

COUNCIL MEETING

Municipal Building
175-5th Street North
Second Floor Council Chamber

CITY OF ST. PETERSBURG

March 20, 2014
3:00 PM

Welcome to the City of St. Petersburg City Council meeting. To assist the City Council in conducting the City's business, we ask that you observe the following:

1. If you are speaking under the Public Hearings, Appeals or Open Forum sections of the agenda, please observe the time limits indicated on the agenda.
2. Placards and posters are not permitted in the Chamber. Applause is not permitted except in connection with Awards and Presentations.
3. Please do not address Council from your seat. If asked by Council to speak to an issue, please do so from the podium.
4. Please do not pass notes to Council during the meeting.
5. Please be courteous to other members of the audience by keeping side conversations to a minimum.
6. The Fire Code prohibits anyone from standing in the aisles or in the back of the room.
7. If other seating is available, please do not occupy the seats reserved for individuals who are deaf/hard of hearing.

GENERAL AGENDA INFORMATION

For your convenience, a copy of the agenda material is available for your review at the Main Library, 3745 Ninth Avenue North, and at the City Clerk's Office, 1st Floor, City Hall, 175 Fifth Street North, on the Monday preceding the regularly scheduled Council meeting. *The agenda and backup material is also posted on the City's website at www.stpete.org and generally electronically updated the Friday preceding the meeting and again the day preceding the meeting. The updated agenda and backup material can be viewed at all St. Petersburg libraries.* An updated copy is also available on the podium outside Council Chamber at the start of the Council meeting.

If you are deaf/hard of hearing and require the services of an interpreter, please contact the City Clerk, 893-7448, or call our TDD Number, 892-5259, at least 24 hours prior to the meeting and we will provide that service for you.

A. Meeting Called to Order and Roll Call.

Invocation and Pledge to the Flag of the United States of America.

B. Approval of Agenda with Additions and Deletions.

Open Forum

If you wish to address City Council on subjects other than public hearing or quasi-judicial items listed on this agenda, please sign up with the Clerk prior to the meeting. Only the individual wishing to speak may sign the Open Forum sheet and only City residents, owners of property in the City, owners of businesses in the City or their employees may speak. All issues discussed under Open Forum must be limited to issues related to the City of St. Petersburg government.

Speakers will be called to address Council according to the order in which they sign the Open Forum sheet. In order to provide an opportunity for all citizens to address Council, each individual will be given three (3) minutes. The nature of the speakers' comments will determine the manner in which the response will be provided. The response will be provided by City staff and may be in the form of a letter or a follow-up phone call depending on the request.

C. Consent Agenda (see attached)

D. New Ordinances - (First Reading of Title and Setting of Public Hearing)

Setting April 17, 2014 as the public hearing date for the following proposed Ordinance(s):

1. [Approving the designation of the North Ward School, located at 327 - 11th Avenue North, as a local historic landmark. \(City File HPC 13-90300005\)](#)

E. Reports

1. Fire Quarterly Update.
2. [Resolution approving the Selection Committee's ranking for a consultant for the Downtown Waterfront Master Plan; authorizing the Mayor or his designee to negotiate an agreement with the first ranked firm, which agreement is subject to City Council approval; providing that the Administration may terminate negotiations with the first ranked firm if the parties cannot reach an agreement on the materials terms of the agreement and report to City Council; and finding that the Selection Committee has completed its duties and is therefore dissolved.](#)
3. [Conveyance of property to City from Pasadena Women's Club.](#)
4. [Maximo Park Sublease Agreement from FDOT](#)

5. [Review of downtown garage and streetscape improvements in association with the grand opening of Sundial \(formerly known as BayWalk\); and approving a transfer in the amount of \\$250,000 from the unappropriated balance of the Parking Operating Fund \(1021\) to the Downtown Parking Capital Project Fund \(3073\). \[To be heard at 4:30 p.m.\]](#)
6. Arts Advisory. (Councilmember Foster) (Oral)
7. Homeless Leadership Board. (Councilmember Foster) (Oral)
8. National League of Cities Congressional City Conference. (Councilmember Nurse) (Oral)
9. [Waterfront Usage Presentation by Johannes “Jopie” Helsen, Committee Chairman, Tampa Bay Marine Industries Association.](#)
10. American Public Transit Association (APTA) Conference. (Councilmember Rice) (Oral)
11. [Authorizing the Mayor or his designee to enter into a Cooperative Funding Agreement with the Southwest Florida Water Management District for the City of St. Petersburg Toilet Replacement Program Phase 14 in the amount of \\$100,000.](#)
12. [Authorizing the Mayor or his designee to enter into a Cooperative Funding Agreement with the Southwest Florida Water Management District for the City of St. Petersburg Sensible Sprinkling Program in the amount of \\$100,000.](#)

F. New Business

1. [Requesting a Committee of the Whole meeting be scheduled to review the land use maps and preservation designation of Boyd Hill. \(Councilmember Foster\)](#)
2. [Referring to the Youth Services Committee for discussion a possible Youth Service Tax for the City of St. Petersburg. \(Councilmember Newton\)](#)

G. Council Committee Reports

1. [Budget, Finance & Taxation Committee. \(3/13/14\)](#)
 - (a) Resolution authorizing the acceptance of the Property Insurance Coverage Proposal submitted by Brown and Brown, Inc.
2. [Public Services & Infrastructure Committee. \(3/13/14\)](#)
3. [Emergency Medical Services \(EMS\) Committee. \(3/3/14\)](#)
4. [Co-Sponsored Events Committee. \(3/13/14\)](#)
 - (a) Resolution approving events for co-sponsorship in name only by the city for Fiscal Year 2015; waiving the non-profit requirement Of Resolution No. 2000-562(a)8 for the co-sponsored events to be presented by Blocktober Festivals, LLC, CBS Radio Stations Inc., Competitor Group, Inc. Local Shopper, LLC, Pan American Dragon Boat Association, LLC, Yachting Promotions, Inc., Creative Loafing Tampa, LLC,

Jam Active, LLC, Bluewater Media, LLC, Live Nation Worldwide, Inc. and Cox Media, LLC; and authorizing the Mayor or his designee to execute all documents necessary to effectuate this resolution.

- (b) Resolution approving the applications for co-sponsored event status in name only for Partners For Life Foundation, Inc. (“Partners”) for an event entitled Partners for Life Run/Walk to be held on May 3, 2014, in Demens Landing from 7:00 a.m. to 12:00 p.m.; St. Pete Pride, Inc. (“Pride”) for an event entitled Pier Dance and Aids Benefit to be held on June 29, 2014 in Spa Beach Park from 5:00 p.m. to 10:00 p.m.; and the Ian Tilmann Foundation, Inc. (“Tilmann”) for an event entitled Go Skate St. Pete to be held on June 21, 2014, in Spa Beach Park, from 11:00 a.m. to 5:00 p.m.; in accordance with City Council Resolution No. 2000-562, as amended; (“Resolution No. 2000-562”) provided all City fees for the Pride and Tilmann events are paid 10 days prior to the event taking place; waiving the six month requirement of Section “D” of Resolution No. 2000-562, and the payment of the waiver fee required by City Council Resolution No. 2009-353 as to Pride; and authorizing the Mayor or his designee to execute all documents necessary to effectuate this resolution.
- (c) Ordinance waiving St. Petersburg City Code Section 20-80 (1) that provides that it is unlawful for any person to operate or ride a skateboard in or upon any sidewalk or street within the area bounded by Fifth Avenue North, Tampa Bay, Fifth Avenue South, and 16th Street, on the streets and sidewalks closed pursuant to a street closure permit during the times of actual closure for the June 21, 2014 City co-sponsored event entitled Go Skate St. Pete presented by the Ian Tilmann Foundation, Inc. between the hours of 11:00 a.m. and 5:00 p.m. in Spa Beach Park and adjacent downtown streets.

