

CITY OF ST. AUGUSTINE

Regular City Commission Meeting
Monday, October 10, 2022

The City Commission met in formal session Monday, October 10, 2022, 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
Barbara Blonder, City Commissioner

Absent: John Valdes, City Commissioner (excused)

Also Present: John Regan, City Manager
Isabelle Lopez, City Attorney
Darlene Galambos, City Clerk
Meredith Breidenstein, Assistant City Manager
David Birchim, Assistant City Manager
Reuben Franklin, Director, Public Works
Amy Skinner, Director, Planning and Building
Melissa Wissel, Director, Communications
Jennifer Michaux, Police Chief
Carlos Aviles, Fire Chief
Colleen Kuhn, Recording Secretary

INVOCATION AND PLEDGE OF ALLEGIANCE

Mark Samson, St. Augustine Police Department, delivered the invocation, and Commissioner Sikes-Kline led the Pledge of Allegiance.

2. ADMINISTRATIVE ITEMS

2.A. Modification and Approval of Regular Agenda

Mayor Upchurch noted that later in the agenda there would be a request to continue Items 8.A.3., 8.A.4., and 8.A.5.

MOTION

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

3. Special Presentations, Recognitions and Proclamations

3.A. Proclamation 2022-23: Proclaims October 2022 as Domestic Violence Awareness Month. (R. Horvath, Commissioner)

Commissioner Horvath presented the Proclamation to a representative from the Betty Griffin House.

3.B. Proclamation 2022-25: Declares October 17-23, 2022 as Florida City Government Week. (T. Upchurch, Mayor)

Mayor Upchurch presented the Proclamation to Melissa Wissel, Director of Communications.

4. General Public Comments (3 minutes per individual)

The Commission heard from the following members of the public:

- Chris Fulmer
- Lauren Giber
- Martha "Tica" Walley
- Nancy Bertogli
- Mattie Raiford Harms
- B.J. Kalaidi
- Hani Hajje

Public comment closed.

5. Consent Agenda

John Regan, City Manager, read the Consent Agenda.

CA.1. Preview of upcoming Commission meetings.

CA.2. THE FOLLOWING ORDINANCES ARE TENTATIVELY SCHEDULED FOR SECOND READING ON OCTOBER 24, 2022:

- Ordinance 2022-30

CA.3. Reminder of Upcoming Meetings:

- October 24, 2022, 5:00pm, City Commission Meeting
- November 14, 2022, 5:00pm, City Commission Meeting
- December 5, 2022, 7:30pm, Special Commission Meeting
- December 12, 2022, 5:00pm City Commission Meeting

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

- Budget Meeting - September 22, 2022

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

None.

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. Invoice in the amount of \$1,920.00 in the matter of Smith v. City of St. Augustine from Cavendish Partners, P.A. (I. Lopez, City Attorney)

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 Blonder.

VOTE ON MOTION:

AYES: Sikes-Kline, Blonder, Horvath, Upchurch

NAYES: None

MOTION APPROVED UNANIMOUSLY

6. Appeals

6.A. Appeal of a Planning and Zoning (PZB) action in the denial of Conservation Overlay Zone One Development to approve a retaining wall/landscape feature adjacent to rip-rap at 40 Hildreth Way and 0 Hildreth Drive. (A. Skinner, Director Planning and Building)

Isabelle Lopez, City Attorney reviewed the appeal process, and explained there was a draft motion for each property, outlined for the Commission's consideration.

Mayor Upchurch confirmed the Commission would hear from staff, then the appellant's attorney and then the public.

Amy Skinner, Planning and Building Director explained that Jessica Schaefer, (Applicant/Appellant), had submitted to the PZB an application for Lot 1, 40 Hildreth Way to add a decorative landscape wall to hide rip-rap. She said the application was heard by the PZB on February 1st and then continued to their April 5th meeting with the following submittals required:

- information related to history of the rip-rap
- specifications for actual blocks
- the results of the Department of Environmental Protection (DEP) February 9, 2022 meeting
- an engineering report for impacts to neighbors and adjacent properties
- an analysis of the 17 criteria outlined in Conservation Zone Development Code
- a survey of the elevation of adjacent properties

