 5-0 to approve a supplemental appropriation of funds, in the amount of \$100,000, from RR&I fund balance for the Electric Utility Master Project (07007) entitled Recurring – Replacements and Upgrades, for the replacement of existing overhead and underground equipment/facilities (Option 1 as recommended by Electric Utility)

Item 11 – Sitting as the Community Redevelopment Agency (CRA) Board, with County Commissioners DePuy, Sauls and Desloge joining the City Commissioners at the dais, voted 8-0 (County Commissioner Dailey absent) to approve the Arrowood Law Firm application for commercial façade grant funds, in the amount of \$19,127, for the construction of façade improvements to the law office located at 1014 North Adams Street, and authorized staff to enter into a commercial façade agreement with the owners of the Arrowood Law Firm (Option 1 as recommended by CRA).

Item 12 – Sitting as the CRA Board, voted 7-0 (County Commissioner Desloge abstained; County Commissioner Dailey absent) to approve the proposed allocation of \$495,000 in FY2007 capital project funds from the Downtown District Community Redevelopment Area for the Alliance Building Project, a mixed-use building to be located in the 100 block of South Monroe Street between the Hancock Bank building and the AFL/CIO building, proposed for development by Red Brick partners, LLC and Diamond at Monroe, LLC; and authorize the City Manager, Agency Executive Director, or Agency program Director to authorize expenditures consistent with the approved budget (Option 1 as recommended by CRA)

Item 13 – Sitting as the CRA Board, voted 8-0 (County Commissioner Dailey absent) to schedule CRA Board meetings to coincide with the second City Commission meeting of each month, based on the 2008 City Commission Calendar, meeting alternately at the City Hall and Courthouse Commission Chambers (Option 1 as recommended by CRA)

Item 14 – Sitting as the CRA Board, received a staff update on CRA activities and the status of Gaines Street redevelopment, and a review of current and future potential projects (brought forward by CRA)

Concurred with the intent expressed by Commissioner Mustian to bring to the next CRA Board meeting a redefinition of the role of the Gaines Street Vitalization Committee and the appointment of new membership to that Committee

Recognized the performance and leadership of Ms. Roxanne Manning in her new position as CRA Director.

Recognized the involvement of Mr. Michael Parker and Ms. Sue Dick in Turbocor's successful relocation to Tallahassee

Item 15 – Voted 5-0 to approve the proposed contract modifications and a one-year extension of the contract (No. 1514) for agricultural services at the City's Southeast Sprayfield with J. L. Morgan and Sons, Inc., at a fixed price of \$85 per cultivated acre; authorize a lump sum payment of \$87,000 to Morgan for expenses incurred during 2007 due to the loss of cattle grazing leases and lower crop yield from the prohibition of supplemental fertilizer; and direct staff to develop and advertise a Request for Proposals (RFP) that would result in a new contract for farming services at the Southeast Sprayfield, effective October 2008 (Option 1 as recommended by Water Utility)

Item 16 – Voted 5-0 to adopt revised Resolution No. 07-R-44, to provide necessary local matching funds for Defiance Inc.'s participation in the Qualified Targeted Industries (QTI) Tax Refund Program, including the funds necessary to meet the program contribution requirements if the Company qualifies for state Brownfield benefits (Option 1 as recommended by Economic Development)

Items 17 and 18 – Received a Power Point presentation on the solar lighting of bus stops and voted 5-0 to approve the recommended action on Items 17 and 18:

Item 17 – Approved the purchase of Star Stop shelters and benches (IFB #0167-07-TM-BC) from Daytech Limited, low bidder meeting specifications, as recommended by the selection committee (Option 1 as recommended by StarMetro)

Item 18 – Approved the purchase of Star Stop solar lighting technology to be installed in select shelters and non-sheltered transit stops from Carmanah Technologies, top-ranked vendor, as recommended by the selection committee (Option 1 as recommended by StarMetro)

Concurred in directing the staff to bring back a schedule for expanding the posting of route information at bus stops throughout the transit system

Item 19 – Held a second and final public hearing on the proposed FY2008 Budget and took the following action (brought forward by the Office of Budget & Policy):

- City Attorney English read into the record “the proposed millage rate for fiscal year 2008 is 3.1686 for the City of Tallahassee and 1.000 for the Downtown Improvement Authority (DIA), which is less than the aggregate rolled back rate of 3.4196 by 7.34%. This decrease will result in the reduction of general government services throughout the City.” Resolution No. 07-R-42 is provided to state the percentage that the millage rate is below the rolled-back rate.
- Allowed public input on the City's final millage.
 - There were no speakers on this item.
- Allowed public input on the City's final budget.
 - There were no speakers on this item.
- Allowed public input on the DIA's final millage.
 - There were no speakers on this item.
- Allowed public input on the DIA's final budget.
 - There were no speakers on this item.
- Voted 5-0 to approve adjustments to the City's final budget as outlined by staff.
- Voted 5-0 to approve the City's final millage rate of 3.1686 mills, Resolution No. 07-R-42. The City Attorney English announced “the proposed aggregate millage rate is less than the rolled back rate by 7.34%. This decrease will result in the reduction of general government services throughout the organization.” If the Commission should decide to amend and recompute the tentative millage rate, Florida Statute 200.065(2)© requires that the Commission publicly state the City's amended tentative millage rate and the percentage increase above the rolled-back rate, and offset the cost of notifying property owners of the change
- Voted 5-0 to approve the City's final budget, as amended.
- Voted 5-0 to approve the DIA's final millage rate of 1.000 mill, Resolution No. 07-R-42, and
- to approve the DIA's final budget.
- Voted 5-0 to adopt Appropriation Ordinance No. 07-O-49AA, introduced on September 10, 2007, reflecting all changes to the proposed budget approved by the Commission. City Attorney English read the title of Ordinance No. 07-O-49AA into the record as presented.

Mayor Marks recognized a large number of police employees in the audience and their interest in the budget process, and thanked them for attending this budget hearing.

Item 20 – Held a public hearing and voted 5-0 to adopt Ordinance No. 07-O-13, introduced on September 10, 2007, revising the current wastewater discharge restrictions to provide greater regulation on discharges into the wastewater collection system (Option 1 as recommended by Water Utility)

There were no speakers on this item.

Item 21 – Held a public hearing and voted 5-0 to adopt Ordinance No. 07-O-44, introduced on August 22, 2007, which would annex approximately 335 feet of the Whittaker Road right-of-way, beginning at the western boundary of the City limits, leaving in the unincorporated area of the county a small unimproved segment of Whittaker Road to the west of the previously annexed property (via the Whittaker/Raitz Annexation Ordinance No. 07-O-34, adopted on June 27, 2007) (Option 1 as recommended by the Mayor's Office)

There were no speakers on this item.

Item 22 – Held a public hearing and voted 5-0 to adopt Ordinance No. 07-O-47, introduced on September 10, 2007, clarifying the government entities eligible for public sector linear infrastructure variances (Option 1 as recommended by the City Attorney). (This ordinance was sponsored by Mayor Marks and Commissioner Lightsey, as the Environmental and Energy Resources Target Issue Committee.)

There were no speakers on this item.

Item 23 – Held a public hearing and voted 5-0 to adopt Ordinance No. 07-O-48, introduced on September 10, 2007, deleting the automatic repeal of the Inclusionary Housing Ordinance sunset provision (Option 1 as recommended by the City Attorney).

Commissioner Gillum requested that the staff provide a future update on progress made as a result of the Inclusionary Housing Ordinance.

There were no speakers on this item.

Item 24 – Held the second and final public hearing (the first public hearing having been held on August 29, 2007) and voted 2-1 (Commissioner Lightsey opposed; Mayor Marks and Commissioner Katz abstained) to approve the Fourth Amendment to the Governor's Park Corners Chapter 163 Development Agreement, adding convenience store with gas pumps and car washes as approved uses in Exhibit C to the development agreement, as modified to require the developer to work with City staff to develop a site plan consistent with the urban infill and landscaping goals of the development agreement and Mixed use C zoning as provided in the agenda item (Option 1 as recommended by the City Attorney)

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

- Mr. Wes Singletary, representing the Towns East Homeowners Association (opponent)
- Mr. Darryl Stewart, 1608 Sequoia Drive (opponent)
- Mr. Wade Pitt, 805 N. Gadsden Street, representing Konover South/Zaremba Group – indicated his availability to answer questions
- Ms. Silvia Alderman, 106 E. College Avenue, Suite 1200, representing Konover South, LLC – indicated her availability to answer questions

Unagendaed Speaker

Ms. Vanessa Jackson, 2434 Augustine Court, appeared before the Commission and urged the Commission to take leadership to discourage the practice of wearing sagging pants.

City Commission Information and Sharing of Ideas

Commissioner Katz reported on negotiations with Florida State University (FSU) on providing game day law enforcement traffic services and offered a proposal wherein the Seminole Boosters would pay \$6,000 per game for Police service at the 10 Booster parking lots and a reduced level of service, such that the City's net cost would be projected at no more than \$12,000 per game for the level of service provided

The Commission voted 3-2 (Commissioners Lightsey and Gillum opposed) to authorize the City Manager to enter into a contract that reflects FSU paying \$6,000 per game and a reduced level of service, and if not able to reach agreement by the next game then provide only a level of service needed to provide safety for the community.

Commissioner Gillum requested a cost comparison on law enforcement services provided for Florida A & M University (FAMU) home games.

Commissioner Katz requested that the staff bring back an item on how to utilize funds to help citizens pay their utility bills allowing them to keep their homes.

The Commission voted 5-0 to authorize the City Manager to approach the Police Benevolent Association (PBA) for a 30-day extension to negotiate a new contract.

Mayor Marks recognized the attendance of members of an FSU class.