H. Public Hearings and Quasi-Judicial Proceedings - 6:00 P.M.

Public Hearings

*NOTE: The following Public Hearing items have been submitted for **consideration** by the City Council. If you wish to speak on any of the Public Hearing items, please obtain one of the **YELLOW** cards from the containers on the wall outside of Council Chamber, fill it out as directed, and present it to the Clerk. You will be given 3 minutes **ONLY** to state your position on any item but may address more than one item.*

1. [Confirming the preliminary assessment for Lot Clearing Number 1531.](#)
2. [Confirming the preliminary assessment for Building Securing Number 1186.](#)
3. [Confirming the preliminary assessment for Building Demolition Numbers 413 and 507.](#)
4. [Ordinance 1057-V approving the vacation of Plaza Comercio, an 80-foot wide unimproved right-of-way, situated north of Savona Drive and east of San Merino Boulevard Northeast. \(City File 13-33000016\)](#)
5. [Ordinance 105-H suspending City Code Sections 21-31 \(f\) \(13\) and 21-31 \(l\) \(1\) for one hundred eighty \(180\) days from the date of this Ordinance to relieve a conflict between those Sections of the City Code regulating park permits and City Council and](#)

Administration procedures for co-sponsored events, pending a permanent resolution of the conflict; substituting temporary replacement provisions for the suspended sections; ratifying and approving existing payment agreements for city co-sponsored events; and providing for expiration.

Quasi-Judicial Proceedings

Swearing in of witnesses. Representatives of City Administration, the applicant/appellant, opponents, and members of the public who wish to speak at the public hearing must declare that he or she will testify truthfully by taking an oath or affirmation in the following form:

"Do you swear or affirm that the evidence you are about to give will be the truth, the whole truth, and nothing but the truth?"

The oath or affirmation will be administered prior to the presentation of testimony and will be administered in mass to those who wish to speak. Persons who submit cards to speak after the administration of the oath, who have not been previously sworn, will be sworn prior to speaking. For detailed procedures to be followed for Quasi-Judicial Proceedings, please see yellow sheet attached to this agenda.

6. Amending the land use and zoning of a 7.32 acre subject property generally located on the northeast corner of 34th Street North and 13th Avenue North. (City File FLUM-18) [DELETED - to be rescheduled]
 - (a) Ordinance 703-L amending the Future Land Use Map designation from Industrial Limited to Planned Redevelopment Mixed-Use.
 - (b) Ordinance 732-Z rezoning the above described property from IS (Industrial Suburban) to CCS-1 (Corridor Commercial Suburban), or other less intensive use.
 - (c) Resolution requesting amendment to the Countywide Future Land Use Plan, as described above, to comply with the requirements of the Pinellas Planning Council and Pinellas County Board of County Commissioners.

I. Legal

J. Open Forum

K. Adjournment

CONSENT



AGENDA

COUNCIL MEETING

CITY OF ST. PETERSBURG

Consent Agenda A
March 20, 2014

NOTE: Business items listed on the yellow Consent Agenda cost more than one-half million dollars while the blue Consent Agenda includes routine business items costing less than that amount.

(Purchasing)

1. [Awarding a contract to All American Concrete, Inc in the amount of \\$2,622,902.90 for Overlook Drive NE, east of Kentucky Avenue Bridge \(Engineering Project No. 12052-110, 13076-111 and 13077-111; Oracle Nos. 13636, 14240 and 14246\); rescinding an unencumbered appropriation in the Neighborhood and Citywide Infrastructure Capital Improvement Fund \(3027\) in the amount of \\$652,000 from the Central Ave Bridge/Booker Creek Project \(13720\); approving a supplemental appropriation in the amount of \\$652,000 from the unappropriated balance of the Neighborhood and Citywide Infrastructure Capital Improvement Fund \(3027\), resulting from this rescission, to the Overlook Drive Bridge Project \(13636\); and providing an effective date.](#)
2. [Approving the purchase of replacement patrol vehicles from Duval Ford, LLC d/b/a Duval Ford for the Fleet Management Department at a total cost of \\$1,846,752.](#)
3. [Port Utility Upgrades:](#)
 - (a) Awarding a contract to Lavandera Electric Company in the amount of \$837,763 for the construction of City Port Structural Rehabilitation Phase 4 – Utility Upgrades (Engineering Project No. 11062-113; Oracle Project No. 12861 and 13275).
 - (b) Awarding a contract to Shoreline Foundation, Inc. in the amount of \$1,592,155 for the construction of City Port Structural Rehabilitation Phase 4 – Bulkhead Repair (Engineering Project No. 01072-417; Oracle Project Nos. 12111 and 12861).

CONSENT



AGENDA

COUNCIL MEETING

CITY OF ST. PETERSBURG

Consent Agenda B March 20, 2014

NOTE: The Consent Agenda contains normal, routine business items that are very likely to be approved by the City Council by a single motion. Council questions on these items were answered prior to the meeting. Each Councilmember may, however, defer any item for added discussion at a later time.

(Purchasing)

1. [Approving the purchase of replacement pick-up trucks from Duval Ford, LLC d/b/a Duval Ford for the Fleet Management Department at a total cost of \\$229,428.](#)
2. [Renewing a blanket purchase agreement with Bank of America, NA, a wholly-owned subsidiary of Bank of America Corporation, for banking services at an estimated annual amount of \\$144,000.](#)
3. [Accepting a bid from En Pointe Technologies Sales, Inc. for software licenses and support for VMware Horizon View 5 at a cost of \\$133,704.70.](#)

(City Development)

4. [Approving the plat of Donaldson Subdivision, generally located on the southern side of Gandy Boulevard, between Snug Harbor Road Northeast and San Fernando Boulevard Northeast. \(City File 13-20000010\)](#)
5. [Approving issuance of the historic property ad valorem tax exemption for the following properties and forwarding to the Pinellas County Board of County Commissioners: 340 Beach Drive Northeast, the Lantern Lane Apartments \(aka Birchwood Inn\), commercial; 2471 - 2nd Avenue North, residential; and 236 - 17th Avenue Southeast, the Robert Lavery Residence, residential.](#)
6. [Authorizing the Mayor or his designee to execute a License Agreement with the Tampa Bay Model Boat Association, Inc., a Florida not-for-profit corporation, for use of a portion of land lying on the West side of City-owned Blue Heron Lake \("Lake"\) situated on the East side of 16th Street North between approximately 105th Avenue North and 109th Avenue North, St. Petersburg, to engage in remote-controlled model boat racing activities on the Lake, for a period of three \(3\) years, at an aggregate use fee of \\$36.00.](#)
7. [Authorizing the Mayor or his designee to execute Amendment No. 1 to the Parking Space Use Agreement with the Fish and Wildlife Research Institute, an agency of the State of Florida, which provides a twelve \(12\) month extension for the use of thirty \(30\) parking spaces at the Port of St. Petersburg.](#)
8. [Authorizing the Mayor or his designee to execute an Amendment to the Sublease Agreement with Personal Enrichment through Mental Health Services, Inc., a Florida](#)

not-for-profit corporation, to extend its use of Joint Development and Multiple Use (JDMU) Parcel No. 1 for a period of five (5) years.

