

CITY OF ST. AUGUSTINE

Regular City Commission Meeting
Monday, June 14, 2021

The City Commission met in formal session Monday, June 14, 2021 at 5:00 P.M. in the Alcazar Room at City Hall. The meeting was called to order by Mayor Tracy Upchurch, and the following were present:

1. Roll Call: Tracy Upchurch, Mayor/City Commissioner
Nancy Sikes-Kline, Vice Mayor/City Commissioner
Roxanne Horvath, City Commissioner
John Valdes, City Commissioner
Barbara Blonder, City Commissioner

Meredith Breidenstein, Assistant City Manager
Isabelle Lopez, City Attorney
Darlene Galambos, City Clerk
Todd Grant, Director, Utilities
Reuben Franklin, Director, Public Works
David Birchim, Director, Planning and Building
Melissa Wissel, Communications Director
Barry Fox, Police Chief
Carlos Aviles, Fire Chief
Laura Morse, Recording Secretary

INVOCATION AND PLEDGE OF ALLEGIANCE

Pastor Matt McCloghry, Colonial Church, delivered the invocation, and Commissioner Sikes-Kline led the Pledge of Allegiance.

2. ADMINISTRATIVE ITEMS

2.A. Modification and Approval of Regular Agenda

MOTION

Commissioner Horvath **MOVED** to approve the Regular Agenda. The motion was **SECONDED** by Commissioner Blonder and **APPROVED BY UNANIMOUS VOICE VOTE.**

3. SPECIAL PRESENTATIONS, RECOGNITIONS AND PROCLAMATIONS

3.A. Certificate of Appreciation presented to Representative Cyndi Stevenson.

Commissioner Sikes-Kline presented the Certificate to Representative Cyndi Stevenson, thanked her for the attentiveness she provided the City, and expressed appreciation for her assistance with obtaining funding for the West Augustine sewer project.

Mayor Upchurch concurred with Commissioner Sikes-Kline's comments, and stated Representative Stevenson's leadership recognized the importance of many issues.

Representative Stevenson expressed her gratitude for the acknowledgement and stated she was honored to represent the amazing City of St. Augustine and to work with the Commission and City leaders.

3.B. Proclamation 2021-21: Proclaims June 26, 2021 as Greek Landing Day.

Commissioner Valdes delivered the Proclamation which was accepted by Bishop Demetrios of Mokissos.

4. PUBLIC COMMENTS FOR GENERAL PUBLIC COMMENTS OR FOR AGENDA ITEMS NOT REQUIRING A SEPARATE PUBLIC HEARING

The Commission heard from the following member of the public:

- Shawn Morrison

Public comment was closed.

5. CONSENT AGENDA

David Birchim, Director, Planning and Building, read the Consent Agenda in the absence of John Regan, City Manager.

CONSENT AGENDA – JUNE 14, 2021

CA.1. Preview of upcoming Commission meetings.

CA.2. THE FOLLOWING ORDINANCES ARE TENTATIVELY SCHEDULED FOR SECOND READING ON JUNE 28, 2021:

- Ordinance 2021-12

CA.3. Reminder of Upcoming Meetings:

- June 16, 2021, 9am, Special PZB Meeting
- June 21, 2021, 3pm, Special Meeting, Discussion of 2022 Budget Assumptions (Revenues)
- June 28, 2021, 5pm, City Commission Meeting
- July 12, 2021, 5pm, City Commission Meeting

CA.4. APPROVAL OF MINUTES FROM PRIOR COMMISSION MEETINGS:

- April 26, 2021, Regular City Commission Meeting
- May 10, 2021, Regular City Commission Meeting

CA.5. RELEASES OF LIEN FOR UNIT CONNECTION FEE MORTGAGE(S):

- Jennifer and Andrew Sims - 267 Cervantes Avenue

CA.6. PROPOSED PROCLAMATIONS, CERTIFICATES OF APPRECIATION / RECOGNITION. (COMMISSION APPROVAL REQUIRED). (TO BE READ AT A SUBSEQUENT MEETING).