CTC:RM:ecg:09-27-07

Summary of Commission Meeting - October 10, 2007

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

Observed a moment of silence in recognition of the passing of Dr. Bernie Sliger, former President of Florida State University, and Commissioner Mustian's father-in-law, and offered condolences to Commissioner Mustian

Item 1 – DELETED FROM THE AGENDA a proclamation to Mr. Dubose Ausley (brought forward by Mayor Marks)

Item 2 – Mayor Marks presented a proclamation to the Tallahassee Babe Ruth 13 year old All Star team in recognition of the team winning the 13 year old Babe Ruth Baseball World Series Championship on August 28, 2007

Team members Johnny Blue Craig, Jr., Cole Davis, Ryan Del Vecchio, Michael Hallenstein, Landon Hoffman, Blair Huggins, Garrett Johnson, Bobby Rice, Mark Rumenik, Ryan Sanchez, Nick Shafer, Jared Shouppe, Payson Smith, Thomas Watson, and Gerad Williamson; Coaches Roy Weidner, Jerry Hallenstein and Steve Shafer; and local state Babe Ruth Commissioner Cindy Meridith appeared before the Commission relative to this item

Item 3 – Mayor Marks presented a proclamation to Mr. Kevin Wailes, General Manager - Electric Utility; Ms. Cynthia Barber, General Manager – Utility Business & Customer Service; and Mr. David Byrne, General Manager – Energy Services, designating the week of October 7-13, 2007, as the 21st annual Public Power Week in honor of the City of Tallahassee Electric Utility

Items 4-11 and 14-16 – Voted 5-0 to approve the staff's recommendations presented in Consent Agenda Items 4-11 and 14-16, taking the following action:

Item 4 – Approved the appointment of Dr. Geraldine Seay to the Tallahassee-Leon County Architectural Review Board, replacing Mr. Ron McCoy, representative owner of property zoned HPO), to a term expiring June 2011 (as recommended by Mayor Marks)

Item 5 – Approved the proposed Bylaws of the School Coordinating Committee, as presented (Option 1 as recommended by the City Attorney)

Item 6 – Approved a proposed settlement agreement to purchase Parcel 121, consisting of 10.01 acres, for the amount of \$590,000, necessary for the Orange Avenue Extension project from Blair Stone Road to Capital Circle Southeast (Option 1 as recommended by the City Attorney)

Item 7 – Adopted Resolutions Nos. 07-R-45, 07-R-46, 07-R-47 and 07-R-48, and accepted the Florida Department of Transportation (FDOT) Joint Participation Agreements No. 41408819401 and 42070819401, and Supplemental JPAs Nos. 22676919401 and 42071119401, and amendment of the Project Budgets as presented in the Capital Improvement Program (CIP) Amendment Summary (Option 1 as recommended by Aviation)

Item 8 – Approved the award of a three-year contract to Airgas South, Incorporated, low bidder meeting specifications, for the purchase of industrial gases for Citywide use (IFB #0052-07-ER-RC) for the period November 1, 2007 through October 31, 2010 – for an estimated total expenditure of \$250,000 over the life of the contract (Option 1 as recommended by the Department of management and Administration/Procurement Services)

Item 9 – Approved Change Order No. 2, in the amount of \$86,152.90, to the contract with Allstate Construction, Inc., addressing modifications to the contract for construction of the Solid Waste Administration Building Renovation (Contract No. 1172), for a total revised contract amount of \$1,522,410.72 (Option 1 as recommended by the Assistant to the City Manager)

Item 10 – Approved the award of a three-year contract to Michael and Emma Jones Janitorial Service, low bidder meeting specifications, for janitorial services at the Forestmeadows Athletic Center (IFB #0220-07-JAG-BC) – in the total amount of \$54,000 for the three years (\$18,000 per year) (Option 1 as recommended by Parks and Recreation)

Item 11 – Approved the award of a purchase order in the amount of \$52,766 to M of Tallahassee, Inc., one of the City's pre-qualified roadway contractors, to construct a storm drain system to convey stormwater from undeveloped City property on Mahan Drive across Fallschase property to Weems Road in conjunction with the construction of Arcadian Boulevard (Option 1 as recommended by Public Works/Engineering)

Item 12 – PULLED FROM CONSENT an item regarding the engineering services contract for the design and permitting of the Frenchtown Stormwater Improvements Phase I Project (brought forward by Public Works/Stormwater) – SEE BELOW

Item 13 – PULLED FROM CONSENT an item regarding application for a Lake Griffin Florida Forever Grant (brought forward by Public Works/Traffic Engineering) – SEE BELOW

Item 14 – Approved the submittal of a grant application to the Energy Office of the Florida Department of Environmental Protection (FDEP) requesting funding of \$220,000 for a Wastewater Sludge Gasification Demonstration Project, which assess the viability of gasification as an alternative renewable energy technology for final treatment and disposal of the City's wastewater solids (as recommended by Water Utility)

Item 15 – Adopted Resolution No. 07-R-49, allowing the City to be reimbursed from the proceeds of a planned financing for the approved advanced metering project up to an amount of \$40 million, because it is reasonably expected that some or all of the total project costs will be incurred prior to the financing (Option 1 as recommended by the City Treasurer-Clerk)

Item 16 – Approved the minutes of the following City Commission meetings (as recommended by the City Treasurer-Clerk/Records Management):

- August 22, 2007 - Regular Meeting
- August 29, 2007 - Regular Meeting
- August 30, 2007 - Joint City-County Commission Public Hearing (Proposed Cycle 2007-2 Comprehensive Plan Amendments)

Item 12 (pulled from Consent) – Voted 5-0 to approve an engineering services contract in the amount of \$348,982.27 with URS Corporation, one of the City's Continuing Stormwater Engineering Services Contractors, for the design and permitting of the Frenchtown Stormwater Improvements Phase I; and authorize staff to accelerate implementation of the Frenchtown Watershed Stormwater Improvements by procuring engineering services through one or more of the Continuing Stormwater Engineering Services Contracts (Option 1 as recommended by Public Works/Stormwater)

Commissioner Lightsey requested that the staff provide a brief report on the history of the policy change to award contracts to continuing services contract providers as a means of moving projects forward and keeping costs down.

Item 13 (pulled from Consent) – Voted 5-0 to approve and authorize the Mayor to sign a Memorandum of Understanding Between the City of Tallahassee and the Summerbrooke Property Owners Association for the Lake Griffin Florida Forever Grant, as modified by the City Attorney to provide clarification that City expenditures were contingent on receiving grant funding; and authorize staff to submit an application for an associated grant from the Northwest Florida Water Management District (NFWFMD), in the estimated amount of \$536,000, for repairs/replacement of the water level control structures and associated piping at Lake Griffin (Option 1 as recommended by Public Works/Traffic Engineering as modified)

Items 17-22 – By consensus, introduced Ordinances Nos. 07-O-39, 07-Z-46, 07-Z-46, 07-Z-55, 07-Z-56, 07-O-60 and 07-O-61, and set public hearings on the ordinances, as recommended:

Item 17. Introduced Ordinance No. 07-O-39, which would amend the development standards in the University Transition Zoning District, and set the ordinance for two public hearings, scheduled for October 24 and November 20, 2007 (Option 1 as recommended by the City Attorney).

Item 18. Introduced Ordinance No. 07-Z-46, which would place a historic preservation overlay on properties located at 810 and 810 ½ Dover Street, consisting of 0.15 acres, and add the properties to the Local Register of Historic Places (PRZ-070017) (owner: Dwayne Anthony Williams), and set the ordinance for public hearing on October 24, 2007 (Option 1 as recommended by Planning).

Item 19. Introduced Ordinance No. 07-Z-55, which would rezone 2.9 acres located on Lake Bradford Road opposite the intersection with Walcott Street from M-1 Limited Industrial to OS Open Space District, implementing Small Scale Comprehensive Plan Map Amendment PCM 070202a (PRZ-070021) (owner: City of Tallahassee), and set the ordinance for public hearing on November 1, 2007, at 6:00 p.m., in the Leon County Courthouse (Option 1 as recommended by Planning).

Item 20. Introduced Ordinance No. 07-Z-56, which would rezone 2 acres located at the southwest corner of the intersection of Ox Bottom and Thomasville Roads from Residential Preservation 2 to R-4 Urban Residential District, implementing Small Scale Comprehensive Plan Map Amendment PCM 070205 (PRZ070005) (owner: Sandra Scott Rardin), and set the ordinance for public hearing on November 1, 2007, at 6:00 p.m., in the Leon County Courthouse (Option 1 as recommended by Planning).

Item 21. Introduced Ordinance No. 07-O-60, which would adopt a small scale amendment, PCM 070205, to the Comprehensive Plan, and set the ordinance for public hearing on November 1, 2007, at 6:00 p.m., in the Leon County Courthouse (Option 1 as recommended by the City Attorney).

Item 22. Introduced Ordinance No. 07-O-61, which would adopt a small scale amendment, PCM 070202a, to the Comprehensive Plan, and set the ordinance for public hearing on November 1, 2007, at 6:00 p.m., in the Leon County Courthouse (Option 1 as recommended by the City Attorney).

Item 23 – Voted 5-0 to approve a supplemental appropriation, in the amount of \$300,000, to the Bull Run Subdivision, Project 05126, from the available Bond Issue funds balance (Option 1 as recommended by Electric Utility)

Commissioner Lightsey requested that the staff provide her with a status report on the installation of street lights.

Item 24 – Voted 5-0 to adopt Resolution No. 07-R-32, repealing Resolution No. 07-R-08 and establishing a revised Growth Management Department Schedule of Permit and Review Fees (as recommended by Growth Management)

Mayor Marks clarified with staff that these fees were reviewed annually and were based on costs.

Item 25 – Voted 5-0 to approve a modification to existing Project Share Contract #1365 with the Capital Area Community Action Agency (CAP) to increase the City's funding level to match the citizens' contributions and extend the City's match through September 30, 2010, the end of the contract period – projected at \$60,000 annually based on the current level of donations (Option 1 as recommended by Utility Business & Customer Service)

The Commission concurred in directing staff to bring back information in the near future relative to providing more funding assistance to citizens who were unable to pay their utility bills, including information from CAP on the number of people being turned down and how many more people could be helped if additional funds could be provided over the next three years, and information on revitalizing the City's efforts to encourage citizens to use energy saving measures.

Former Mayor Dorothy Inman-Johnson appeared before the Commission relative to this item.

Target Issue Committee Updates

Commissioner Lightsey reported that the Environmental & Energy Resources Target Issue Committee anticipated having a report on incentives to be offered for more energy conscious construction in the community for the Commission's next target issue workshop. She also reported that the committee had discussed the issue of regionalism and the need for some coordination of area initiatives and studies affecting growth, and she suggested that the full Commission needed to be updated on this issue.

Commissioner Katz reported that the Health & Human Services Target Issue Committee was working with Florida State University on getting a needs evaluation of various services offered by human services organizations.

Commissioner Gillum recommended that the CHSP Oversight Board be re-activated to review the CHSP process, with Commissioner Katz designated as the Lead Commissioner on that issue, and requested that the staff provide information on reconstituting that board at the next regular Commission meeting.

Commissioner Gillum also reported that the Long Range Community Based Planning Target Issue Committee had considered the University Transition zoning and the goal of promoting higher density and more transient options, including recommendations from the Council of Neighborhood Associations (CONA), and he urged all Commissioners to get updated on that issue.

Additionally, Commissioner Gillum requested that a full Commission discussion be scheduled on Tennessee Street.

Commissioner Mustian requested that the staff provide the Financial Viability of the Government Target Issue Committee with a schedule of issues to be taken up one by one on a monthly basis over the course of the year regarding budget issues deferred from the budget process for a more in-depth review.

City Commission Information and Sharing of Ideas

Commissioner Katz requested an update on the status of the Taylor Energy Center (TEC) partnership and actions previously taken by the City Commission related to the \$400,000 that had been paid by the TEC on the Buckeye Water Agreement. The Commission concurred in requesting a staff report in this regard.

Mayor Marks reported that progress had been made on addressing gang activity in the community and he thanked all law enforcement for their efforts.

Mayor Marks also confirmed that a contract had been signed with FSU on Police traffic and parking support provided for home football games, and City Manager Thompson indicated that copies would be distributed to all Commissioners.

Commissioner Katz complimented the City Manager and Directors on addressing the City's budget crisis.

CTC:RM:ecg:10-12-07

Summary of Commission Meeting - October 17, 2007

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

Item 1 – Received a Power Point presentation on the status of the Tallahassee/Leon County Multimodal Transportation District (MMTD)

Voted 5-0 to accept the status report on the MMTD (Option 1), and direct staff to proceed with development of the Community Choices education and citizen participation initiative to support the rewrite of the Transportation Element and related portions of the Land Use Element of the Comprehensive Plan (Option 2) (recommended by Planning)

Directed staff to provide a map with an overlay showing how the Urban Service Area fit with the MMTD

Item 2 – Received a Power Point presentation on the status of the Hopkins Unit 2 Repowering Project (by Electric Utility).