9. Authorizing the Mayor or his designee to execute a License Agreement with 909 Entertainment, Inc., a Florida for profit corporation, for use of the City-owned block of unimproved parcels located between 22nd Street South and 23rd Street South bounded by 7th Avenue South and Fairfield Avenue South, St. Petersburg, Florida, to provide staging and parking for the public while hosting two (2) community events featuring classic cars and motorcycles, for a use fee of \$500.00 for each event day.
10. Approving a five (5) year renewal of the Joint Use Agreement with the School Board of Pinellas County (“Agreement”) for the joint use of the playground and other related improvements constructed by the City of St. Petersburg at the Mt. Vernon Elementary School site, under the same terms and conditions of the Agreement; authorizing the Mayor or his designee to execute a letter acknowledging approval of the renewal; and authorizing the Mayor or his designee to approve subsequent renewals of the Agreement under the same terms and conditions of the Agreement.

(

(Public Works)

11. Authorizing the Mayor or his designee to enter into a Cooperative Funding Agreement with the Southwest Florida Water Management District for the City of St. Petersburg Toilet Replacement Program Phase 14 in the amount of \$100,000. [MOVED to Reports as E-11]
12. Authorizing the Mayor or his designee to enter into a Cooperative Funding Agreement with the Southwest Florida Water Management District for the City of St. Petersburg Sensible Sprinkling Program in the amount of \$100,000. [MOVED to Reports as E-12]
13. Authorizing the Mayor or his designee to execute Amendment No. 1 to Task Order No. 08-4-URS/GC, to the Agreement between the City of St. Petersburg and URS Corporation Southern, Inc. in the amount not to exceed \$49,996, for construction phase services for the Replacement of the Overlook Drive NE Bridge over Bayou Grande Project. (Engineering Project No. 12052-110; Oracle No. 13636)

(Appointments)

14. Resolution increasing the size of the Consolidated Plan Ad Hoc Application Review Committee (“Committee”) to nine (9) members; and confirming the Mayor’s appointments to the Committee for FY 2014/2015.
15. Confirming the appointment of Jeff Danner and the reappointment of Larry LaDelfa and Kathryn B. Howd as regular members to the Public Arts Commission to serve four-year terms ending February 28, 2018.
16. Confirming the appointment of Barbara Mazer Gross as a regular member to the Arts Advisory Committee to serve an unexpired three-year term ending September 30, 2016.

17. Confirming the reappointment of Gary A. Patterson and Robert K. Doyle as regular members to the Investment Oversight Committee to serve two-year terms ending March 31, 2016.
18. Confirming the appointment of Ryan D. Cobin as a regular member to the City Beautiful Commission to serve an unexpired three-year term ending December 31, 2016.
19. Approving the appointment of Gershom Faulkner as a regular member to the Civil Service Board to fill an unexpired three-year term ending June 30, 2016.
20. Approving the appointment of Matthew Weidner as a Code Enforcement Special Magistrate to serve an unexpired three-year term ending December 31, 2016.

(Miscellaneous)

21. Approving a supplemental appropriation in the amount of \$320,000 from the unappropriated balance of the Technology and Infrastructure Fund (5019) to the Police Department, Information Technology Services (140-1401), , Cold Backup Site Project (14470) for costs related to the installation and configuration of a disaster recovery cold backup site for the Police Department that includes CAD, I/Mobile, Interfaces and RMS production servers; and authorizing the Mayor or his designee to execute all documents necessary to effectuate this resolution.
22. Approving supplemental appropriations from the unappropriated balance of the Law Enforcement Fund (1023) to the Police Department, State Forfeiture Fund (140-2857) in the amount of \$8,870.60, for the purchase of tactical hand-held metal detectors and to the Treasury Forfeiture Fund (140-2859) in the amount of \$2,500 for the St. Petersburg Police Department Unity Tour Team to represent the Department during Police Week at the National Law Enforcement Officers Memorial Washington D.C., including participation in the annual Police Unity Tour; and authorizing the Mayor or his designee to execute all documents necessary to effectuate this transaction.
23. Approving the minutes of November 7, November 18, and November 25, 2013 City Council meetings.
24. Approving Amendment No. 2 to the Florida Department of Environmental Protection Land and Water Conservation Fund Grant (“Grant”) for the Grandview Park Improvements Project, which extends the Grant expiration date from March 21, 2014 to March 21, 2015; ratifying and approving the administrative execution of Amendment No. 1 for the Grandview Park Improvements Project, which revised the project elements by deletion of a restroom; and authorizing the Mayor or his designee to execute all documents necessary to effectuate this resolution and the Grant as amended.

MEETING AGENDA

CITY OF ST. PETERSBURG

Note: An abbreviated listing of upcoming City Council meetings.

Budget, Finance & Taxation Committee

Thursday, March 13, 2014, 8:00 a.m., Room 100

Public Services & Infrastructure Committee

Thursday, March 13, 2014, 9:15 a.m., Room 100

Co-Sponsored Events Committee

Thursday, March 13, 2014, 10:30 a.m., Room 100

CRA/Agenda Review & Administrative Updates

Thursday, March 13, 2014, 1:00 p.m., Room 100

City Council Workshop - Downtown Waterfront Master Plan

Thursday, March 13, 2014, immediately following Agenda Review, Room 100

City Council Meeting

Thursday, March 13, 2014, 3:00 p.m., Council Chamber

Youth Services Committee

Thursday, March 20, 2014, 8:30 a.m., Room 100

CITY OF ST. PETERSBURG

Board and Commission Vacancies



Arts Advisory Committee

1 Regular Member
(Term expire 9/30/16)

City Beautiful Commission

2 Regular Members
(Terms expire 12/31/16)

Civil Service Board

1 Regular & 3 Alternate Members
(Terms expire 6/30/14 & 6/30/16)

Code Enforcement Board

1 Alternate Member
(Term expires 12/31/16)

Commission on Aging

4 Regular Members
(Terms expire 12/31/14 & 12/31/16)

Public Arts Commission

2 Regular Members
(Terms expire 4/30/14 & 4/30/17)

Committee to Advocate for Persons with Impairments (CAPI)

1 Regular & 2 Alternate Members
(Terms expire 12/31/14 & 12/31/16)

Nuisance Abatement Board

2 Alternate Members
(Terms expire 8/31/14 & 11/30/14)

Community Planning & Preservation Commission

1 Regular Member
(Term expires 1/1/15)

PROCEDURES TO BE FOLLOWED FOR QUASI-JUDICIAL PROCEEDINGS:

1. **Anyone wishing to speak must fill out a yellow card and present the card to the Clerk. All speakers must be sworn prior to presenting testimony. No cards may be submitted after the close of the Public Hearing. Each party and speaker is limited to the time limits set forth herein and may not give their time to another speaker or party.**
2. At any time during the proceeding, City Council members may ask questions of any speaker or party. The time consumed by Council questions and answers to such questions shall not count against the time frames allowed herein. Burden of proof: in all appeals, the Appellant bears the burden of proof; in variance application cases, the Applicant bears the burden of proof; in rezoning and Comprehensive Plan land use cases, the Owner bears the burden of proof except in cases initiated by the City Administration, in which event the City Administration bears the burden of proof. Waiver of Objection: at any time during this proceeding Council Members may leave the Council Chamber for short periods of time. At such times they continue to hear testimony because the audio portion of the hearing is transmitted throughout City Hall by speakers. If any party has an objection to a Council Member leaving the Chamber during the hearing, such objection must be made at the start of the hearing. If an objection is not made as required herein it shall be deemed to have been waived.
3. Initial Presentation. Each party shall be allowed ten (10) minutes for their initial presentation.
 - a. Presentation by City Administration.
 - b. Presentation by Applicant and/or Appellant. If Appellant and Applicant are different entities then each is allowed the allotted time for each part of these procedures. The Appellant shall speak before the Applicant. In connection with land use and zoning ordinances where the City is the applicant, the land owner(s) shall be given the time normally reserved for the Applicant/Appellant, unless the land owner is the Appellant.
 - c. Presentation by Opponent. If anyone wishes to utilize the initial presentation time provided for an Opponent, said individual shall register with the City Clerk at least one week prior to the scheduled public hearing.
4. Public Hearing. A Public Hearing will be conducted during which anyone may speak for 3 minutes. Speakers should limit their testimony to information relevant to the ordinance or application and criteria for review.
5. Cross Examination. Each party shall be allowed five (5) minutes for cross examination. All questions shall be addressed to the Chair and then (at the discretion of the Chair) asked either by the Chair or by the party conducting the cross examination of the speaker or of the appropriate representative of the party being cross examined. One (1) representative of each party shall conduct the cross examination. If anyone wishes to utilize the time provided for cross examination and rebuttal as an Opponent, and no one has previously registered with the Clerk, said individual shall notify the City Clerk prior to the conclusion of the Public Hearing. If no one gives such notice, there shall be no cross examination or rebuttal by Opponent(s). If more than one person wishes to utilize the time provided for Opponent(s), the City Council shall by motion determine who shall represent Opponent(s).
 - a. Cross examination by Opponents.
 - b. Cross examination by City Administration.
 - c. Cross examination by Appellant followed by Applicant, if different.
6. Rebuttal/Closing. Each party shall have five (5) minutes to provide a closing argument or rebuttal.
 - a. Rebuttal by Opponents.
 - b. Rebuttal by City Administration.
 - c. Rebuttal by Appellant followed by the Applicant, if different.

ST. PETERSBURG CITY COUNCIL
Meeting of March 20, 2014

TO: The Honorable Bill Dudley, Chair, and Members of City Council

SUBJECT: Third-party initiated Historic Landmark Designation of the North Ward School, located at 327 11th Avenue North (HPC Case No. 13-90300005)

An analysis of the request is provided in the attached Staff Report.

REQUEST: The request is to designate the North Ward School as a local historic landmark.

RECOMMENDATION:

Administration: Administration recommends approval.

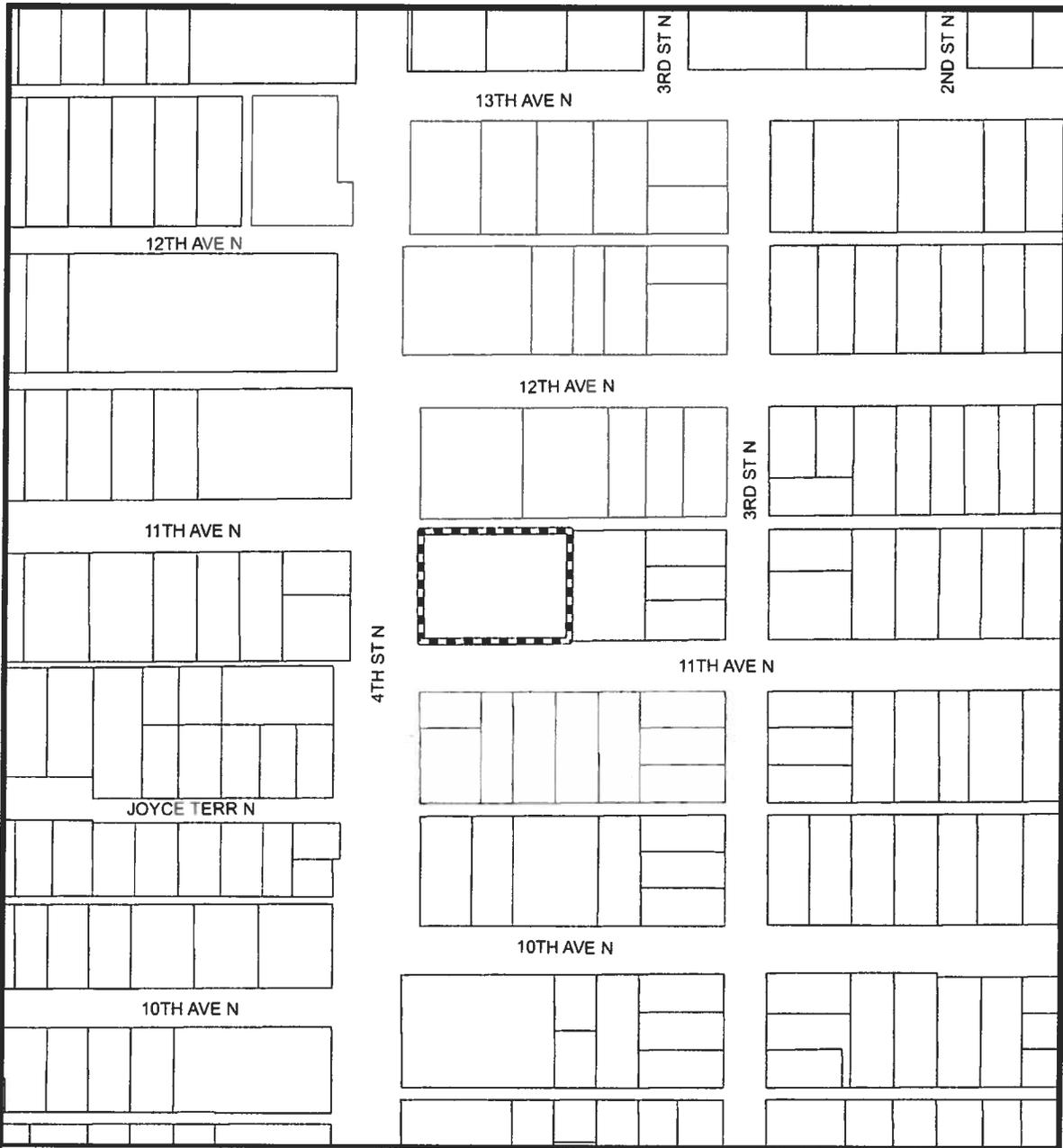
Community Planning and Preservation Commission: On March 11, 2014 the Community Planning and Preservation Commission will hold a public hearing on this matter, and will vote to recommend approval or denial of the landmark designation to City Council.

Recommended City Council Action: 1) CONDUCT the first reading of the attached proposed ordinance; AND 2) SET the second reading and the quasi-judicial public hearing for April 3, 2014.