(None)

CA.7. NOTIFICATION OF PROCLAMATIONS / CERTIFICATES OF RECOGNITION ISSUED:

(None)

CA.8. Approval of License for Use of City Right-of-Way at 17 Hope Street. (*R. Franklin, Director Public Works*)

CA.9. Approval of order releasing the Code Enforcement lien levied against 97 Masters Drive as paid in full. (*I. Lopez, City Attorney*)

CA.10. Approval to advise St. Johns County of the City's exclusion from the application for the Community Development Block Grant as it may impede future grants that may be applied for. (*C. Sakryd, Deputy Director General Services*)

CA.11. Invoice for payment to Cavendish Partners, P.A. in the Marlowe v City matter for \$15,322.45. (*I. Lopez, City Attorney*)

End Consent Agenda

5.A. Additions, deletions or modifications to Consent Agenda

(None)

5.B. Approval of Consent Agenda

MOTION

Commissioner Sikes-Kline **MOVED** to approve the Consent Agenda. The motion was **SECONDED** by Commissioner Horvath.

VOTE ON MOTION

AYES: Sikes-Kline, Horvath, Blonder, Valdes, Upchurch

NAYES: None

MOTION APPROVED UNANIMOUSLY

6. APPEALS

(None)

7. GENERAL PUBLIC PRESENTATIONS, ITEMS OF GREAT PUBLIC IMPORTANCE, AND OTHER ITEMS REQUIRING PUBLIC HEARINGS

7.A. General Public Presentations

7.A.1. Informational presentation on the Internal Institute of Gastronomy, Culture, Arts and Tourism by Chris Pranis, Director of Sales & Marketing for Embassy Suites by Hilton St. Augustine Beach Oceanfront Resort.

Mayor Upchurch introduced Mr. Pranis.

Mr. Pranis questioned the Commission on their vision of the City's brand and contingency plans to achieve that brand. He stated his team's intent was to get St. Augustine and St. Johns County to become the first "World Region of Gastronomy" in the Americas, awarded by the International Institute of Gastronomy, Culture, Arts and Tourism (IGCAT) based in Spain.

Mr. Pranis stated the distinctiveness of the City was the cultural heritage and culinary tourism, and IGCAT supported cultural, economic, social, and environmental development by linking food, hospitality, tourism, culture, health, and sustainability. He cited local industry support from hotels,

restaurants, chefs, educational institutions, farmers, and producers of artisanal products. He concluded that City support for this designation promoted a positive outlook for citizens and businesses, and support from various levels was necessary in the initiative's forward momentum. He said the City was uniquely positioned with historical and heritage culture, Menorcan ancestry, and Menorca / Spain connections.

Commissioner Blonder stated she was impressed at the potential of connecting the agricultural community with the gastronomic community, which was a key element in sustainability and nutrition.

At the request of Commissioner Sikes-Kline, Mr. Pranis stated he needed support from the Commission to move forward and show local businesses this idea was good for the community.

MOTION

Commission Blonder **MOVED that staff work out the details and agreements that would define the City's role in helping us to become eligible to compete for the IGCAT award in 2023. The motion was **SECONDED** by Mayor Upchurch.**

Mayor Upchurch acknowledged Maria Isabel Montoya, CEO, MiAddvantage, who supported this initiative. He thanked Mr. Pranis for the presentation and applauded his leadership role in bringing this topic forward. He noted the excitement from the sister City of Menorca in Spain to partner with the City of St. Augustine, and this initiative was not about more, but about quality.

Commissioner Sikes-Kline stated frequent discussions were necessary regarding a different type of visitor versus the number of visitors, and she did not want certain aspects of history to get lost, such as the Gulla Geechee heritage.

Commissioner Valdes expressed his excitement with the topic and that he believed it would create a more diverse and interesting culinary environment and attract a different group of people.

VOTE ON MOTION

AYES: Blonder, Upchurch, Valdes,
Horvath, Sikes-Kline

NAYES: None

MOTION APPROVED UNANIMOUSLY

7.B. Items of Great Public Importance

7.B.1. Presentation by Margaret Reeger with the Florida Department of Financial Services regarding Hurricane Financial Preparedness.

Ms. Reeger introduced FLtreasurehunt.gov which registered unclaimed monies due from businesses. She stated one in five Floridians had unclaimed property, and St. Johns County currently showed \$16 million in unclaimed funds.

Ms. Reeger reviewed the services offered by the Florida Department of Financial Services (DFS), including assisting citizens with hurricane financial preparedness and consumer awareness. She indicated the importance of reviewing homeowner's insurance policies due to skyrocketing costs of building materials. She noted in 2019 the Division of Consumer Services recovered more than \$36 million for Hurricane Michael victims through the insurance consumer helpline and temporary insurance 'villages' set up to assist Floridians with filing claims. She suggested citizens contact the DFS with inquiries prior to seeking legal advice, since once an attorney had been spoken to, DFS would be unable to assist.