Confirmed that the project was on schedule and within budget

Item 3 – Received a Power Point presentation on the Leon County Aquifer Vulnerability Assessment (LAVA) Model and intended uses for the model (brought forward by Planning)

Discussed concerns with growth projections showing that based on current trends, growth was projected to occur in areas of most vulnerability to the aquifer

Directed staff to provide:

- an analysis of areas inside the USA without central sewer
- a report on how effective the requirement to develop with connections to central sewer had been when existing septic tanks failed
- a map overlay showing the concentrations of septic tanks over the aquifer vulnerability map
- a list of areas where the extension of central sewer would be feasible
- a list of highest priority areas for retrofitting of septic tanks
- information on an Environmental Protection Agency (EPA) grant program for installing high performance septic tanks
- information on fertilizer ordinances adopted in other communities and potential state legislation on setting a state standard for the use of fertilizers

CTC:RM:ecg:10-18-07

Summary of Commission Meeting - October 24, 2007

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

Item 1 – ~~DELETED FROM THE AGENDA~~ a request for Sinking Fund Commission approval of Revised Pension Investment Policy – City Policy 236 (brought forward by the City Treasurer-Clerk)

Item 1.1 – Received a presentation by Mr. Mark O'Bryant, of the Tallahassee Memorial Hospital (TMH), on the status of establishing a Level II certified regional Trauma Center at TMH, indicating that the Trauma Center was operational with full services but negotiations continued relative to the application for certification

Items 2-5, 7-11, 13-15 and 17 – Voted 5-0 to approve the staff's recommendations presented in Consent Agenda Items 2-5, 7-11, 13-15 and 17, taking the following action:

Item 2 – Approved the reappointment of Thomas Barineau (gas contractor, Charles (Skip) Cook (citizen-at-large) and Lance Maxwell (plumbing contractor) to the Construction Industry Review Committee to terms expiring September 2010, and the appointment of Ryan Lawson (from journeyman-electrical to electrical contractor) to a term expiring September 2009 (as recommended by Mayor Marks)

Item 3 – Approved the Finance Committee recommendation of a Historic Property Grant and Revolving Loan Program (HPGLP) grant/loan award of \$16,450 (\$13,225 grant and \$3,225 loan) to John Rawling for the repair of three chimneys and installation of two chimney caps, the repair of 27 original windows and replacement of six aluminum windows at 1320 Golf Terrace Drive (Option 1 as recommended by Economic Development)

Item 4 – Approved the purchase of required operational spare parts for the combustion turbine generator, previously purchased for the Hopkins Unit 2 Repowering Project, from General Electric, sole source provider, in an amount not to exceed \$350,000 (Option 1 as recommended by Electric Utility)

Item 5 – Approved the award of condenser staking modification to the Hopkins Unit 2 Repowering Project to be performed during the Spring 2008 outage, to DZ Atlantic, single bidder meeting specifications, in the amount of \$71,065.50 (Option 1 as recommended by Electric Utility)

Item 6 – PULLED FROM CONSENT an item regarding the purchase of five replacement vehicles for the City Fleet (brought forward by Fleet) – SEE BELOW

Item 7 – Approved a Conditional Concurrency Development Agreement for the Southbrook Planned Unit Development with Jack Green, as President of Linderand, Inc., for the project consisting of 840 dwelling units (420 single family detached and 420 single family attached) located on the north side of Capital Circle Southwest near Springhill Road (Option 1 as recommended by Growth Management)

Item 8 – Approved the purchase of maintenance agreements associated with the operation of City Information Systems for FY2008, for a fiscal impact of \$2,745,173 (Option 1 as recommended by the Chief Information Systems Officer [CISO])

Item 9 – Approved the submission of a National Organization on Disability 2007 Accessible America award application on behalf of the Miracle League Field Project at the James Messer Sports Complex; amend the FY2008 Capital Improvement Program Budget to include this project; and appropriate the award proceeds if the grant is awarded in December 2007 (Option 1 as recommended by Parks and Recreation Department [PRD])

Item 10 – Approved a supplemental appropriation of \$29,500 from the Federal Law Enforcement Trust Fund for the purchase and installation of new surveillance equipment from International Surveillance Technology, Inc. (Option 1 as recommended by Tallahassee Police Department [TPD])

Item 11 – Approved the Southwood Unit 28 Subdivision Plat, containing 7.15 acres subdivided into five (5) lots, bounded on the north by Debko Subdivision and Barcelona Lane, on the south and east by Southwood Unit 5, Phase 3, and on the west by unplatted land, planned for development as commercial business by St. Joe Company, with William Wier as its vice president (as recommended by Public Works/Engineering)

Item 12 – PULLED FROM CONSENT an item regarding the award of a Task Assignment for a Phase II Environmental Investigation of Gaines Street (brought forward by Public Works/Project Management) – SEE BELOW

Item 13 – Approved the Bull Run Unit V Subdivision Plat, containing 85.22 acres subdivided into 125 lots, bounded on the north by Kerry Forest Parkway and on the south, east and west by unplatted land, planned for development as single-family residential by Bull Run Residential, LLC, with Byron Block as its representative (as recommended by Public Works/Engineering)

Item 14 – Ratified an emergency purchase order, in the amount of \$64,242, to Rowe Drilling Company, for the repair and re-installation of pumping equipment at Water Well No. 13 under an existing Annual Price Agreement, Contract No. 1078 – Water Well Maintenance and Repair (Option 1 as recommended by Water Utility)

Item 15 – Approved the award of contract for the cleaning and painting of Elevated Water Storage Tank No. 7 (Bid #0189-07-VA-BC) to Utility Services Company, Inc., of Perry, Georgia, low bidder meeting specifications, at a fixed cost of \$132,000 (Option 1 as recommended by Water Quality)

Item 16 – PULLED FROM CONSENT an item regarding the issuance of Consolidated Utility System Revenue Bonds, Series 2007 (brought forward by the City Treasurer-Clerk) – SEE BELOW

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

- February 1, 2007 Special Commission Meeting (Joint City-County Transmittal Public Hearing on Cycle 2007-1 Comp Plan Amendments)
- May 8, 2007 Special Commission Meeting (Joint City-County Adoption Hearing on Cycle 2007-1 Comp Plan Amendments)
- May 22, 2007 Special Commission Meeting (Joint City-County EAR Adoption Hearing)
- September 10, 2007 Regular Meeting w/Budget Public Hearing
- September 19, 2007 Special Commission Meeting (City Commission Workshop on Proposed Cycle 2007-2 Comp Plan Amendments)

Item 6 – Voted 5-0 to approve the purchase of four (4) replacement vehicles for the City Fleet, totaling \$629,200, as follows, and bring back a recommendation for the purchase of a fifth Fleet Management Pool replacement vehicle being a hybrid vehicle, with direction to also investigate the vehicle using alternative fuels (brought forward by Fleet):

- from Menzi USA Sales, Inc., sole source provider, totaling \$629,200:
 - two (2) Menzi Muck A91 vehicles, in the amount of \$224,200 each
 - two (2) TT240 Slope Mowers, in the amount of \$90,400 each

Item 12 – Voted 5-0 to approve the award of a Task Assignment, in the amount of \$299,840.67, to LFR Environmental Management and Consulting Engineering, under Continuing Services Contract No. 1427, for a Phase II Environmental Investigation of Gaines Street; and authorized the City Manager to proceed with the environmental analysis as appropriate (Option 1 as recommended by Public Works/Project Management)

Ascertained that this environmental analysis of the ground under Gaines Street was preparatory to the City assuming ownership of Gaines Street from the State of Florida

Item 16 – Voted 4-0 (Commissioner Mustian abstained) to authorize, through a negotiated sale, the issuance of fixed-rate bonds to finance several Consolidated Utility Systems projects by adopting Resolution No. 07-R-43, authorizing the issuance of not-to-exceed \$175 million in fixed-rate Consolidated Utility System Revenue Bonds, Series 2007 (Option 1 as recommended by the City Treasurer-Clerk)

Item 18 – Voted 5-0 to accept the social services funding recommendations made by the Citizens' Review Teams and the Community Improvement Advisory Council (CIAC), and authorize staff to negotiate and execute contracts for the amounts listed in the FY2007-08 Funding Summary (Option 1 as recommended by Neighborhood & Community Services [NCS])

Discussed the process for awarding the additional \$82,000 (10% increase) approved by the Commission during the budget process for direct social service assistance, and confirmed that Commissioners Gillum and Katz, sitting as the Human Services Target Issue Committee, would make a recommendation to the full Commission in November 2007 on how to allocate those funds, including a potential recommendation for a needs assessment

Commended Mr. Tom Lewis, Director of NCS, for his work with TEAM

Suggested that TEAM be encouraged to help bring up the funding level of the Change to Change Program, and provide the Commission with a report on how TEAM intended to accomplish an increased Change to Change Program funding level.

Requested that in the future when CHSP funding recommendations were brought to the Commission, a report on funds going out to each non-profit organization in this community, including Community Development Block Grant (CDBG), affordable housing, United Way, County, City and other funds, be provided to the Commission reflecting the bigger picture of total funds flowing to those agencies

Thanked all of the volunteers who participated in this process

Ms. Nicole Hargraves, Florida Department of Elder Affairs; Mr. Allan Franklyn, Jr., Peter R. Brown Construction; Mr. Joe Schreiber, McConnaughay, Duffy, Coonrod, Pope & Weaver, P.A., appeared before the Commission relative to this item.

Item 19 – DELETED FROM THE AGENDA a request to authorize the Treasurer-Clerk to enter into a contract with Grant Capital Management, Inc. to provide financing for up to \$36 million to fund the Smart Metering Program (Option 1 as recommended by the City Treasurer-Clerk) – MOVED TO NOVEMBER 7, 2007

Item 20 – DELETED FROM THE AGENDA a staff update on the Taylor Energy Center (TEC) (brought forward by Electric Utility) – MOVED TO NOVEMBER 7, 2007

Item 21 – Voted 5-0 to approve staff comments on the Florida State University (FSU) Master Plan Update, as presented, with the addition of a written comment from Stormwater Management staff, and forward the comments to FSU along with Commissioner Lightsey's comments regarding Wakulla Springs Basin, Commissioner Mustian's comments about FAMU Way Extension, and Mayor Marks' comments about College Avenue and Connector Road (brought forward by Planning)

Item 22 - Held the first of two public hearings on Ordinance No. 07-O-39, introduced on October 10, 2007, which would amend Sections 10-171 and 10-242 of the Land Development Code in the University Transition Zoning District, and set the second and final public hearing on the ordinance for November 20, 2007 (Option 1 as recommended by the City Attorney)

Mr. Kent Hutchinson, 911 San Luis Road, representing the Council of Neighborhood Associations (CONA) and Northwest Tallahassee Neighborhood Association (opponent)

Item 23 - Held a public hearing on Ordinance No. 07-Z-43, introduced on August 29, 2007, which would rezone a 508-acre parcel in the eastern part of the Welaunee Toe property, located on the south side of Centerville Road, in the east 1/2 section of 15 and the west 1/2 section of 14 of the Welaunee Plantation (east of Fleischman Lane and north of Miccosukee Road), from Critical Planning Area (CPA) to Mixed use Planned Unit Development (CNL Mixed Use PUD) (PRZ #070015) (applicant: CNL Tallahassee I, LLC; agent: Moore Bass Consulting, Inc.), and by consensus, continued the public hearing on this ordinance to January 23, 2008 (Option 1 as recommended by Planning)

There were no speakers on this item.