Ms. Skinner said that on March 1st, the Applicant submitted an email requesting postponement of the item to a later date to allow time to gather the requested documentation. She stated the PZB agreed to the postponement and the Item was rescheduled to the July 5th meeting. She explained the July 5th meeting was postponed due a lack of quorum. She commented that as of July 25th, no additional documentation had been submitted to the Planning and Building Department for consideration. She said letters from an architect and engineer were submitted on July 27th. She explained that on August 2nd, the application was denied by PZB since the burden of proof had not been met relating to the 17 criteria within the Land Development Code, Chapter 1. She referenced the following criteria:

- Criteria #2 related to the site's relationship to adjacent properties,

bodies of water and surrounding conservation zones

- Criteria #3 related to natural and proposed drainage patterns
- Criteria #6 related to impacts on the flood plain
- Criteria #11 related to impact of development on the shoreline by linear feet and percent of site

Ms. Skinner stated that on July 6th Ms. Schaefer submitted a second application for Lot 2, 0 Hildreth Way for a decorative landscape wall. She said that on August 2nd the application was denied by PZB since the burden of proof had not been met relating to the 17 criteria within the Land Development Code, Chapter 1. She referenced the following criteria:

- Criteria #2 related to the site's relationship to adjacent properties, bodies of water and surrounding conservation zones
- Criteria #3 related to natural and proposed drainage patterns
- Criteria #4 related to the effect of point and non-point discharge
- Criteria #6 related to impacts on the flood plain
- Criteria #11 related to impact of development on the shoreline by linear feet and percent of site

Ms. Skinner noted that staff had also recommended denial. She said the applications had originally been submitted to the PZB for Code Enforcement complaints and it was determined the wall was in a Conservation Zone and required PZB review. She stated the PZB meetings had been properly noticed and advertised, included public testimony from the Applicant, their representatives and members of the public and that all procedural aspects were correctly followed.

Mayor Upchurch, Ms. Skinner and Ms. Lopez discussed the DEP review of the rip-rap wall and any violation of City Code for the placement of the rip-rap in 2016 in which no adverse action had been taken.

Mayor Upchurch asked about information provided by the Appellant where staff noted on several documents that the application was not in violation of the 17 conditions set out in the Code.

Ms. Skinner responded that staff completed a cursory review of the application and recommended it could be approved by the PZB. She commented that when the PZB requested additional information, staff expected that information to be submitted for consideration.

James Whitehouse, Attorney for the Appellant, reviewed a presentation on behalf of the Appellant. He said the record demonstrated expert and competent evidence to support the Appellant's standing to appeal the PZB decision. He referenced reports that the wall was examined by a State licensed Architect, Engineer, Environmental Wetlands Scientist, Surveyor and Mapper and found to be appropriate. He confirmed the application was submitted in response to a City Code Enforcement complaint. He noted that after the July 5th meeting was cancelled, the applicant was informed that they would need to file an application for 0 Hildreth and City staff had received those materials a week before the hearing. He said there had been staff approval of the application on several occasions as documented in meeting minutes and reports. He said the Applicant had established, with competent substantial evidence, that their application met all the applicable provisions of City's guidelines and Codes. He stated the PZB's denial was an abuse of the Applicant's due process rights and was not supported by any evidence or records.

Mayor Upchurch asked about information from Mr. Summerfield and if the survey prepared by Mr. Durden showed elevations including those of adjacent properties.

Mr. Whitehouse said that Mr. Summerfield discussed the jurisdictional lines with the DEP and he testified at the PZB hearing.

He said there was not approval for Mr. Durden to go onto adjacent properties to complete the survey.

The Commission disclosed ex parte communications.

The Commission heard from the following members of the public:

- Patrick Codd
- Bill Beechor
- Clare Norris
- Robyn Mooney
- Gina Burrell
- Nancy Bertogli
- Tawny Lee Kern
- John Mooney
- Jim Springfield
- Mattie Raiford Harms
- B.J. Kalaidi
- Cynthia Garris

Public comment closed.

Mr. Whitehouse provided rebuttal and reviewed Criteria 2, 3, 6, 11 as well as documentation and comments from City staff and experts regarding the criteria.