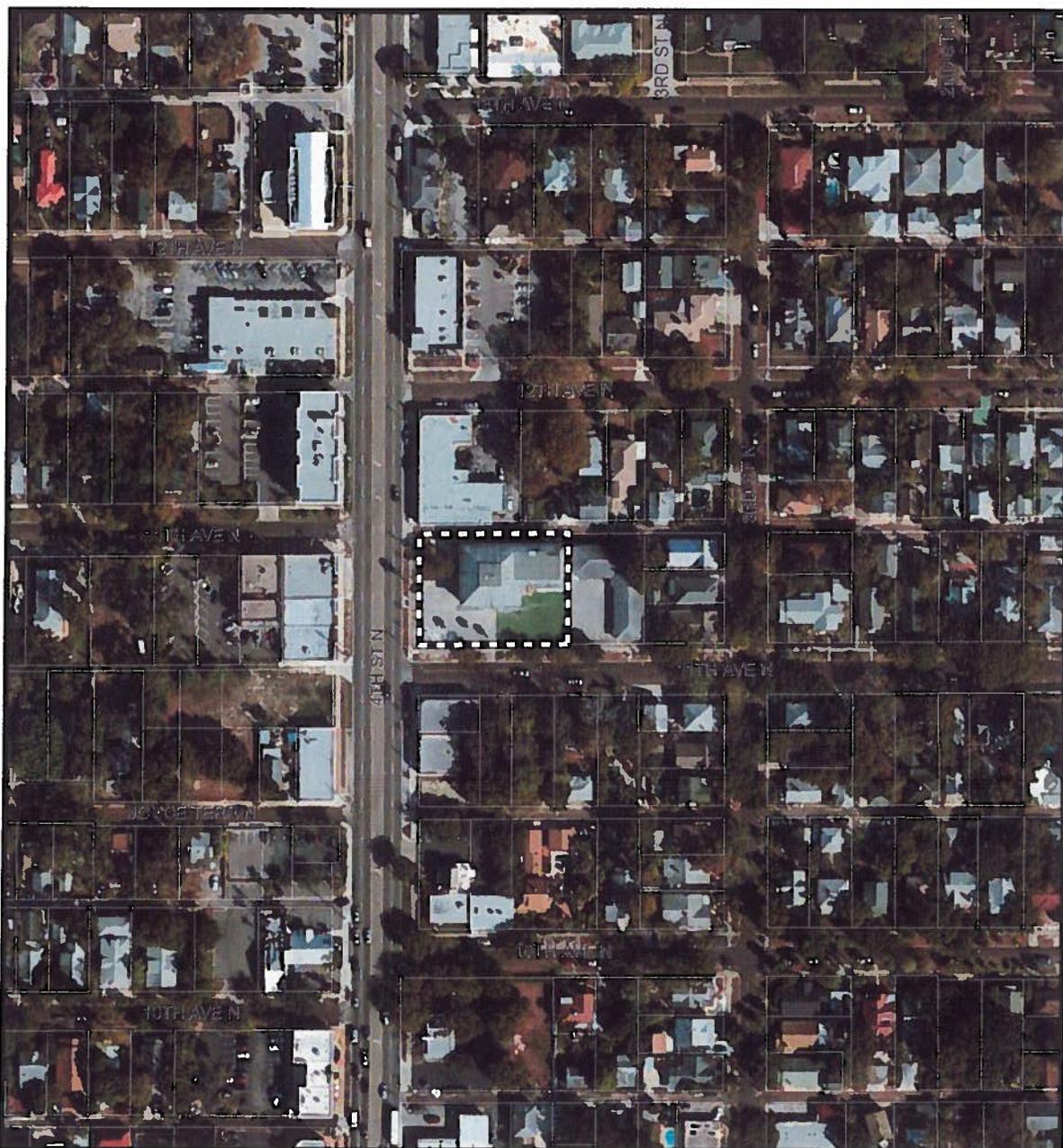
Additional Information: At the time of preparation of this memo, the owner, the Pinellas Board of Public Instruction, has neither indicated their support nor opposition of this local landmark designation. The Board has placed the property up for sale.

Public Input: At the time this report was completed, staff has received 33 comments in support of the designation and five comments in opposition to the designation of the North Ward School.

Attachments: Ordinance (Including Map), Staff Report to the CPPC, Designation Application



Community Planning and Preservation Commission		 N SCALE: Not to Scale
327 11th Avenue North		
AREA TO BE APPROVED, SHOWN IN 	CASE NUMBER 13-90300005	



Community Planning and Preservation Commission		 N SCALE: Not to Scale
327 11th Avenue North		
AREA TO BE APPROVED, SHOWN IN 	CASE NUMBER 13-9030005	

ORDINANCE NO. _____

AN ORDINANCE OF THE CITY OF ST. PETERSBURG, FLORIDA, DESIGNATING THE NORTH WARD SCHOOL (LOCATED AT 327 11TH AVENUE NORTH) AS A LOCAL LANDMARK AND ADDING THE PROPERTY TO THE LOCAL REGISTER PURSUANT TO SECTION 16.30.070, CITY CODE; AND PROVIDING AN EFFECTIVE DATE.

THE CITY OF ST. PETERSBURG DOES ORDAIN:

SECTION 1. The City Council finds that the North Ward School, which was constructed in 1914, meets three of the nine criteria listed in Section 16.30.070.2.5.D, City Code, for designating historic properties. More specifically, the property meets the following criteria:

- (1) Its value is a significant reminder of the cultural or archaeological heritage of the City, state or nation.
- (4) It is identified as the work of a master builder, designer, or architect whose individual work has influenced the development of the City, state, or nation.
- (5) Its value as a building is recognized for the quality of its architecture, and it retains sufficient elements showing its architectural significance.

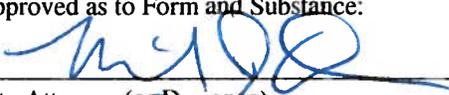
SECTION 2. The North Ward School, located upon the following described property, is hereby designated as a local landmark and shall be added to the local register listing of designated landmarks, landmark sites, and historic and thematic districts which is maintained in the office of the City Clerk:

Lots 1 thru 6 less the west 30 ft of Lot 1 for road right-of-way, Block A, Jackson's Subdivision, According to the map or plat thereof as recorded in Plat Book 1, Page 5, of the Public Records of Pinellas County, Florida.

Only a portion of the above described property is included in this designation ordinance. The attached Exhibit "A" provides an aerial photograph that depicts the boundary of the designated landmark.

SECTION 3. This ordinance is effective immediately upon adoption.

Approved as to Form and Substance:



City Attorney (or Designee)