Item 24 - Held a public hearing on Ordinance No. 07-Z-46, introduced on October 10, 2007, and voted 4-0 (Commissioner Katz absent) to adopt the ordinance, placing a historic preservation overlay on properties located at 810 and 810 ½ Dover Street, consisting of 0.15 acres, and adding the properties to the Local Register of Historic Places (PRZ-070017), based on the findings and conditions of the Planning Department and the Planning Commission (owner: Dwayne Anthony Williams) (Option 1 as recommended by Planning)

There were no speakers on this item.

Unagendaed Speaker

Mr. Tyler Hall, representing the Big Bend Police Benevolent Association (PBA), 300 East Brevard Street, appeared before the Commission and objected to the City's position and lack of support for the Police, as evidenced in the contract negotiations. The audience filling the Chambers stood in support of Mr. Hall's comments.

CTC:RM:ecg:10-26-07

Summary of Commission Meeting - November 7, 2007

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

Welcomed members of Youth Leadership Tallahassee Class 4

Item 1 – Mr. Rick Gehrke, of NSF International Strategic Registrations, Inc., presented an Environmental Management System plaque to Mayor John Marks, Jim Oskowis, Joe Cheatham and other key staff in recognition of the City's Wastewater Utility being the first in the State of Florida to reach formal Environmental Management System Certification and Registration

Item 2 – Mayor Marks presented a proclamation to Mr. Akram Morghem of the Gas Utility Department for being awarded the 2007 Donald L. Napier Natural Gas Operating Person of the Year Award

Item 3 – Voted 5-0 to waive the waiting period and approve the renaming of the Tallahassee Skate Park in memory of Mike Blankenship

Ms. Jaimi Wacksman and Mr. Bob Guido, Co-Chairs of the Parks and Recreation Advisory Board, appeared before the Commission relative to this item.

Items 4-7, 9 and 11-13 – Voted 5-0 to approve the staff's recommendations presented in Consent Agenda Items 4-7, 9 and 11-13, taking the following action:

Item 4 – Approved a proposed settlement resolving a claim by Searcy Bush against the City of Tallahassee and its police officers (Option 1 as recommended by the City Attorney)

Item 5 – Approved Task Order #SL02-44 for the Hopkins Unit 2 and Purdom Unit 8 Turndown Study with Sargent & Lundy (S&L), the City's engineering firm for production facilities, in an amount not to exceed \$75,000 (Option 1 as recommended by Electric Utility)

Item 6 – Approved the reprogramming of funds for Project #07138 – Purdom #1 Turbine Overhaul to Purdom Vapor Compressor Repairs, and the award of contract for the Purdom Unit 8 Vapor Compressor repairs to G. E. Oil and Gas, sole provider, in an amount not to exceed \$286,158 (Option 1 as recommended by Electric Utility)

Item 7 – Approved an increase in the purchase order to Rowe Well and Drilling well #3 pump repairs at Hopkins Power Plant from \$39,330 to \$72,317 for additional required repairs (Option 1 as recommended by Electric Utility)

Item 8 – PULLED FOR DISCUSSION a request to approve a Professional Services Agreement for Welaunee Development Representative Services (brought forward by Electric Utility) – SEE BELOW

Item 9 – Authorized the City Manager to sign the Contractual Agreement by and between the State of Florida Department of Financial Services and the City of Tallahassee for the receipt of a 2006-2007 State Homeland Security Grant, in the amount of \$19,648.88, for the Tallahassee Fire Department's maintenance of the Mutual Aid Radio Communications (MARC) system (Option 1 as recommended by the Fire Department)

Item 10 – DELETED FROM THE AGENDA a request to approve the purchase of 24 replacement police patrol vehicles (brought forward by Fleet)

Item 11 – Approved the Selection Committee rankings and authorized staff to negotiate and the Treasurer-Clerk to execute a contract for landscape, architectural and engineering services for the Lafayette Heritage Trail Park Pedestrian Railroad Crossing Project (RFP #0094-07-JAG-BC), in an amount up to \$150,000; and if agreement cannot be reached with the top-ranked firm, Inovia, authorized negotiations to continue sequentially until successful completion of contract negotiations (Option 1 as recommended by Parks and Recreation Department)

Item 12 – Authorized i) the acceptance and expenditure of a \$33,947 grant from the Florida Department of Transportation (FDOT) in support of the Let's Eliminate Aggressive Driving (LEAD) Program, and ii) a \$6,000 grant from the American Heart Association for the purchase of six (6) automated electronic defibrillator (AED) kits from Cardiac Science, through Florida State Alternative Contract #465-820-06-1 (Option 1 as recommended by the Police Department)

Item 13 – Approved the minutes of the following City Commission meetings, as distributed (as recommended by the City Treasurer-Clerk/Records Management):

- September 26, 2007 - Regular Meeting w/Budget Public Hearing

- October 10, 2007 - Regular Meeting

Item 8 (pulled from Consent) – Voted 5-0 to approved i) a Professional Services Agreement with Real Estate InSync, LLC for Welaunee Development Representative Services with an initial term of one year in an amount not to exceed \$84,000 plus costs, fees and expenses incurred to render the services to the City; ii) authorization for the City Manager to extend the agreement, with concurrence from the City Attorney, if additional services are required; and iii) a supplemental appropriation of \$100,000 for Project #06119, from the Electric RR&I Fund (Option 1 as recommended by Electric Utility)

Commissioner Katz requested that the Commission be kept informed at decision points along the way and that an action timeline be provided.

Item 14 – Voted 5-0 to confirm the appointment of Commissioner Mark Mustian to serve as the City's representative on the Florida League of Cities Board of Directors, as recommended by Mayor Marks

Items 15-24 – By consensus, introduced Ordinances Nos. 07-Z-42, 07-O-45, 07-Z-52, 07-O-53, 07-O-54, 07-Z-57, 07-O-58, 07-Z-59 and 07-O-63, and set the ordinances for public hearing on November 20, 2007, as follows:

Item 15 was the introduction of Ordinance No. 07-Z-42, which would rezone a 3.39-acre parcel located at the northwest corner of the intersection of West Brevard and Richmond Streets from CU (Central Urban) to the Brevard Street U-PUD (Urban Planned Unit Development) Zoning District, (applicant: Phoenix Property Company; agent: Moore Bass Consulting, Inc.) (PRZ 070016) (Option 1 as recommended by Planning).

Item 16 was the introduction of Ordinance No. 07-O-45, which would establish an annual contact and agent information update process as part of the rooming house registration renewal process (Option 1 as recommended by Growth Management).

Item 17 – DELETED FROM THE AGENDA an item related to the introduction of Ordinance No. 07-Z-51, which would modify the existing Southwood PUD Concept Plan

Item 18 was the introduction of Ordinance No. 07-Z-52, which would rezone a 2.07-acre parcel, located on the north side of West Call Street between Whitehall Street to the west and Conradi Street to the east, from the Westgate U-PUD to The West End U-PUD Zoning District (applicant: Phoenix Westgate Investments of Tallahassee, LLC; agent: Poole Engineering & Surveying, Inc.) (PRZ 070019) (Option 1 as recommended by Planning).

Item 19 was the introduction of Ordinance No. 07-O-53, which would reduce the minimum elevation requirements for lots that were created after the comprehensive grading plan requirements went into effect on April 1, 2006 (Option 1 as recommended by Growth Management).

Item 20 was the introduction of Ordinance No. 07-O-54, which would increase the City's Business Tax rate by five percent (5%) (Option 1 as recommended by the Department of Management and Administration).

Item 21 was the introduction of Ordinance No. 07-Z-57, which would rezone two parcels totaling 4.25 acres, located on the east side of Centerville Road approximately 650 feet south of the intersection of Centerville Road and Fleischmann road, from the R-3 (Single- and Two-Family Residential) Zoning District (applicant: Centerville Properties Group,

LLC; agent: Poole Engineering & Surveying, Inc.) (PRZ 070020) (Option 1 as recommended by Planning).

Item 22 was the introduction of Ordinance No. 07-O-58, which would abandon an undeveloped portion of Buena Vista Street right-of-way, located on the north side of Green Tree Lane approximately 320 feet east of High Road (Option 1 as recommended by Planning).

Item 23 was the introduction of Ordinance No. 07-Z-59, which would rezone a parcel located at the northeast corner of the intersection of Connie Drive and Apalachee Parkway from the RP-MH (Residential Preservation-Mobile Home Single-Family) Zoning District to the CP (Commercial Parkway) Zoning District (applicants/owners: Carl & Doris Ferrell; agent: Michael Ferrell) (PRZ 070025) (Option 1 as recommended by Planning).

Item 24 was the introduction of Ordinance No. 07-O-63, which would modify the City's Land Development Code to eliminate inconsistencies between the City's and the State's requirements (Option 1 as recommended by Growth Management).

Item 25 – Voted 5-0 to approve an appropriation of funding, from the Electric Undesignated RR&I Fund, to open a project to be titled Hopkins Unit 2 Generator Repairs, in the amount of \$2 million, and authorized the City Manager to award the generator repairs once they have been identified (Option 1 as recommended by Electric Utility)

Item 26 – Received an update on the Taylor Energy Center (TEC) (brought forward by Electric Utility)

Voted 5-0 to entertain the assignment offer on the table and if by January 15, 2008, no settlement has been reached on an offer, take action to get back the City's deposit and not reapply to extend the City's option on the land

Item 27 – Voted 5-0 to approve the designation of Lafayette Circle as a non-residential street (Option 1 as recommended by Planning)

Item 28 – Voted 5-0 to elect Commissioner Katz to serve as Mayor Pro Tem until November 2008, to perform the duties of the Mayor in cases of absence or inability of the Mayor to perform such duties (brought forward by the City Treasurer-Clerk/Records Management)

Target Issue Updates:

Reporting for the Environmental and Energy Resources Target Issue Committee, Commissioner Lightsey discussed the following:

- the development of incentives for developers to construct green buildings was progressing;
- the Demand Side Management (DSM) Plan would be brought to back to the full Commission in December;
- the Smart Metering Program was moving forward;
- the Oak Ridge Elementary School would be the first school in the area on solar;
- work was progressing on looking at ways to address watershed and springshed water quality issues; and
- work was proceeding on the development of water quality standards and ordinances.

Mayor Marks reported on the City's pursuit of being certified a "Green City" and taking a regional approach to addressing water quality within the Wakulla Springs Basin. He encouraged Commissioners to look at the maps showing septic tank locations in Leon County.

Commissioner Mustian requested information on the status of a new 1,000 MW coal power plant being built in Georgia and suggested that it would be appropriate to investigate the impacts of that coal plant on the North Florida area.

Reporting for the Health and Human Services Target Issue Committee, Commissioner Katz advised that the issue of activating the oversight process for the Community Human Services Plan (CHSP) would be brought to the Commission for a decision.