Ms. Lopez read the following from the City Code, Subsection 4 "the records shall contain all evidence, testimony, and findings placed in the record of the hearing without the need to reiterate the same in the final order". She noted that in the Blumenthal Case, citizen testimony was allowed and could be deemed competent, substantial evidence if it was based on fact and not merely expressing an opinion.

Mayor Upchurch asked if the Appellant had waived the opportunity to challenge whether the application was subject to Conservation Overlay Zone One or Two.

Ms. Lopez stated the Commission's decision would need to be based on the applications being filed under the Conservation Overlay Zone One.

Commissioner Horvath asked for clarification on the wall height, whether the wall had rebar, cement or granite, and if it was a break-away wall.

Ms. Skinner said the wall was 2.8 feet tall, and the applicant indicated there was no rebar, cement or granite and that it could break-away.

Commissioner Blonder shared her observations regarding the Conversation Overlay, staff recommendations, expert reports and other pertinent information within the record. She stated that in her opinion the PZB decision did meet the standard of review.

Commissioner Horvath noted the wall had been referred to as a bulkhead and was concerned it could be a barrier to debris and may not let water drain. She shared her concern about the Applicant asking for approval after the fact.

Mayor Upchurch said the language in Section 11, 27-29 referred to structures and usages being of benefit to the public, but he had not heard or seen anything to note a public benefit. He shared his concerns about water flow, the application being filed after the fact, and that the Applicant added coquina fill in violation of DEP and then had to remove it.

Commissioner Sikes-Kline said she did not agree with some of the reports and noted the PZB did not get all the information they requested and were expecting.

Commissioner Horvath added there had been two stop work orders on the project, yet the work continued.

MOTION for 40 Hildreth Way:

Commissioner Blonder moved to affirm the action taken by the Planning and Zoning Board in August and deny the appeal. The motion was SECONDED by Commissioner Sikes-Kline.

VOTE ON MOTION:

AYES: Blonder, Sikes-Kline, Horvath, Upchurch

NAYES: None

MOTION APPROVED UNANIMOUSLY

MOTION for 0 Hildreth Drive:

Commissioner Blonder moved to affirm the action taken by the Planning and Zoning Board in August and deny the appeal. The motion was SECONDED by Commissioner Sikes-Kline.

VOTE ON MOTION:

AYES: Blonder, Sikes-Kline, Horvath, Upchurch

NAYES: None

MOTION APPROVED UNANIMOUSLY¹

7. General Public Presentations, Items of Great Public Importance, and Other Items Requiring Public Hearings

7.A. General Public Presentations

None.

7.B. Items of Great Public Importance

7.B.1. Storm report. (J. Regan, City Manager)

Carlos Aviles, Fire Chief showed a video and reported on hurricane Ian. He explained it had been a difficult storm to forecast and that impacts were experienced well in advance of landfall.

Mr. Aviles reviewed the following storm related information:

- 56 miles per hour wind gusts at the City marina
- 11.3 inches of rain
- 6.5-foot storm surge flooding reported
- significant flooding in North and South Davis Shores, Granada and

¹ Mayor Upchurch called for a break at 7:18 p.m. The meeting reconvened at 7:26 p.m.

Cordova Streets and Flagler Model Land

- St. Augustine Fire Department response data:
 - 78 calls for service
 - 19 rescues
- St. Augustine Police Department response data:
 - 432 calls; 225 were non-officer initiated
- countywide response data:
 - 367 calls for service
 - 26 rescues

Mr. Aviles stated the Marina and Breakwater had experienced damage with early estimates at \$1,000,000. He confirmed the City was approved for Federal Emergency Management Agency (FEMA), categories A-G. He said the FEMA lift stations projects performed well and only two lift stations suffered damage.

Mr. Aviles noted additional storm details:

Home damage:

- 20 had major damage
- 162 had minor damage
- 351 were affected and 3 were inaccessible

Emergency Operations Center statistics:

- 5,000 phone calls
- 7-day level one activation
- 40,000 power outages

Messaging across the City's social media platforms:

- 4,799 followers
- 446,033 post reach
- 2,200,000 engagements

Mr. Aviles said the City was included in the Federal Disaster Declaration which opened the possibility for homeowner assistance and Hazard Mitigation grant funding. He said Disaster Recovery Center announcements would be coming and a FEMA Registration and Assistance Center would be open at the Galimore Center on October 13th from 10 a.m. to 2 p.m.