2/28/14

Date

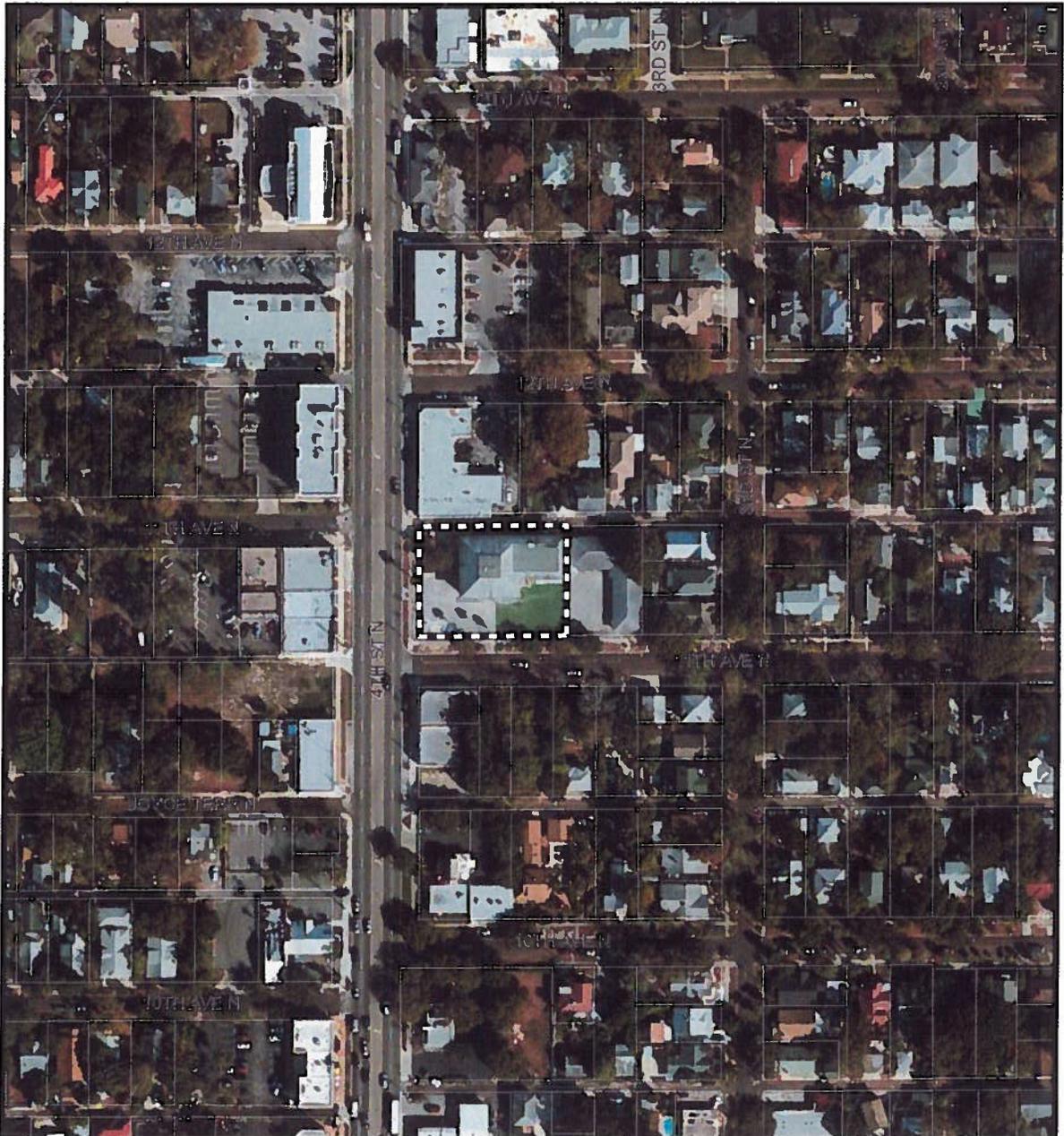


Planning and Economic Development Department

2-27-14

Date

EXHIBIT "A"



Community Planning and Preservation Commission		 N SCALE: Not to Scale
327 11th Avenue North		
AREA TO BE APPROVED, SHOWN IN 	CASE NUMBER 13-90300005	

STAFF REPORT TO CPPC



st.petersburg
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CITY OF ST. PETERSBURG, FLORIDA
PLANNING AND ECONOMIC DEVELOPMENT DEPARTMENT
URBAN PLANNING AND HISTORIC PRESERVATION DIVISION

STAFF REPORT

COMMUNITY PLANNING AND PRESERVATION COMMISSION LOCAL DESIGNATION REQUEST

For **Public Hearing and Recommendation to City Council** on **March 11, 2014** beginning at 3:00 P.M., Council Chambers, City Hall, 175 Fifth Street North, St. Petersburg, Florida

According to Planning and Economic Development Department records, no Commission member resides or has a place of business within 2,000 feet of the subject property. All other possible conflicts should be declared upon the announcement of the item.

CASE NO.:	HPC 13-90300005
STREET ADDRESS:	327 11 th Avenue North
LANDMARK:	North Ward School
OWNER:	Pinellas Board of Public Instruction
APPLICANT:	Historic Old Northeast Neighborhood Association and St. Petersburg Preservation
REQUEST:	Local Designation of the North Ward School



North Ward School, 327 11th Avenue North

BACKGROUND

On December 3, 2013, the Historic Old Northeast Neighborhood Association (HONNA) and Saint Petersburg Preservation, Inc. (SPP) submitted a local designation application for the North Ward School located at 327 11th Avenue North. Prepared by Robin Reed and Emily Kleine Elwyn, the application provides extensive information concerning the role, history and architecture of the building. Staff determined that the designation application was complete and required no further elaboration to identify the character defining features and to determine the significance of the property.

On February 7, 2014, the School Board of Pinellas County requested that the public hearing on the case be postponed until March 11, 2014. That request was approved.

STAFF FINDINGS

Staff finds that the North Ward School, located at 327 11th Avenue North, is eligible to be designated as a local landmark.

The local designation application demonstrates that the North Ward School is significant at the local level in the areas of COMMUNITY PLANNING AND DEVELOPMENT, EDUCATION, SOCIAL HISTORY, and ARCHITECTURE under the local landmark designation criteria found in Section 16.30.070.2.5(D) of the City Code:

- (1) Its value is a significant reminder of the cultural or archaeological heritage of the City, state or nation.
- (4) It is identified as the work of a master builder, designer, or architect whose individual work has influenced the development of the City, state, or nation.
- (5) Its value as a building is recognized for the quality of its architecture, and it retains sufficient elements showing its architectural significance.

Only one criterion must be met in order for a property to be designated as a local landmark.

Staff concurs that the North Ward School is significant at the local level in the areas of COMMUNITY PLANNING AND DEVELOPMENT, EDUCATION, SOCIAL HISTORY, and ARCHITECTURE and meets Criteria 1, 4 and 5 found in Section 16.30.070.2.5(D) of the City Code for designation of a landmark property. The North Ward School is an excellent example of an early twentieth century neighborhood school. Built in 1914 in the newly formed Pinellas County, the North Ward School was one of four schools constructed in St. Petersburg as part of the same contract. Of the three two-story schools built, only North Ward School remains and exhibits the same design elements of the other two now-demolished schools, Davis Academy and the Roser Park School. The fourth school, the one-story Glen Oak School, was of a similar design and remains intact, although altered. All other St. Petersburg schools built prior to 1914 have been demolished. The North Ward School is indicative of the growth and settlement of St. Petersburg and the establishment of the ward school system. The school, which exhibits elements of the Mission style, remains as the work of master architect, James Bonniwell and contractor Frank Estes.

Although historic, the adjacent one-story 1948 building with its 1960 addition does not significantly contribute to the historical or architectural importance of the school. Therefore, staff

recommends that the designation boundary be limited to the 1914 two-story school with its attached two-story 1931 addition, as depicted on the maps attached to this staff report.

PROPERTY OWNER CONSENT AND IMPACT OF DESIGNATION

This application for designation was not initiated or submitted by the Pinellas Board of Public Instruction, owner of the property. The Board has not indicated their support for or opposition to this designation. However, the Board is in the process of advertising the building for sale. The applicants and staff have provided notification regarding this application to the Board.

The benefits of designation include increased heritage tourism through the maintenance of the historic character and significance of the city, the local ad valorem tax exemption and Federal Tax Credit for rehabilitation, some relief from the requirements of the Florida Building Code and FEMA regulations, and grants available to local governments and nonprofit entities to preserve and interpret historic sites.

CONSISTENCY WITH THE COMPREHENSIVE PLAN

The proposed local landmark designation is consistent with the City's Comprehensive Plan, relating to the protection, use and adaptive reuse of historic buildings. The local landmark designation will not affect the FLUM or zoning designations nor will it significantly constrain any existing or future plans for the development of the City.

The proposed landmark designation is consistent with Objectives LU26, LU10 and HP2 of the City's Comprehensive Plan, shown below.

OBJECTIVE LU26: The City's LDRs shall continue to support the adaptive reuse of existing and historic buildings in order to maximize the use of existing infrastructure, preserve natural areas from being harvested for the production of construction materials, minimize the vehicle miles traveled for transporting new construction materials over long distances, preserve existing natural carbon sinks within the City, and encourage the use of alternative transportation options.

OBJECTIVE LU10: The historic resources locally designated by the St. Petersburg City Council and Community Preservation Commission (CPC) shall be incorporated onto the Land Use Map or map series at the time of original adoption, or through the amendment process, and protected from development and redevelopment activities consistent with the provisions of the Historic Preservation Element and the Historic Preservation Ordinance.