City Commission Information and Sharing of Ideas:

Commissioner Lightsey discussed information she had received on a proposed Legislation to pre-empt local government's ability to pass a more stringent fertilizer ordinance, and indicated that she would provide information to the staff for some analysis before bringing it to the Commission for possible endorsement.

Commissioner Katz requested a list of StarMetro bus stops with current route schedules posted.

Unagendaed Speaker: Mr. Todd Byars, 2318 San Mateo Court, appeared before the Commission relative to offering his services as a grant writer to help the local economy.

CTC:RM:ecg:11-09-07

Summary of Commission Meeting - November 20, 2007

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

Items 1 and 3-11 – Voted 5-0 to approve the staff's recommendations presented in Consent Agenda Items 1 and 3-11, taking the following action:

Item 1 – Approved the appointment of James Murdaugh to serve on the City's Audit Committee to a term expiring June 2010 (as recommended by Mayor Marks)

Item 2 – PULLED FOR DISCUSSION a request to approve the 2008 Audit Work Plan as presented (brought forward by the City Auditor) – SEE BELOW

Item 3 – Authorized staff to negotiate and execute Task Assignments for design engineering with CDM, Inc., and a change order to an existing Task Assignment with Reynolds, Smith and Hills, Inc., for design and engineering, of Airport Capital Projects as follows (Option 1 as recommended by Aviation):

Design Firm	Project No.	Description	Amount
CDM, Inc.	08124	Electronic Airport Layout Plan	\$110,996
CDM, Inc.	08125 and 08127	Combined Airfield Signage and Lighting Improvements	\$ 67,255
Reynolds, Smith and Hills,	03632	Fire Alarm and PA System (Change Order)	\$ 79,146

Inc.

Total

\$257,397

Item 4 – Approved a task order with R. W. Beck, Inc., the City's current utility rates consultant, to assist in the development of an open access transmission tariff (OATT) for the City's Electric Utility, in an amount not to exceed \$85,000; and authorized staff and the consultant to proceed with the tasks associated with data collection and cost allocation (Option 1 as recommended by Electric Utility)

Item 5 – Ratified the City Manager's emergency authorization for Change Order No. 3 to the contract with Siemens for additional valve work, in the amount of \$12,832, on the Hopkins Unit 2 throttle valve "positive seating" modifications, for a total project increase of \$47,620, or 27% of the original contract value, for a revised total contract amount of \$221,640 (Option 1 as recommended by Electric Utility)

Item 6 – Approved a supplemental appropriation, in the amount of \$220,000, to the project engineering contract with Ampirical Solutions, LLC., formerly Entergy Operations Services, for the Substation BP14 portion of the Eastern Transmission Line Project, from the 2005 Bond Issue, for a revised appropriation total for this project of \$719,985 (Option 1 as recommended by Electric Utility)

Item 7 – Approved the initiation of the Governor's Park Rezoning of six (6) City-owned parcels around the intersection of Park Avenue and Blair Stone Road from Target Planning Area (TPA) and Single- and Two-Family Residential (R-3) to Open Space (OS), correcting an inconsistency with the Future Land Use Map (Option 1 as recommended by Planning)

Item 8 – Approved the acceptance and expenditure of a \$66,739 grant from the Florida Department of Transportation (FDOT) for seat belt and child passenger safety, supporting the Police Department's on-going efforts to improve vehicle passenger safety (Option 1 as recommended by the Tallahassee Police Department [TPD])

Item 9 – Approved the award of a three-year contract to supply Rip Rap Bags for the stabilization of drainage and erosion (Bid No. IFB 0266-07-TM-BC) to J. H. Dowling, Inc., low bidder meeting specifications, at an estimated cost of \$166,880 over the period of the contract (Option 1 as recommended by Public Works/Streets & Drainage)

Item 10 – Approved the purchase of one new replacement for the #2 effluent pump at the Southeast Farm Wastewater Reuse Facility (Bid #0024-08-VA-QP) from Thorton & Company, low bidder meeting specifications, in the amount of \$54,200 (Option 1 as recommended by Water Utility)

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

- October 17, 2007 - Regular Target Issue Workshop
- October 24, 2007 - Regular Meeting
- November 7, 2007 - Regular Meeting

Item 2 (pulled from Consent) – Voted 5-0 to approve the 2008 Audit Work Plan as presented (as recommended by the City Auditor)

Commissioner Katz suggested that an audit summarizing the City's experience with the Taylor Energy Center (TEC) would be appropriate.

Item 12 – Sitting as the Tallahassee Community Redevelopment Agency (CRA) Board, with County Commissioners/Board Members Sauls, DePuy, Dailey and DeLoach joining the City Commission at the dais, accepted the presentation of the Roy F. Kenzie 2007 Outstanding Affordable Housing Project Award for the Goodbread Hills development, presented by the Florida Redevelopment Association (FRA) to the Tallahassee CRA in partnership with the Tallahassee Housing Authority and Pinnacle Housing

Ms. Carole Westmoreland, Executive Director of the FRA, and Ms. Claudette Cromartie, of the Tallahassee Housing Association, appeared before the Commission relative to this item.

Item 13 – Sitting as the Tallahassee CRA Board, voted 9-0 to set the meeting time for the regular CRA Board meetings to be held 30 minutes prior to the IA or CRTPA meetings, unless there was no need for such meeting (brought forward by Economic Development)

Item 14 – Sitting as the Tallahassee CRA Board, voted 9-0 to adopt the proposed FY2008 Tallahassee CRA Operating Budget, including the reallocation of any unspent funds into each redevelopment areas respective Land Acquisition, Development and Related Costs project line item, and authorize the City Manager, the Agency Executive Director, and the Agency Program Director to approve expenditures consistent with the proposed budget as outlined (Option 1 as recommended by Economic Development)

Item 15 – Sitting as the Tallahassee CRA Board, voted 9-0 to approve proposed amendments to the CRA Interlocal Agreement providing 1) a formula for annual Tax Increment Funding (TIF) contributions to the Downtown CRA and 2) eliminating the requirement for City and County supplemental contributions to the Downtown District CRA Trust Fund (Option 1, brought forward by Tallahassee CRA staff)

Item 16 – Sitting as the Tallahassee CRA Board, voted 9-0 to approve the list of responsibilities for the reconstitution of the Gaines Street Vitalization Committee (GSVC) and appoint the following members, as proposed (Option 1 as brought forward by Tallahassee CRA staff):

- Ed Murray, Talcor Real Estate
- Ruth Wharton, Railroad Square, former GSVC Member
- Mary Fredrick, Woodland Drive Neighborhood, former GSVC Member
- Lester Abberger, KCCI Get Gaines Going & Urban Design Committee
- Craig Huffman, Architect and Architecture Instructor
- Bob Bischoff, FSU Craftsman's Studio
- Elizabeth Gwynn, Cyprus Restaurant
- Rodner Wright, Dean of the FAMU College of Architecture
- Dedra Mitchell, Eli Lilly and Company
- Bonnie Kidd, First Alternate, former GSVC Member
- Mark Bertolami, FSU, Ex Officio Member

Commissioner Katz ascertained that a non-conflict clause would be included in the Committee's proposed new bylaws and provided to the Board for review.

The Board requested that the staff bring back a presentation on Gaines Street redevelopment activities, and options for having someone monitor and push forward the Gaines Street Plan for redevelopment/vitalization.

Items 17-18 – By consensus, introduced Ordinances Nos. 07-O-64 and 07-Z-65, as presented:

Item 17 was the introduction of Ordinance No. 07-O-64, which would annex approximately seven (7) acres, located on Centerville Road south of Interstate 10, petitioned by Kenneth W. Foster, as agent for FG&R of Tallahassee, Inc (dba Foster Grant Land Company), set for public hearing on December 12, 2007 (Option 1 as recommended by the Office of the Mayor and the City Manager).

Item 18 was the introduction of Ordinance No. 07-Z-65, which would amend the existing Evening Rose PUD Concept Plan to revise the two pods currently designated residential/live-work units to mixed-use neighborhood commercial/office/residential and remove all references to density requirements depicted on the Conceptual Development and Circulation Plan, located on the southwest corner of Capital Circle Northeast and Exeter Road (applicant K2Urbancorp; agent: Moore Bass Consulting), set for public hearing on December 12, 2007 (Option 1 as recommended by Planning).

Item 19 – Received a Power Point presentation on the StarMetro Renaissance 2006-2007 accomplishments; voted 5-0 to approve the execution of the FDOT Service Development Grant and the formation of four full-time Coach Operator positions, allowing staff to implement the 80x express shuttle extension and provide service directly from Bradfordville to Downtown (Project #07137 in the FY2008 Approved Budget), enhancing transit availability and creating a positive impact for the regional transportation network (Option 1 as recommended by StarMetro)

The Commission directed staff to provide data on the impacts of StarMetro Renaissance improvements, increased revenues, the impact and cost differential associated with going to buses fueled by biodiesel or natural gas, budget projections for the expanded transit services, and the potential for offering additional regional commuter transportation services.

The Commission thanked Mr. Ron Garrison, Director of StarMetro, and his administration for the successful StarMetro Renaissance transit service improvements.

Mr. Garrison recognized and thanked Mr. Brad Sheffield, StarMetro Transit Planning Administrator, and Mr. Samuel Scheib, StarMetro Senior Planner, for their assistance and he announced Mr. Sheffield's pending departure from the City organization.

Item 20 – Voted 5-0 to transfer ownership of the Leticia "Tish" Byrd Property to the Frenchtown Community Development Corporation (CDC) and grant the Frenchtown CDC's request to accept the creation of the Tish Byrd Community Garden, a value in excess of \$613,000, as payment to the City for the expanded Tish Byrd estate located at 421 W. Georgia Street, with an agreement requiring the Frenchtown CDC to maintain the garden and the house and that it be made available for scheduled use by the community) (Option 1 as recommended by Neighborhood & Community Services [NCS])

Item 21 – Held the second and final public hearing on Ordinance No. 07-O-39, introduced on October 10, 2007, with the first public hearing held on October 24, 2007 (and recommended for denial by the Planning Commission on September 4, 2007, based on neighborhood compatibility concerns); voted 5-0 to adopt the ordinance, amending Sections 10-171, 10-242 and 10-247 of the Land Development Code in the University Transition (UT) Zoning District to promote higher density near the universities and community college, support transit and bicycle use, create a more pedestrian friendly environment, and facilitate urban redevelopment with better design (Option 1 as recommended by Planning)

There were no speakers on this item.

Item 22 – Held a public hearing on Brevard Street Student Housing Ordinance No. 07-Z-42, introduced on November 7, 2007 (and recommended for approval subject to conditions by the Planning Commission on a 5-0 vote taken November 6, 2007); voted 5-0 to adopt the ordinance, rezoning a 3.39-acre parcel located at

the northwest corner of the intersection of West Brevard and Richmond Streets from CU (Central Urban) to the Brevard Street U-PUD (Urban Planned Unit Development) Zoning District, based on the findings and conditions of the Development Review Committee (DRC) and the Planning Commission (applicant: Phoenix Property Company; agent: Moore Bass Consulting, Inc.) (PRZ 070016) (Option 1 as recommended by Planning)

There were no speakers on this item.

Item 23 – Held a public hearing on Ordinance No. 07-O-45, introduced on November 7, 2007, and voted 4-1 (Commissioner Gillum opposed) to adopt the ordinance, establishing an annual contact and agent information update process as part of the rooming house registration renewal process (Option 1 as recommended by Growth Management)

There were no speakers on this item.