Mayor Upchurch asked about a sailboat that had broken lose and what damage had been done.

Mr. Aviles stated there was quite a bit of damage to the seawall and most of the concrete panels were gone. He said Florida Department of Transportation (FDO) was assessing the damage.

Mayor Upchurch inquired about any material sewage leakage.

Mr. Regan said there had been significant pressure on manholes and there was an estimated 50,000 gallons of leakage.

Mayor Upchurch asked to receive a breakdown of structural impacts by residential verses commercial and homestead compared to non-homestead. He thanked Channel 12 news for their coverage in real time and inquired about any City personnel being sent to assist in Southwest Florida.

Mr. Aviles said requests for the Southwest area were very specific and there would likely be a rotation of 3-4 crews assisting.

Mr. Regan said the Flood Mitigation Assistance program held two workshops and 54 people had attended. He noted the application deadline was November 2nd.

Commissioner Sikes-Kline said she would like an after-action report to include complaints received about people driving in the streets and causing flooding. She thanked Melissa Wissel, Communications Director for her efforts during the storm and asked if the City was back on schedule with recycling and garbage service.

Ms. Wissel stated that trash pick-up was on schedule, but recycling had not yet restarted.

There was further discussion about uses of Geographic Information System maps and how they may or may not be helpful to predict storms and their impacts.

7.C. Other Items Requiring Public Hearing

7.C.1. Development Agreement Related to the Broudy Project Development at the intersection of West King Street and Highway US Ms.1 (Ponce de Leon Boulevard). (A. Skinner, Director Planning and Building)

Ms. Skinner reviewed the Development Agreement. She said key elements of the property would be designated with the new Mobility Oriented Development (MOD) Land Use Category and Zoning Districts. She stated the development rights were limited to 275 residential units and 80% lot coverage and would comply with West King Street design standards. She said a publicly available parking garage with a minimum of 500 spaces would be included.

Ms. Skinner reviewed Ordinance 2022-16 and said it was the second reading and public hearing. She discussed a traffic study that had been completed on the site and the resulting analysis of that study.

Ms. Skinner reviewed Ordinance 2022-17 and said it was the second reading and public hearing. She said the Zoning District amendment was compatible with the MOD Land Use Category.

Commissioner Horvath asked what the allowable square footage would be under the current conditions.

Ms. Skinner replied the height was 35-feet and lot coverage was 70% under current conditions. She shared additional information from the traffic study.

Commissioner Sikes-Kline asked if the trips per day with the new development would remain at 10,000.

Ms. Skinner said the trips would reduce by about 20 per day.

Commissioner Blonder suggested adding storm water requirements to Agreements.

Commissioner Horvath asked about the rating of the existing intersection at the site.

Ms. Skinner said the rating was currently an "F".

Commissioner Sikes-Kline asked about provisions within the Agreement that addressed alternate modes of transportation and who would be responsible. She asked about the timeline for commencement of the Project.

Mr. Regan confirmed that development must commence within five years. He said shuttling would be the responsibility of the City and should be added to the Agreement. He noted the City received grant funding from FDOT for the shuttle system. He said the modeling assumed 700 parking spaces turning over three times per day which was a conservative estimate. He explained that LTG Engineering was hired by the Broudy group to perform the analysis and the data was then sent to Jonathan Paul, the City's Consultant to review the methodology used.

Commissioner Sikes-Kline asked about capital improvements outlined in the Agreement.

Mr. Regan responded that he did not anticipate the City would contribute to water and wastewater infrastructure construction. He noted transportation and turn lane improvements were the responsibility of the developer.

Ellen Avery-Smith, Attorney with Rogers Towers P.A. said their presentation included information on the property, project and MOD. She added that details about the parking garage would be included in a separate agreement, and they would need to apply for concurrency for infrastructure.

Fremont Latimer, Principal with Marquis Latimer & Halback Inc. reviewed the joint

presentation on re-zoning, future land use and the Development Agreement.

