

On Monday, January 6, 2020 at 5:00 p.m., the City of Wauchula Commission met for its regular scheduled workshop in the Commission Chambers at 225 East Main Street, Suite 105, Wauchula.

**Nadaskay called the workshop to order.**

Commissioners present were Mayor Pro-Tem Neda Cobb, Mayor Keith Nadaskay and Gary Smith. Commissioner Russell Smith arrived at 5:18 p.m. Commissioner Kenneth Lambert was absent.

Also present were City Manager Terry Atchley, Assistant City Manager Olivia Minshew, Community Development Coordinator Kyle Long, Police Lieutenant Matthew Whatley, Finance Director Sandee Braxton, Community Redevelopment Agency Director Jessica Newman Code Enforcement Officer Raina Bergens and City Clerk Holly Smith.

### **Code Enforcement Updates**

Bergens addressed the Commission and gave code enforcement updates for 2019. Bergens stated 238 cases had been opened in 2019 and all had been closed except 19. Bergens discussed some of the cases that were still open.

### **SRF Drinking Water Facilities Plan**

Mark Brewer with Angie Brewer and Associates addressed the Commission and discussed the SRF Drinking Water Facilities Plan along with all the fifteen projects within the plan. Brewer stated there would be a request for 50% principle forgiveness on the first portion of the design activities. Minshew explained all the projects were for water treatment and water distribution and were for long term growth and demands.

Doug Jones with Chastain Skillman elaborated on the projects.

### **Ordinance 2019-05 – Future Land Use Amendment for 1485 Louisiana Street**

#### **Ordinance 2019-06 – Zoning for 1485 Louisiana Street**

Jennifer Codo-Salisbury with Central Florida Regional Planning Council addressed the Commission. Codo-Salisbury explained the future land use amendment and the zoning change. Codo-Salisbury stated the County's land use was county town center and it would be changing to single family residential. Codo-Salisbury noted the County's zoning was county agriculture and it would be changed to city farm residential.

### **Ordinance 2019-20 – Zoning for Crane Park PUD**

Jennifer Codo-Salisbury with Central Florida Regional Planning Council addressed the Commission. Codo-Salisbury explained the rezone was changing the property from R-1 and R-2 to Planned Unit Development - Residential (PUD) and is approximately 7.8 acres. Codo-Salisbury stated the proposed rezone would allow for 91 residential units, 19 are single detached homes, 24 are single family attached two-story townhomes and 48 are apartments or multi-family units. Codo-Salisbury discussed parking, recreation and lot sizes.

Donald Chancey – Chancey Design Group, Inc. – PO Box 845, Wauchula, FL

Chancey stated he was the land planning consultant for Crane Park "The Preserve" Wauchula. Chancey explained the only changes made from last year's presentation were the parking for the townhomes on Melendy. Chancey explained there would be parallel parking in front of the units on Melendy and added a one way access road behind the townhomes for additional parking. Chancey stated the project would be done in three phases. Phase one would be the townhomes and three single-family houses, phase two

would be the interior road and the remaining single-family homes and phase three would be the apartments on 8<sup>th</sup> Avenue.

#### **Bad Debt Write-Off**

Braxton addressed the Commission and explained the bad debt write-off was for 69 accounts totaling \$10,897.34.

#### **Future of Power Plant Building**

Minshew addressed the Commission and asked for them to think about what their vision was for the building. Minshew noted it would be discussed next month. Cobb asked the age of the building. Minshew replied she believed it was over 50 years old.

#### **Bricks for ADA Curb Ramps on E. Main Street**

Minshew informed the Commission that FDOT was going to be redoing East Main Street heading out of town. Minshew stated included in the project would be redoing the curb ramps and the sidewalks to comply with ADA. Minshew noted that would require some type of mechanism for the ramps to alert blind individuals they were about to enter a roadway which is done using a plastic mat or brick pavers with the raised bumps on them. Minshew stated FDOT had contacted the City and was inquiring if the City wanted to use those since we already have them. Minshew noted if we wanted to continue using the brick pavers with the raised bumps FDOT would require us to enter into a maintenance agreement agreeing to maintain the bricks in the future and possibly ask for funding to offset the cost of the bricks instead of the plastic mats. Minshew stated the City had a meeting scheduled with FDOT on January 14<sup>th</sup> and would get more information then. Minshew asked to Commission to think about what they would prefer the bricks or the plastic mats. Nadaskay stated he preferred everything to match depending on the cost.

#### **Bids received for Surplus Vehicles and Equipment**

Atchley presented the bids received for the surplus vehicles and equipment and asked the Commission to consider accepting all the offers except for two items; unit #47 and unit #66. Atchley noted other options were being looked at for the two vehicles and he would have answers regarding them at next week's meeting.

Cobb gave updates regarding the Ridge League of Cities and Central Florida Regional Planning Council. Atchley noted Cobb would become president of the Ridge League of Cities in October 2020.

#### **With no further business to discuss, Nadaskay closed the Commission Workshop and Opened the CRA Workshop**

#### **Main Street Wauchula Updates**

Newman gave the Main Street Wauchula updates.

#### **Lawn Care RFP**

Newman presented the lawn care RFP to the Board and advised it was the same as the previous one except for the dates changed and the current agreement expires in March 2020.

### **CRA Project Updates**

Newman addressed the Board and explained the extension on the three CRA projects would expire January 31<sup>st</sup>. Newman noted all three grant recipients and/or representatives were present to give updates and ask for another grant extension.

Kirk Thompson – Utilitech

Thompson addressed the Board and gave a project update and a construction schedule with a completion date being mid-May. Nadaskay stated the proposed construction schedule goes into June and possibly later. Thompson stated no it would be mid-May. Nadaskay suggested a 6-month extension which will be until July 31, 2020 and the Board agreed.

Dr. Cursi – Palmetto 8

Cursi stated the last couple of months had been a little slow and funding had been an issue but had been resolved. Cursi noted the project was approximately 3-months behind. The consensus of the Board was to give a 6-month extension.

Chris Barton – Cobb Project

Barton gave an update and stated an additional 90 days was needed. The consensus of the Board was to give a 6-month extension to remain consistent.

**With no further business to discuss, Nadaskay adjourned the Workshop at 6:17 p.m.**

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Mayor Richard K. Nadaskay, Jr.

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City Clerk Holly Smith