At the request of Commissioner Blonder, Melissa Wissel, Director, Communications, advised that DFS' website link would be placed on the City's website.

7.C. Other Items Requiring Public Hearing

(None)

8. ORDINANCES AND RESOLUTIONS – PUBLIC HEARING REQUIRED

8.A. Ordinances – Second Reading

8.A.1. Ordinance 2021-10: Amends certain sections of Chapter 8 and updates portions of the City Code.

Richard Schauland, City Building Official, reviewed the Ordinance and summated the City Code modifications addressed by the amendments.

Public hearing was opened; however, there was no response.

Public hearing was closed.

MOTION

Commissioner Sikes-Kline MOVED to pass Ordinance 2021-10 on second reading, read by title only. The motion was SECONDED by Mayor Upchurch.

Isabelle Lopez, City Attorney, read the title as follows:

ORDINANCE NO. 2021-10

AN ORDINANCE OF THE CITY OF ST. AUGUSTINE, FLORIDA AMENDING CHAPTER 8, ARTICLE II ADOPTED BUILDING CODES; ARTICLE III COASTAL CONSTRUCTION, AND ARTICLE V FLOODPLAIN MANAGEMENT OF THE CODE OF THE CITY OF ST. AUGUSTINE; PROVIDING CRITERIA FOR ACCESSORY STRUCTURES IN FLOOD HAZARD AREAS; TO SPECIFY ELEVATION OF MANUFACTURED HOMES IN FLOOD HAZARD AREAS; PROVIDING FOR INCLUSION IN THE CODE; PROVIDING FOR REPEAL OF CONFLICTING ORDINANCES; PROVIDING FOR

SEVERANCE OF INVALID PROVISIONS;
AND PROVIDING AN EFFECTIVE DATE.

VOTE ON MOTION

AYES: Sikes-Kline, Upchurch, Horvath,
Valdes, Blonder

NAYES: None

MOTION APPROVED UNANIMOUSLY

8.A.2. Ordinance 2021-11: Administrative procedures for various categories of real estate acquisitions by the City.

Ms. Lopez reviewed the Ordinance and summated the discussions from the Ordinance's first reading.

Public hearing was opened; however, there was no response.

Public hearing was closed.

MOTION

Commissioner Sikes-Kline MOVED to pass Ordinance 2021-11 on second reading, read by title only. The motion was SECONDED by Commissioner Valdes.

Commissioner Valdes questioned the frequency of real estate purchases above \$75,000, which required Commission approval, and the time to get the item on the City Commission meeting agenda.

Reuben Franklin, Director, Public Works, suggested the topic recently began to surface with pumping station relocations, and one acquisition was currently in process. He stated he was unable to answer how many acquisitions required approval; however, the need would become necessary as they sought property on which to move critical infrastructure, and he did not envision any issues due to the frequency of Commission meetings.

Ms. Lopez read the title as follows:

ORDINANCE NO. 2021-11

AN ORDINANCE OF THE CITY OF ST. AUGUSTINE, FLORIDA, CREATING CHAPTER 2, ARTICLE I, SECTION 2-2 PROVIDING PROCEDURES FOR REAL ESTATE ACQUISITIONS BY THE CITY; PROVIDING FOR SEVERABILITY OF PROVISIONS; PROVIDING FOR CODIFICATION; REPEALING ALL ORDINANCES IN CONFLICT HERewith; AND PROVIDING AN EFFECTIVE DATE.

VOTE ON MOTION

AYES: Sikes-Kline, Valdes, Blonder,
Horvath, Upchurch

NAYES: None

MOTION APPROVED UNANIMOUSLY

8.B. Ordinances – First Reading (only if required by law)

(None)

8.C. Resolutions – Public Hearing (only if required by law)

(None)

9. ORDINANCES AND RESOLUTIONS - NO PUBLIC HEARING REQUIRED

9.A. Ordinances – First Reading

9.A.1. Ordinance 2021-12: Amends Chapter 28, Article III, Division 2, related to vacation rentals.

Ms. Lopez, City Attorney, reviewed the Ordinance and stated there were no substantive changes, but amendments to clarify City Code terminology in reference to vacation rentals.