Mr. Broudy said he would like the property to be put to good use and he shared the City's vision to implement the 2040 Mobility Plan. He stated he would like to provide a legacy for his family and remembered when West King Street was vibrant and would like the see community spirit come back to the area.

Ms. Smith said the proposal was to change the future Land Use Map Designation from Commercial Medium Intensity and Industrial to MOD and to change zoning from Commercial Medium-Two and Industrial Warehouse to MOD. She stated the Development Agreement was the first of several documents between the Broudy property owner and the City related to the City's Mobility Plan and publicly owned parking garage. She explained the goal of the traffic study was to determine how to get cars out of the downtown area and encourage alternative modes of transportation.

Public hearing was opened.

- Melinda Reconcey
- Jim Springfield
- B.J. Kalaidi

Public hearing closed.

Commissioner Horvath asked for an update on design standards at the location.

Ms. Skinner noted that the owner confirmed that the entire property would comply with all design standards. She said design standards for King Street were very specific and that the amended Ordinances included the Commission's recommendations.

Mayor Upchurch asked staff to add language to clearly define the design standards and to delete Item 16.

Commissioner Sikes-Kline requested more detail regarding the parking garage shuttle, and to include having the garage built first.

MOTION

Mayor Upchurch MOVED to pass the Development Agreement on first reading with the noted changes. The motion was SECONDED by Commissioner Sikes-Kline.

VOTE ON MOTION:

AYES: Upchurch, Sikes-Kline, Blonder, Horvath

NAYES: None

MOTION APPROVED UNANIMOUSLY

8. Ordinances and Resolutions – Public Hearing Required.

8.A. Ordinances – Second Reading

8.A.1. Ordinance 2022-16: Amends the Future Land Use Designation of Property Commonly known as the Broudy Property from Commercial Medium Intensity and Industrial Warehousing to Mobility Oriented Development. (A. Skinner, Director Planning and Building)

MOTION

Mayor Upchurch MOVED that Ordinance 2022-16 be rescheduled for second reading at the October 24, 2022 meeting. The motion was SECONDED by Commissioner Sikes-Kline and APPROVED BY UNANIMOUS VOICE VOTE.

8.A.2. Ordinance 2022-17: Rezones the property commonly known as the Broudy Property from Commercial Medium-two (CM-2) and Industrial and Warehousing (IW) to Mobility Oriented Development (MOD). (A. Skinner, Director Planning and Building)

MOTION

Mayor Upchurch Moved that Ordinance 2022-17 be rescheduled for a public

hearing and second reading at the October 24, 2022. The motion was **SECONDED** by Commissioner Sikes-Kline and **APPROVED BY UNANIMOUS VOICE VOTE**.

8.A.3. Ordinance 2022-03: Proposed land use change from Residential Low Density Mixed Use to Residential Medium Density on the upland portion of the 42.36 acres referred to as Flagler Crossing including a Future Land Use Asterisk. (A. Skinner, Director Planning and Building) - The developer has requested this item be continued until the meeting scheduled for October 24, 2022.

MOTION

Mayor Upchurch Moved that Ordinance 2022-03 be continued to the October 24, 2022 meeting for 2nd reading and public hearing. The motion was **SECONDED** by Commissioner Horvath and **APPROVED BY UNANIMOUS VOICE VOTE**.

8.A.4. Ordinance 2022-04: Amends the Zoning of 42.36 uplands acres referred to as Flagler Crossing from Residential Low-One (RL-1) to Residential General-One (RG-1) on the upland portion of the property only. (A. Skinner, Director Planning and Building) - The developer has requested this item be continued until the meeting scheduled for October 24, 2022.

MOTION

Mayor Upchurch Moved that Ordinance 2022-04 be continued to the October 24, 2022 for 2nd reading and public hearing. The motion was **SECONDED** by Commissioner Horvath and **APPROVED BY UNANIMOUS VOICE VOTE**.

8.A.5. PUBLIC HEARING: Development Agreement related to the provision of Affordable Housing as part of the Flagler Crossing development. (A. Skinner, Director Planning and

Building) - The developer has requested that this item be continued until the meeting scheduled for October 24, 2022.