Item 24 – Held a public hearing on Ordinance No. 07-Z-52, introduced on November 7, 2007 (recommended for approval by the Planning Commission on a 5-0 vote taken November 6, 2007, changing the zoning on the subject site from Westgate U-PUD to The West End U-PUD subject to conditions recommended by the DRC)

Voted 5-0 to adopt Ordinance No. 07-Z-52, rezoning 2.07 acres, located on the north side of West Call Street between Whitehall Street to the west and Conradi Street to the east, from the Westgate U-PUD to The West End U-PUD Zoning District (applicant: Phoenix Westgate Investments of Tallahassee, LLC; agent: Poole Engineering & Surveying, Inc.) (PRZ 070019) (Option 1 as recommended by Planning)

There were no speakers on this item.

Item 25 – Held a public hearing on Ordinance No. 07-O-53, introduced on November 7, 2007, and voted 5-0 to adopt the ordinance, amending the provisions of the "positive drainage ordinance" adopted on November 22, 2005 (with an implementation date of April 1, 2006), by reducing the minimum elevation requirements for lots that were created after the comprehensive grading plan requirements went into effect on April 1, 2006, from the "2 and 10 rule" to a "1 and 10 rule", i.e., requiring a minimum finished floor elevation for all new construction, including any additions or alterations that create habitable floor area, to be a minimum of one (1) foot above the highest ground elevation within a 10-foot horizontal distance from the perimeter of any point on the building, thereby bringing the regulation closer to the Florida Building Code requirements (Option 1 as recommended by Growth Management)

The Commission ascertained that there was a deviation process to this minimum elevation requirement.

Commissioner Katz requested that the staff provide data on homes historically flooded to indicate whether one foot versus two feet elevations made a difference.

Mr. Tom Asbury, 4607 Oakshire Court, appeared before the Commission in support of this item and requested that the "1 and 10 rule" be allowed for all development permitted prior to the April 1, 2006 effective date.

Item 26 – Held a public hearing on Ordinance No. 07-O-54, introduced on November 7, 2007, which would increase the City's Business Tax rate by five percent (5%)

By consensus, continued the public hearing on Ordinance No. 07-O-54 to January 23, 2008 (brought forward by the Department of Management and Administration [DMA], and the City Treasurer-Clerk)

There were no speakers on this item.

Item 27 – Held a public hearing on Centerville Crossing Rezoning Ordinance No. 07-Z-57, introduced on November 7, 2007 (and recommended for approval by the Planning Commission on a 5-0 vote at a meeting held November 6, 2007), which would rezone two parcels totaling 4.25 acres, located on the east side of Centerville Road approximately 650 feet south of the intersection of Centerville Road and Fleischmann road, from the R-3 (Single- and Two-Family Residential) Zoning District to the R-4 (Urban Residential) zoning district (applicant: Centerville Properties Group, LLC; agent: Poole Engineering & Surveying, Inc.) (PRZ 070020)

By consensus, closed the public hearing and deferred action on Ordinance No. 07-Z-57 to December 4, 2007 (brought forward by Planning)

There were no speakers on this item.

Mr. Barry Poole indicated his availability to answer questions on this item.

Item 28 – Held a public hearing on Ordinance No. 07-O-58, introduced on November 7, 2007, and voted 5-0 to adopt the ordinance, abandoning an undeveloped portion of Buena Vista Street right-of-way, located on the north side of Green Tree Lane approximately 320 feet east of High Road (Option 1 as recommended by Planning)

There were no speakers on this item.

Mr. Barry Poole indicated his availability to answer questions.

Item 29 – Held a public hearing on Carl E. Ferrell Rezoning Ordinance No. 07-Z-59, introduced on November 7, 2007 (and recommended for approval by the Planning Commission on a 4-1 vote at a meeting held November 6, 2007)

Voted 5-0 to adopt Ordinance No. 07-Z-59, rezoning a parcel in Paradise Village East, located at the northeast corner of the intersection of Connie Drive and Apalachee Parkway, from the RP-MH (Residential Preservation-Mobile Home Single-Family) Zoning District to the CP (Commercial Parkway) Zoning District (applicants/owners: Carl & Doris Ferrell; agent: Michael Ferrell) (PRZ 070025) (Option 1 as recommended by Planning)

There were no speakers on this item.

Item 30 – Held a public hearing on Ordinance No. 07-O-63, introduced on November 7, 2007, and voted 5-0 to adopt the ordinance, modifying Chapter 3, Buildings and Building Regulations of the City's Land Development Code to eliminate inconsistencies between the City's and the State's Building Code requirements (Option 1 as recommended by Growth Management)

There were no speakers on this item.

Unagendaed Speaker - Mr. Frank Govett, 1629 Hill N Dale, appeared before the Commission and urged the Commission to obtain some in-depth research on the usage of residual fire products from garbage-fired biomass electric generating plants

Mayor Marks suggested that Mr. Govett meet with Assistant to the City Manager Michelle Bono to obtain information on the City's involvement with the developers of biomass plants in the area.

City Commission Information and Sharing of Ideas:

Mayor Marks commended the Airport Director and administration for a good job in getting the American Airlines to offer connector services to Miami, Florida.

Mayor Marks presented the Commissioners and City Manager with information brought back from a recent Mayors Climate Protection Summit.

Commissioner Katz suggested that the City investigate whether the City could provide some assistance to the County on the Health Advisory Board. He also ascertained that City staff was pursuing ways to improve the City's Recycling Program and move into commercial recycling.

Commissioner Mustian urged the staff to bring back a timely update on the Neighborhood Infrastructure Enhancement Program (NIEP).

CTC:RM:ecg:11-27-07

Summary of Commission Meeting - December 4, 2007

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

Item 1 – Sitting as the Sinking Fund Commission (SFC), with SFC Members Darrin Holloman and Don Nast joining the Commission at the dais, voted 7-0 to approve revised Pension Investment Policy CP 236, as presented, including implementing a new asset allocation model, clarifying internal controls procedures, and removing specific reference to individual money managers (as recommended by the City Treasurer-Clerk)

Received a staff update on the withdrawal of the City's Pension funds from the State managed Local Government Investment Pool, and thanked City Treasurer-Clerk Herndon and his staff for being alert and proactive

Item 2 – Received a slide presentation, presented by Mr. Sandler Dickson, President of the Waverly Hills Neighborhood Association, on the Hurley Rudd Gazebo dedication at Waverly Pond in the Waverly Hills Neighborhood, thanking the City Commission, Parks and Recreation staff, and the Police Department for their support; and thanked Mr. Dickson and the Waverly Hills Neighborhood Association for being neighborhood leaders

Briefly discussed the success of the Winter Festival held the previous weekend and thanked everyone involved in the event

Item 3 – Mayor Marks presented a proclamation to the family and friends of Dr. Wendy Crook recognizing and paying tribute to Dr. Crook for her work and dedication to the eradication of homelessness in the community

Mr. Danny Crook and Ms. Kay Freeman appeared before the Commission relative to this item.

Item 3.1 – Recognized and commended Mr. Tom Bronakoski, WCOT Producer, on his achievement in being awarded a Suncoast Regional Emmy Award by the National Academy of Television Arts and Sciences for his production of "Tallahassee Matters – DUI Prevention"

Mr. Bronakoski, his wife and three children appeared before the Commission relative to this item.

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

Item 4 – Approved the award of a construction contract for the Wade Wehunt Pool Bathhouse Renovation Project, RFP #00025-08-ER-BC, to Concrete Services of Quincy, Inc., low bidder meeting specifications, in the amount of \$1,221,426, and authorized staff to execute a contract for the proposed work (Option 1 as recommended by Parks and Recreation)

Item 5 – Approved the Carmel In The Woods subdivision plat, containing 7.72 acres, subdivided into 13 lots, bounded on the north, east and west by unplatted land, and on the south by Centerville Road, planned as single-family residential by Same Properties, LLC, with Rick Bateman as its representative (as recommended by Public Works/Engineering)

Item 6 – DELETED FROM THE AGENDA an item related to the award of a construction contract for the Capital Circle Office Complex (CCOC) Transit Shelter (brought forward by StarMetro) – MOVED TO DECEMBER 12, 2007

Item 7 – PULLED FROM CONSENT an item related to providing engineering services for the preparation of the Reuse Infrastructure Plan for the City's wastewater facilities (brought forward by Water Utility) – SEE BELOW

Item 8 – PULLED FROM CONSENT an item related to an amended grant agreement with the Northwest Florida Water Management District (NFWFMD) for the Tram Road Reuse Facility (brought forward by Water Utility) – SEE BELOW

Items 7 and 8 (pulled from Consent) - Voted 5-0 to approve the staff's recommendation in Items 7 and 8, taking the following action:

Item 7 – Approved a task order to provide engineering services for the preparation of the Reuse Infrastructure Plan for the City's wastewater facilities to Post, Buckley, Schuh & Jernigan (PBSJ), of Tallahassee, Florida, under Continuing Services Agreement Contract #1049, at a cost not to exceed \$175,000 (Option 1 as recommended by Water Utility)

Item 8 – Approved execution of an amended grant agreement with the Northwest Florida Water Management District (NFWFMD) for reimbursement of an additional \$350,000 of construction expenses for reclaimed water distribution lines for the Tram Road Reuse Facility, from \$1,350,000 in total funding provided by the District for this agreement (Option 1 as recommended by Water Utility)

Item 9 – By consensus, introduced Ordinance No. 07-Z-66, which would rezone six City-owned parcels around the intersection of Park Avenue and Blair Stone Road from TPA (Target Planning Area) and R-3 (Single- and Two-family Residential) zoning districts to the OS (Open Space) zoning district, and scheduled the first of two public hearings for January 23, 2008 (Option 1 as recommended by Planning)

Item 10 – Voted 5-0 to approve an expanded energy assistance program for participants in the Project Share utility payment assistance program, including a comprehensive Education and Communication Plan, and a Marketing Plan to increase citizens' donations to the program, for a total cost of \$176,000 (Option 1 as recommended by Utility Business & Customer Services)

Ms. Dot Inman-Johnson, Executive Director of the Capital Area Community Action Agency, appeared before the Commission relative to this item.