MOTION

Commissioner Sikes-Kline MOVED to pass Ordinance 2021-12 on first reading, place on second reading read by title

only. The motion was **SECONDED** by Commissioner Horvath.

Ms. Lopez read the title as follows:

ORDINANCE NO. 2021-12

AN ORDINANCE OF THE CITY OF ST. AUGUSTINE, FLORIDA AMENDING CHAPTER 28, ARTICLE III, DIVISION 2, SECTION 28-146 PROVIDING REQUIREMENTS FOR REGISTRATION; AMENDING SECTION 28-147 CLARIFYING ANNUAL INSPECTIONS; AMENDING SECTION 28-150 CLARIFYING REQUIRED NFPA LIFE-SAFETY CODE REQUIREMENTS; PROVIDING FOR INCLUSION IN THE CODE OF THE CITY OF ST. AUGUSTINE; PROVIDING FOR SEVERANCE OF INVALID PROVISIONS; AND PROVIDING FOR AN EFFECTIVE DATE.

VOTE ON MOTION

AYES: Sikes-Kline, Horvath, Blonder, Valdes, Upchurch

NAYES: None

MOTION APPROVED UNANIMOUSLY

9.B. Resolutions

9.B.1. Resolution 2021-25: Authorizes the annual renewal of the Traffic Signal Maintenance and Compensation Agreement between the Florida Department of Transportation and the City.

Mr. Franklin reviewed the Resolution and the Agreement which included the maintenance of 32 traffic signals in the City.

MOTION

Mayor Upchurch MOVED to approve Resolution 2021-25. The motion was SECONDED by Commissioner Horvath.

VOTE ON MOTION

AYES: Upchurch, Horvath, Sikes-Kline, Blonder, Valdes

NAYES: None

MOTION APPROVED UNANIMOUSLY

10. STAFF REPORTS AND PRESENTATIONS

(None)

11. ITEMS BY CITY ATTORNEY

(None)

12. ITEMS BY CITY CLERK

(None)

13. ITEMS BY CITY MANAGER

(None)

14. ITEMS BY MAYOR AND COMMISSIONERS

Commissioner Blonder advised of a recent lightning strike to a neighbor's home and commended the St. Augustine Fire Department for their professionalism and skills. She stated everyone should take thunderstorms seriously and remain indoors when they occur.

Commissioner Sikes-Kline stated her appreciation that Fish Island was on the cover of the North Florida Land Trust Annual Report.

Commissioner Sikes-Kline announced that June 15, 2021 was the last day for the Anastasia Boulevard study which was available on the City's Facebook page and the North Florida Transportation Planning Organization website.

Commissioner Sikes-Kline reminded the Commission the Board of County Commissioners (BCC) would meet June 15th and discuss the fifth penny bed tax and seek provisions for transportation infrastructure. She encouraged the

Commission to contact the BCC to share the importance of the topic. She indicated the topic of elevating the visitor demographic type and profile had re-surfaced, and industry feedback suggested the City was at carrying capacity and unable to accommodate more people, as there was not enough pavement. She concluded the idea was to get less people that spent more and hoped the Commission could guide an initiative or project to let the BCC know this required serious attention with direction to the Tourist Development Council.

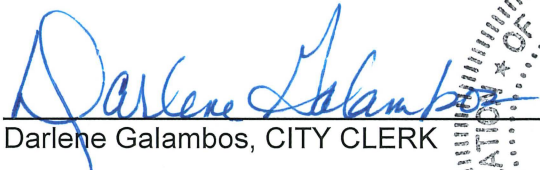
At the request of Mayor Upchurch, Commissioner Sikes-Kline clarified she was comfortable with the drafted proposal that was sent to the BCC.

15. ADJOURNMENT

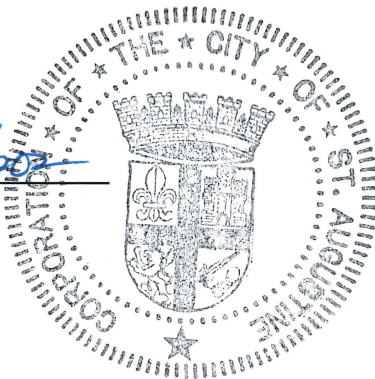
There being no further business, the meeting was adjourned at 6:02 P.M.¹



Nancy Sikes-Kline, VICE MAYOR



Darlene Galambos, CITY CLERK



¹ Transcribed by Laura Morse