MOTION

Mayor Upchurch Moved that the Development Agreement under Item 8.A.5. be continued to the October 24, 2022 for a public hearing. The motion was **SECONDED** by Commissioner Horvath and **APPROVED BY UNANIMOUS VOICE VOTE**.

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 2022-30: Repeals and amends Ordinance 2022-25 to amend the City's open burning policy. (R. Thibault, Assistant City Attorney)

Ms. Lopez reviewed the Ordinance and stated it was a partial repeal of an ordinance the Commission approved a few months prior. She explained changes were based on State of Florida preemptions.

MOTION

Mayor Upchurch **MOVED** to pass Ordinance 2022-30 on first reading, read by title only and moved to second reading. The motion was **SECONDED** by Commissioner Sikes-Kline.

Ms. Lopez read the title as follows:
ORDINANCE NO. 2022-30

AN ORDINANCE OF THE CITY OF ST. AUGUSTINE, FLORIDA RELATING TO FIRE PREVENTION AND PROTECTION: PROHIBITING OPEN BURNING; REPEALING AND AMENDING PORTIONS OF CHAPTER 18, ARTICLE IV, SECTION 18-76, OF THE CODE; PROVIDING FOR REPEAL OF CONFLICTING ORDINANCES; PROVIDING FOR SEVERANCE OF INVALID PROVISIONS; AND PROVIDING AN EFFECTIVE DATE.

VOTE ON MOTION:

AYES: Upchurch, Sikes-Kline, Horvath, Blonder

NAYES: None

MOTION APPROVED UNANIMOUSLY

9.B. Resolutions

None.

10. Staff Reports and Presentations

10.A. Commander Richard Warner, St. Augustine Police Department, will discuss the need to purchase an armored tactical vehicle (BearCat). (J. Michaux, Chief St. Augustine Police Department)

Special Response Team Commander Richard Warner, St. Augustine Police Department (SAPD) spoke with the Commission about the need for an armored tactical vehicle. He described the vehicle and stated it could seat up to 12 operators. He said the vehicle would be used for tactical purposes and could withstand high powered rifles rounds and multiple hits. He noted the vehicle, called a BearCat, would be built at a plant in St. Augustine. He stated the vehicle would be used for search and arrest warrants, barricaded suspects, hostage negotiations, civil unrest and protests. He said it could also be used for search and rescue, highwater rescues, community outreach and special events.

Mr. Regan noted the importance of ensuring missions were safer by using this vehicle. He noted that paramedics could be imbedded on the vehicle to render aid quickly.

Mayor Upchurch asked about Interlocal Agreements with St. Augustine Beach and Sheriff's Department to share use of the vehicle.

Mr. Warner confirmed that SAPD was part of a working group between local law enforcement agencies and inventory could be shared.

MOTION

Mayor Upchurch Moved to extend meeting. The motion was SECONDED by Commissioner Sikes-Kline and APPROVED BY UNANIMOUS VOICE VOTE.

11. ITEMS BY CITY ATTORNEY

None.

12. ITEMS BY CITY CLERK

12.A. Notification of two upcoming term expirations on the Code Enforcement Adjustment and Appeals Board. (D. Galambos, City Clerk)

Darlene Galambos, City Clerk notified the Commission of upcoming term expirations on the Code Enforcement Adjustments and Appeals Board.

13. ITEMS BY CITY MANAGER

None.

14. Items by Mayor and Commissioners

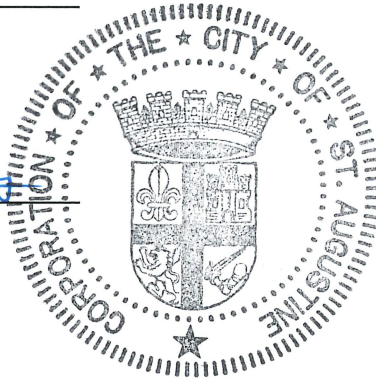
None.

15. Adjournment

There being no further business, the meeting was adjourned at 9:02 P.M.²


Nancy Sikes-Kline, MAYOR


Darlene Galambos, CITY CLERK



² Transcribed by Colleen Kuhn