Item 11 – Voted 5-0 to appoint Commissioner Katz and the NCS Administrative Supervisor of Human Services, Ms. Pat Holliday, to the Community Human Services Partnership (CHSP) Joint Planning Board (Option 1 as recommended by Neighborhood and Community Services [NCS])

Requested periodic updates throughout the year from the CHSP Joint Planning Board

Item 12 – Voted 5-0 to accept the 2007 State of the Southern Strategy Report, a three-year report presented in fulfillment of Comp Plan Land Use Policy 11.2.1 (Option 1 as recommended by Planning)

Concurred with changing the timeline for future SSA reports to be presented in the same timeframe as the Comprehensive Plan Evaluation and Appraisal Reports (EARs)

Requested that the staff provide the following information from within the SSA:

- a recommendation on three (3) actions that could be taken to help further the SSA goals
- the three (3) strongest recommendations from the sector plans
- impacts of the Inclusionary Housing Ordinance
- a homestead calculation of residences

Item 13 – Voted 5-0 to authorize the City Treasurer-Clerk to enter into a contract to provide financing for up to \$36 million to fund the Smart Metering Program with Banc of America Public Capital Corp, offering the top ranked financing proposal (Option 1 as recommended by the City Treasurer-Clerk)

Item 14 – Voted 5-0 to adopt Centerville Crossing Rezoning Ordinance No. 07-Z-57, introduced on November 7, 2007, with action on the ordinance continued from the public hearing held November 20, 2007 (and recommended for approval by the Planning Commission on a 5-0 vote at a meeting held November 6, 2007), rezoning two parcels totaling 4.25 acres, located on the east side of Centerville Road approximately 650 feet south of the intersection of Centerville Road and Fleischmann road, from the R-3 (Single- and Two-Family Residential) Zoning District to the R-4 (Urban Residential) zoning district (applicant: Centerville Properties Group, LLC; agent: Poole Engineering & Surveying, Inc.) (PRZ 070020) (Option 1 as recommended by Planning)

Item 15 – Voted 4-0 (Commissioner Gillum absent) to adopt authorizing Resolution No. 07-R-51 and approve the execution of a Federal Transit Administration (FTA) Section 5311 Non-Urbanized (Rural) Area Grant application for federal assistance in the amount of \$375,133.30 for FY2008 (actual amount to be determined by the Florida Department of Transportation [FDOT] upon receipt of all applications statewide), allowing the City of Tallahassee, as the Community Transportation Coordinator (CTC), to provide public transportation services to individuals with limited mobility choices in the non-urban area of Leon County (Option 1 as recommended by StarMetro)

Target Issue Committee Updates

Economic Development:

Mayor Marks reported that the Economic Development Target Issue Committee had voted to bring the TG Technologies' application for Targeted Business Pilot Program incentives to the Commission with a favorable recommendation while the Committee had not endorsed TG Technologies' application for Brownfield status.

At the Mayor's request, City Attorney English presented a brief status report on the Florida Supreme Court's Strand decision to reverse a 1980 decision allowing Tax Increment Financing (TIF) revenue to be pledged to secure a debt, indicating that subsequent clarification had resolved some local government and school board issues. He stated that there were a couple of cases dealing with community redevelopment areas (CRAs) that were scheduled to be heard on January 12, 2008, and a rehearing on the Strand case was not anticipated until after those pending cases were heard. With regard to the City's downtown projects, City Attorney English advised that City staff had met with financing advisors and bond counsel, and had determined that there ways to finance those projects requiring more City involvement than CRA involvement. Commissioner Mustian clarified that essentially the General Fund would borrow the funds and each year ask the CRA to make a repayment to the General Fund, as a long-term commitment could not be made as the CRA.

Commissioner Mustian advised that he and Mayor Marks, as the Economic Development Target Issue Committee, also agreed that the time was appropriate to proceed with negotiations to acquire the State's previously identified surplus downtown properties and suggested that the City proceed with negotiations with the Department of Management Services (DMS) to acquire those properties, and approach the DRC and the CRA Board as a whole in terms of paying for them from Increment. He clarified that the School Board would move forward with acquiring the Bloxham Building.

Commissioner Mustian also stressed the importance of meeting the timelines set for the Gaines Street projects.

Commissioner Lightsey requested a brief update, with visual aids, to supplement a recent memorandum on aggressive activities on Gaines Street, for the benefit of the broader community.

Mayor Marks requested that the staff attempt to determine by January 2008 if the development of the O'Connell parcel or the McKibbin property at the corner of Tennessee/Monroe Street were going forward.

Commissioner Mustian clarified that the revised McKibbin proposal was to develop a hotel on the southernmost piece of the property, leaving the northern portion of the property vacant and retaining the option to potentially develop a future office building on that site.

Commissioner Gillum suggested that it might be helpful to develop some incentives to bring retail businesses to the downtown, and the Commission discussed some concern that the BCON development on Kleman Plaza might desire to use its first floor for offices instead of retail due to current marketing conditions.

Mayor Marks requested that staff provide options for an incentive to encourage transitioning some of the downtown first floor office space to retail space, and Commissioner Lightsey suggested that consideration be given to looking at existing vacant downtown first floor retail space.

Long Range Planning:

Commissioner Gillum reported that he and Commissioner Lightsey had met as the Long Range Planning Target Issue Committee and had reviewed the staff's proposed criteria for City participation in the CWHIP program loans for "workforce housing" developments. He advised that the Committee was pleased with the proposal, which would be brought to the full Commission on December 12, 2007, to meet an early state timeline. Brief discussion ensued relative to the City resources going towards workforce housing and how

much of a workforce housing problem there was in this community, and the competitiveness of this state program and the need to develop a checklist to assist in evaluating CWHIP development proposals.

The Commission congratulated City Attorney English and his Legal team for winning a legal challenge to the City's Inclusionary Housing Ordinance, which was anticipated to be used as a model nationwide.

Commissioner Gillum also reported that the Committee had requested that the staff develop a short-term strategy for the Central Urban designation similar to that used with the University Transition zone, which had been phased in and refined as it was implemented.

Human Services:

Commissioner Gillum reported on the Human Services Target Issue Committee's discussions with the County and the United Way regarding how to structure a support and contribution plan to pay for the FSU Center for Prevention Research to conduct a Human Services Process and Needs Assessment. He also discussed questions of process to be considered for 2009 such as whether to change the categories, the amount of funding for the categories, multi-year funding of organizations rather one-year funding, and the addition of new agencies.

Financial Viability:

Commissioner Mustian reported on the Financial Viability Target Issue Committee's work plan for 2008, to include the City Fleet and take home vehicles, travel and training, school crossing guards, dedicated funding sources for economic development and social services, allocated accounts and methodology, OPED, comprehensive health care benefits, a review of the pension system funding and health care costs. He stated that the Committee concurred with the staff in holding off on prepaid gas contracts.

City Commission Information and Sharing of Ideas

Mayor Marks reported that the Florida League of Cities (FLC) would develop a program on taxation, which he would present to this Commission along with the question as to whether this Commission desired to take a position on the amendment being placed on the January 29th ballot. He stated that he would also ask the FLC to provide an analysis of the subsequent ballot on a property tax reform proposal for which the Legislators were currently gathering signatures ("the Mark Rubio flat percentage proposal"), which he would also present to this Commission.

Additionally, Mayor Marks distributed additional information on the Mayor's Summit on Global Warming.

Commissioner Gillum reported that he and Representative Lorraine Ausley had been asked to host a delegation of elected officials from Japan, who would be visiting in Tallahassee from January 20-25, 2008. He advised that the City Commission would be asked to host this delegation over lunch and some of the Commissioners might also be asked to join these officials during their stay.

CTC:RM:eeg: 12-06-07

Summary of Commission Meeting - December 12, 2007

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

Items 1-20 – Voted 5-0 to approve the staff's recommendations presented in Consent Agenda Items 1-20, taking the following action:

Item 1 – Adopted Resolution No. 07-R-52, accepting the Supplemental Florida Department of Transportation (FDOT) Joint Participation Agreement (JPA) (FDOT #41601119401), which corrects the JPA to match FDOT's reallocation of the Strategic Intermodal System (SIS) grant funding of \$950,000 for the Airport Refurbishment/Reconstruction Analysis of Runway 9/27 Project, matched by \$950,000 from the City, for a total of \$1.9 million (Option 1 as recommended by Aviation)

Item 2 – Approved the purchase of zero discharge crystallizer surface condenser Hastelloy piping to replace the piping at the Purdom Unit 8 electric generating plant water treatment facility (Bid #0039-08-RM-QP) from Alaskan-Copper, low bidder meeting specifications, in an amount of \$84,200 (Option 1 as recommended by Electric Utility)

Item 3 – Approved the award of a three-year term contract for the electric motor inspection, refurbishment and overhaul of the City's electric generating plants (IFB #008-08-RM-BC) to Westside Electric, low bidder meeting specifications, at an estimated cost of \$350,000 over the three years, with an option to extend the contract for two years and an economic adjustment price adjustment at the end of the third year to be applied to the fourth and fifth year of the contract (Option 1 as recommended by Electric Utility)

Item 4 – Approved the purchase of ArcFM Solution 9.2 software upgrade for the Geographical Information System (GIS) with existing customizations from Telvent Miner & Miner, sole source provider, in the amount of \$62,446.50 (Option 1 as recommended by Electric Utility)

Item 5 – Approved the purchase and installation of intake screens for the Purdom Unit 7 electric generating plant from Siemens Water Technologies Corp. (formerly Westinghouse Corporation), the original equipment manufacturer/sole source provider, in an amount not to exceed \$110,550 (Option 1 as recommended by Electric Utility)

Item 6 – Authorized the Director of Energy Services to execute a lease for a fuel oil storage tank for a term of nine (9) months with an option to extend the lease for four (4) months, for a total of 13 months, from Midstream Fuel Service, of Mobile, Alabama, at a cost of \$48,394 per month – for the Hopkins Unit 2 electric generating plant repowering project (Option 1 as recommended by Energy Services)

Item 7 – Approved the purchase of four (4) replacement Fleet vehicles, for a total cost of \$473,581.37 (as recommended by Fleet):

from Orville Beckford Ford mercury, through Florida Sheriffs Association Contract #06-14-0821:

- One (1) 2008 Ford F450 Diesel Chassis, at a cost of \$31,600, with the body to be purchased from Alabama Bodies, pursuant to Contract #1494, at a cost of \$8,570, for a total vehicle cost of \$40,170 (replacing Vehicle #3312 for the Motor Pool)

from Ward International, pursuant to Contract #1285:

- One (1) W3500 Isuzu Box Van, at a cost of \$33,937 (replacing Vehicle #4420 for the Motor Pool)

- One (1) 2008 International 7600 SFA 6x4 Chassis, at a cost of \$113258.53, with the body to be purchased from Environmental Products pursuant to Contract #1493 for a cost of \$220,393.26 plus additional equipment (Jet Eye System) at a cost of \$11,637, for a total vacuum truck cost of \$345,288.79 (replacing Vehicle #2708 for Water Utility)

from Flint Equipment, through Florida Sheriffs Association Contract #06-14-0821:

- One (1) Deere 310J Backhoe with a hydraulic thumb, for a cost of \$54,185.58 (replacing Vehicle #2708 for Public Works)

Item 8 – Adopted Growth Management Revised Fee Resolution No. 07-R-50, with an effective date of January 1, 2008, establishing a fee for the annual update process for registered rooming houses (as recommended by Growth Management)

Item 9 – Approved the acquisition of three (3) parcels containing 23.42 acres from Jimmy Charlton, Sr. et al, Elizabeth Johnson, and the Timm Family Partners, LLP, for the Dr. Charles Billings Greenway Phase II Project, at a price of \$325,000 plus closing costs estimated at \$10,000, from Project #08041 (Option 1 as recommended by Planning)

Item 10 – Approved the award of contract for technical traffic control software enhancements to the Tallahassee Advanced Transportation Management System (TATMS) to Kimley-Horn and Associates Incorporated (KHA, Inc.), sole source provider, in the amount of \$96,000 from Project #0100970 (Option 1 as recommended by Public Works)

Item 11 – Approved an amendment to existing Purchase Order No. 0001022834 with Water Treatment & Controls Company, increasing the amount to \$19,407, to provide two larger pumps needed to provide higher alum dosing capacity at Lake Ella, for a total purchase order amount of \$64,371 (Option 1 as recommended by Public Works/Stormwater Management)