Policy LU10.1 Decisions regarding the designation of historic resources shall be based on the criteria and policies outlined in the Historic Preservation Ordinance and the Historic Preservation Element of the Comprehensive Plan.

Policy HP2.3 The City shall provide technical assistance to applications for designation of historic structures and districts.

Policy HP2.6

Decisions regarding the designation of historic resources shall be based on National Register eligibility criteria and policies outlined in the Historic Preservation Ordinance and the Comprehensive Plan. The City will use the following selection criteria [for city initiated landmark designations] as a guideline for staff recommendations to the CPC and City Council:

- National Register or DOE status
- Prominence/importance related to the City
- Prominence/importance related to the neighborhood
- Degree of threat to the landmark
- Condition of the landmark
- Degree of owner support

DEVELOPMENT POTENTIAL

The subject property is zoned CCT-1 (Corridor Commercial Traditional) on the City's Official Zoning Map. The CCT-1 zoning classification is typically characterized by a collection of compatible land uses that include shopping, service, employment and residential opportunities. The interconnected relationship of these mixed-uses help reduce traffic, consolidate service delivery and generally improve the quality of life for surrounding, residential areas that are within walking distance.

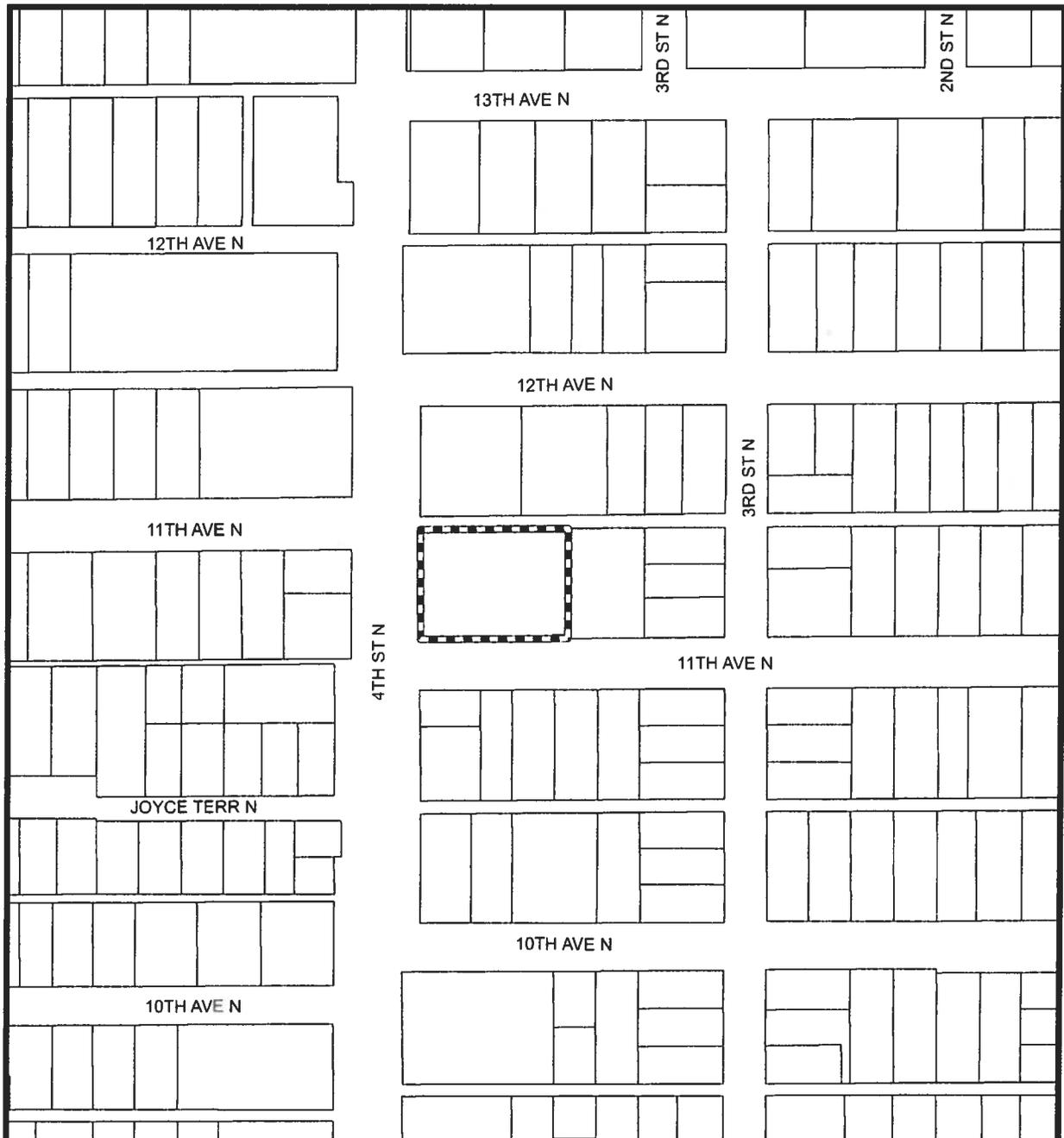
The CCT-1 zoning classification generally features architecture of the early 20th Century. Whereas buildings in this corridor segment are typically abutting the front property line, this example is typical for an institutional use. Historically, civic buildings and schools were slightly distinguished among the surrounding vertical context through the application of larger setbacks and unique architectural features. Traditional details commonly include vertical detailing, an articulated base course and cornice, use of natural materials and other fenestration. Primary entrances are enhanced with architecturally appropriate features.

According to the Pinellas County Property Appraiser's Office, the subject property measures 33,715 square feet or 0.78 acres. The existing building totals 16,960 square feet or 0.50 floor area ratio (FAR). The maximum residential density allowed for the subject property is 24 units per acre or 19 total dwelling units. The maximum non-residential intensity for the subject property is 1.0 FAR or 33,715 square feet. The need to comply with minimum building setbacks, the maximum impervious surface ratio and minimum number of parking spaces required will constrain any attempt to fully realize the development potential of the property.

RECOMMENDATION

Staff recommends **APPROVAL** of the request to designate the North Ward School, located at 327 11th Avenue North, as a local historic landmark with the designation boundary limited to the 1914 two-story school with its attached two-story 1931 addition as depicted on the maps attached to this staff report, and thereby referring the application to City Council for first and second reading and public hearing.