Item 12 – Approved the award of a construction contract for the Meginnis Creek at Sharer Road Stormwater Improvements Project (IFB #0011-08-ER-BC) to Allen's Excavation, Inc., low bidder meeting specifications, in the amount of \$1,892,984, and a non-scope change contingency, in the amount of \$200,000, to be awarded by the City Manager if needed for these contractual services (Option 1 as recommended by Public Works/Stormwater Management)

Item 13 – Approved a one-year contract extension for the provision of residential garbage/refuse containers with Toter, Incorporated, the last of three one-year extensions allowed for the existing provider, at an estimated cost of \$61,835 for replacement and new service containers (Option 1 as recommended by Solid Waste Services)

Item 14 – Adopted Resolution No. 07-R-23, authorizing a JPA with FDOT for a Service Development Grant allocation for FY2008 for the 80X Express Shuttle extension of the Southwood Route to Bradfordville, providing 50% grant funding of \$100,000 (Project #07137) (Option 1 as recommended by StarMetro)

Item 15 – Approved the award of a construction contract for the Capital Circle Office Complex (CCOC) Bus/Transit Shelter (IFB #0194-07-TM-BC) to Florida Developers Inc., in the amount of \$79,700 (Project #07132/Project #02836) (Option 1 as recommended by StarMetro)

Item 16 – Approved the appointment of Mr. J. Kimbrough Davis to serve as one of the citizen members on the City's Sinking Fund Commission, to a term expiring June 2009, filling the expired term of Mr. Carl Monson (as recommended by Mayor Marks)

Item 17 – Approved a five-year extension of the existing contract with Segal Advisors, Inc., to provide investment consulting services for the City's Defined Benefits Retirement Plan and Defined Contribution program, at a budgeted cost of \$140,000 for FY2008 and 3% CPI increase per annum for 2009 through 2012, with a contract expiration date of December 31, 2012 (Option 1 as recommended by the City Treasurer-Clerk)

Item 18 – Received an update on revised administrative procedures governing the implementation of City Commission Public 140 (Records Policy) (brought forward by the City Treasurer-Clerk/Records Management)

Item 19 – Approved revisions to City Commission Policy 146 (Records Retention), including changes to the language regarding electronic records and storage, the Electronic Documents Management System (EDMS) requirements, and document preparation with information redaction (as recommended by the City Treasurer-Clerk/Records Management)

Item 20 – Approved the minutes of the November 20, 2007, Regular City Commission Meeting, as distributed (as recommended by the City Treasurer-Clerk/Records Management)

Item 21 – By consensus, introduced Capital Walk/Rich Annexation Ordinance No. 07-O-38, which would provide for the voluntary annexation of 24 acres into the City, located west of Capital Circle Northwest and south of Commonwealth Boulevard, including Capital Walk Apartments and adjacent FDOT property, and set public hearing on the ordinance for January 23, 2008 (Option 1 as recommended by the Mayor's Office/City Manager)

Item 22 – Voted 5-0 to adopt the City's 2008 State Legislative priorities, including the following priorities and any opportunities for additional funding (Option 1 as recommended by the Mayor/Intergovernmental Relations)

- \$10 million for Advanced Water Treatment for Wakulla Springs Watershed and related programs
- \$500,000 for Energy/innovative Technology Projects, including \$250,000 for Capital Courtyard solar PV signage and \$250,000 for Tallahassee Regional Airport solar PV signage
- \$10 million for the Smart Metering Initiative
- \$5 million for the Performing Arts Center
- Joint City-County projects – Enhanced Transportation funding, Emergency Communications Center funding, Trauma Center funding
- City and Big Bend Regional Partnership – preservation of environmental resources, ecotourism, fire services, and transportation
- Policy issues – Energy/climate change
- Florida League of Cities' positions on Legislative Issues – Property Tax Reform, Growth Management, Transportation, Water, Sadowski Affordable Housing Trust Funds, Environmental Permits, Local Business Taxes, Local Government Pension Plans, Mobile Home Park Closure, and Municipal Indebtedness

City Lobbyists Ron Book, Sean Pittman, Bill Peebles and Melissa Akeson were present relative to this item, and Mr. Book addressed the Commission relative to current Legislative activities.

Item 23 – Voted 5-0 to approve and authorize the Mayor to execute the First Amendment to the Parks and Recreation Agreement, an interlocal agreement consistent with direction concerning the Traffic Management, Red Cross and future Joint Dispatch Center sites adjacent to Tom Brown Park, and Comprehensive Plan Amendment PCM070206, and committing the City and the County to providing \$50,000 each in one-time funding for the Magnolia Trail and other City-managed bike trails (Option 1 as recommended by the Parks and Recreation Department [PRD])

Item 24 – Voted 5-0 to approve a request from WB Del Rio, Inc. for a rehabilitation loan from SHIP funds, in an amount not to exceed \$270,500, for the rehabilitation of 24 one-bedroom/one-bath units of affordable housing rental property at 517 Yaeger Street for very low and extremely low-income residents in the targeted Southside Sector (Option 1 as recommended by Neighborhood & Community Services [NCS])

Commended NCS staff on this first loan for low-income rental units

Item 25 – Voted 5-0 to approve a list of requirements and specifics for City participation in a public-private affordable housing development partnership in the Community Workforce Housing Innovation Pilot (CWIP) Program, and direct staff to change the code where necessary to accommodate regulatory deviations for CWIP partnership proposals (Option 1 as recommended by NCS)

Clarified that procedurally, applications would be received and reviewed by staff for a January 16, 2008, Long Range Planning Target Issue Committee meeting, and brought to the full Commission on January 23, 2008

Item 26 – Voted 5-0 to approve extension of the maturity date for repayment of the note and line of credit agreement provided to Housing Tallahassee LLC to June 30, 2008, for the construction of Carolina Oaks, a 24-unit mixed-income affordable housing development in the Frenchtown revitalization area, and revise the agreement to include an amended schedule of repayments, as presented (Option 1 as recommended by NCS)

Item 27 – Voted 5-0 to accept the FY2007 Budgetary Closeout report as presented and change the funding on Project #08-032, Gas Services Taps, by deobligating the Gas RR&I Undesignated Balance and instead appropriating Gas Energy System Bonds in the amount of \$268,051 (as recommended by the Department of Management and Administration [DMA])

Discussed the status of the Deficiencies Fund, and ascertained that the staff would bring back an item to adjust the FY2008 Budget to reflect the economic slowdown and begin taking mitigating actions

Commended the Budget staff and City Manager on the budget closeout plan

Item 28 – Voted 5-0 to approve the use of \$19,000 from the City's Off-Site Replanting Tree Bank account, including \$12,000 for the Thomasville Road Tree Relocation Project and \$7,000 for the Goodbread Hills Tree Planting Project (Option 1 as recommended by Planning)

Commissioner Mustian commended staff and Ms. Hilda Gilchrist for bringing the Thomasville Road issue forward so that the tree relocation plan could be developed.

Item 29 – Voted 5-0 to authorize the Public Safety Communications Board to execute a contract with Motorola, Inc. for the 800 MHz Project 25 Digital Trunked Radio System (RFP #009-07-KR-RC) (Option 1); to take advantage of merging the 800 MHz FCC rebanding project with the Project 25 Digital upgrade, for cost savings of as much as one million dollars (Option 2); and authorize staff to execute an Interlocal Agreement with the Board of County Commissioners and the Leon County Sheriff for the management and operation of the 800 MHz Digital System (Option 3) – for total cost of \$19,655,883, of which the City's

share would be \$10,668,884; plus, \$1,135,223 for a three-year maintenance contract, of which the City's cost would be \$567,612 (as recommended by the Chief Information Systems Officer)

Commended the City's negotiation team on its success in negotiating these contracts

Recognized Mr. Nick Tusa, the City's Consultant on this RFP

Received a briefing from Assistant City Attorney Lew Shelley on the public safety PBA negotiations process

Received a briefing from Police Chief Dennis Jones addressing the community crime statistics, and expressing the intent to conduct an updated staffing needs assessment during 2008

Item 30 – Voted 5-0 to approve GT Technologies' application for participation in the Targeted Business Pilot Program (TBPP) and authorize reimbursements of 60% of the eligible permit fees and ad valorem taxes, and to authorize the City Manager to execute a reimbursement agreement with GT Technologies setting out the terms and conditions for these reimbursements, resulting in a \$10,203 reimbursement of permit and development fees in October 2008 and an estimated annual cost of \$3,790 in City property taxes for a period of six years (Option 1 as recommended by Economic Development)

Commended Ms. Beth Kirkland, of the Economic Development Commission (EDC), and Mr. Michael Parker, the City's Director of Economic Development, for their work on this and other issues

Item 31 – Voted 5-0 to approve an amended scope of services and authorize the City Manager to execute a contract with CH2Mhill to provide program management services for the first two years of the Wastewater Treatment Improvement Program (RFP #0171-07-VA-RC) at a fee not to exceed \$2,719,673 (Project #06132), with subsequent task orders to be presented for Commission review and approval until completion of the six-year program (Option 1 as recommended by Water Utility)

Item 32 – Held a public hearing on Ordinance No. 07-O-64, introduced on November 20, 2007, and voted 4-0 (Commissioner Katz absent) to adopt the ordinance, providing for the voluntary annexation of approximately seven (7) acres, located on Centerville Road south of Interstate 10, as petitioned by Kenneth W. Foster, agent for FG&R of Tallahassee, Inc (dba Foster Grant Land Company) (Option 1 as recommended by the Office of the Mayor and the City Manager)

There were no speakers on this item.

Item 33 – Held a public hearing on Ordinance No. 07-Z-65, introduced on November 20, 2007, and voted 4-0 (Commissioner Katz absent) to adopt Ordinance No. 07-Z-65AA, amending the existing Evening Rose PUD Concept Plan to revise the two pods currently designated residential/live-work units to mixed-use neighborhood commercial/office/residential and remove all references to density requirements depicted on the Conceptual Development and Circulation Plan, located on the southwest corner of Capital Circle Northeast and Exeter Road, as amended to extend hours of operation to 5 a.m. to 11 p.m. in the pods designated Mixed use (Neighborhood Commercial, Office, Residential or Live-Work Units) if the property abuts a residential property (applicant: K2 Urbancorp; agent: Moore Bass Consulting) (Option 1 as amended as recommended by Planning)

Mr. David Wamsley, 909 Circle Drive, representing K2 Urbancorp, LLC, appeared before the Commission in support of this item.

Mr. Wade Pitt, representing K2 Urbancorp, LLC, indicated his availability to answer questions in support of this item.

City Commission Information and Sharing of Ideas:

Recognized that this was the last meeting that David Chapman would be attending, as he was retiring as Director of the Parks and Recreation Department

Requested that the Commission's congratulations be conveyed to Firefighter Jason Byrd, who would be performing at the Grand Ole Opry on the Great American Country television channel the evening of December 15, 2007, followed by a radio show, and had received a recording contract

Expressed appreciation for Honeywell Building Solutions sponsoring the Christmas luncheons for senior citizens earlier that day, attended by members of the Commission, at the Smith-Williams Service Center and at the Tallahassee Senior Center.

CTC:RM:ecg:12-13-07