ATTACHMENTS: DESIGNATION APPLICATION



Community Planning and Preservation Commission

327 11th Avenue North

AREA TO BE APPROVED,

SHOWN IN

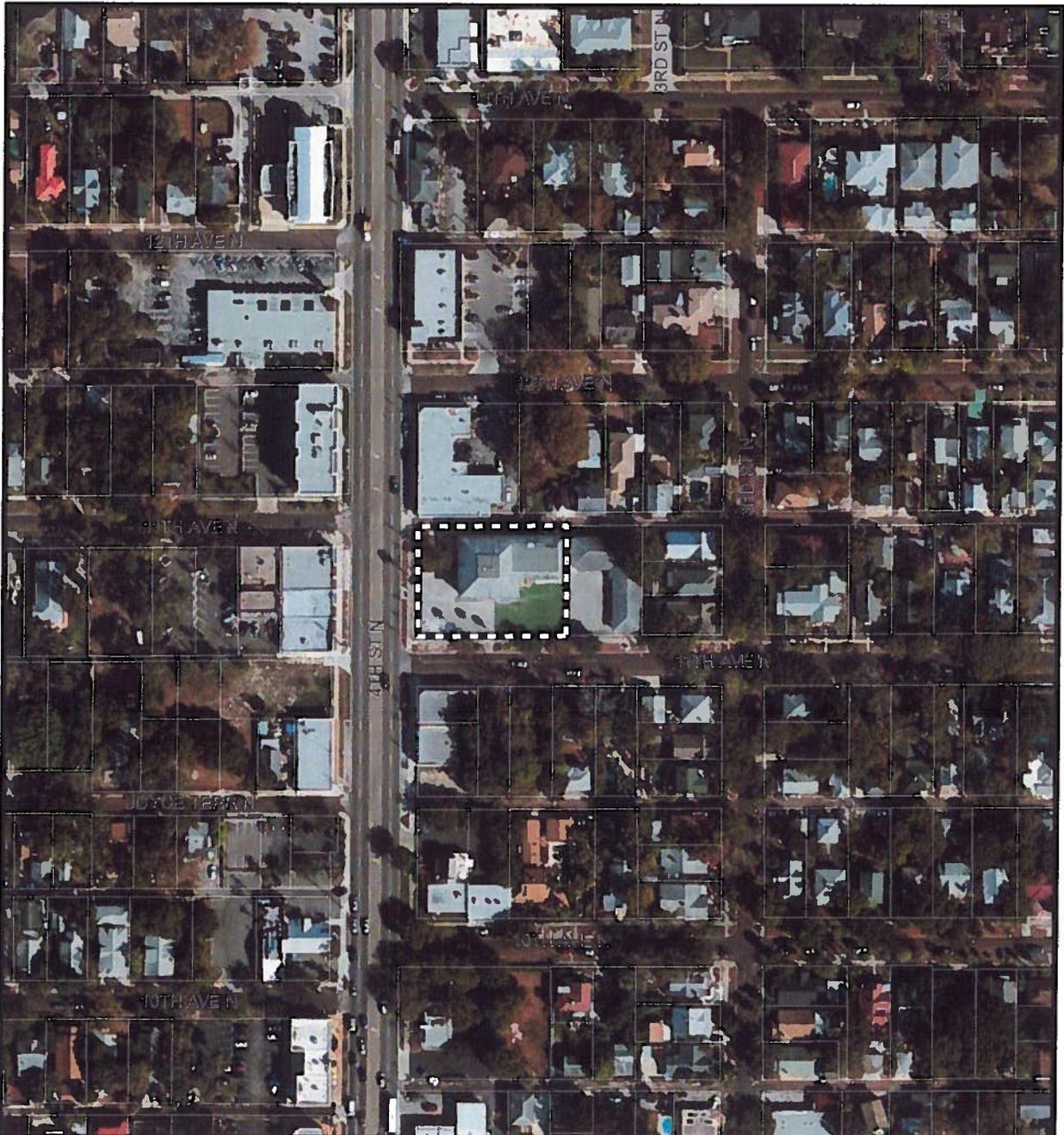


CASE NUMBER

13-90300005



N
SCALE:
Not to Scale



Community Planning and Preservation Commission

327 11th Avenue North

AREA TO BE APPROVED,

SHOWN IN



CASE NUMBER

13-90300005



N
SCALE:
Not to Scale

DESIGNATION APPLICATION



CITY OF ST. PETERSBURG
 DEC 03 2013
 PLANNING & ECONOMIC DEVELOPMENT

13-7030005

City of St. Petersburg
 Division of Urban Planning, Design,
 and Historic Preservation

Local Landmark Designation Application

Type of property nominated (for staff use only)

- building structure site object
 historic district multiple resource

1. NAME AND LOCATION OF PROPERTY

historic name North Ward School
 other names/site number North Ward Elementary, Northward Secondary School
 address 327 11th Avenue North
 historic address 1125 4th Street North

2. PROPERTY OWNER(S) NAME AND ADDRESS

name Pinellas County Schools
 street and number _____
 city or town CLEARWATER state FL zip code 33760
 phone number (h) 327-1966 (w) _____ e-mail _____

3. NOMINATION PREPARED BY

name/title Robin Reed & Emily Elwyn
 organization Historic Old Northeast Neighborhood Assn. & St. Petersburg Preservation, Inc.
 street and number P.O. Box 76234
 city or town St. Petersburg state FL zip code 33734
 phone number (h) _____ (w) 515-4509 e-mail eelwyn@mac.com,
rlreed@tampabay.rr.com
 date prepared 11/26/2013 signature Robin L. Reed

4. BOUNDARY DESCRIPTION AND JUSTIFICATION

Describe boundary line encompassing all man-made and natural resources to be included in designation (general legal description or survey). Attach map delimiting proposed boundary. (Use continuation sheet if necessary)

SEE CONTINUATION SHEET.

5. GEOGRAPHICAL DATA

acreage of property less than 1 acre
 property identification
 number _____

North Ward School

Name of Property

6. FUNCTION OR USE

Historic Functions

EDUCATION/school

Current Functions

Vacant

7. DESCRIPTION

Architectural Classification

(See Appendix A for list)

Mission Revival

Masonry Vernacular

Italian Renaissance/Mediterranean Revival

Materials

Brick

Wood

Iron

Tile

Narrative Description

On one or more continuation sheets describe the historic and existing condition of the property use conveying the following information: original location and setting; natural features; pre-historic man-made features; subdivision design; description of surrounding buildings; major alterations and present appearance; interior appearance;

8. NUMBER OF RESOURCES WITHIN PROPERTY

Contributing

Noncontributing

Resource Type

Contributing resources previously listed on the National Register or Local Register

2

Buildings

Sites

Structures

Objects

Number of multiple property listings

2

Total

North Ward School

Name of Property

9. STATEMENT OF SIGNIFICANCE

Criteria for Significance

(mark one or more boxes for the appropriate criteria)

- Its value is a significant reminder of the cultural or archaeological heritage of the City, state, or nation.
- Its location is the site of a significant local, state, or national event.
- It is identified with a person or persons who significantly contributed to the development of the City, state, or nation.
- It is identified as the work of a master builder, designer, or architect whose work has influenced the development of the City, state, or nation.
- Its value as a building is recognized for the quality of its architecture, and it retains sufficient elements showing its architectural significance.
- It has distinguishing characteristics of an architectural style valuable for the study of a period, method of construction, or use of indigenous materials.
- Its character is a geographically definable area possessing a significant concentration, or continuity or sites, buildings, objects or structures united in past events or aesthetically by plan or physical development.
- Its character is an established and geographically definable neighborhood, united in culture, architectural style or physical plan and development.
- It has contributed, or is likely to contribute, information important to the prehistory or history of the City, state, or nation.

Areas of Significance

(see Attachment B for detailed list of categories)

Community Planning and Development

Education, Social History

Architecture

Period of Significance

1914-2007

Significant Dates (date constructed & altered)

1914, 1924, 1931, 1948

Significant Person(s)

Cultural Affiliation/Historic Period

N/A

Builder

Frank Estes, engineer & contractor

Architect

James Bonniwell, Bonniwell and Son
Architects

Narrative Statement of Significance

(Explain the significance of the property as it relates to the above criteria and information on one or more continuation sheets. Include biographical data on significant person(s), builder and architect, if known. Please use parenthetical notations, footnotes or endnotes for citations of work used.)

10. MAJOR BIBLIOGRAPHICAL REFERENCES

Please list bibliographical references.

St. Petersburg Landmark Designation Application Continuation Section

Name of Property North Ward School 327 11th Avenue North

Page 1

BOUNDARY DESCRIPTION AND JUSTIFICATION

Boundary Description

The boundary includes Lots 1-6 of Block A in Jackson Subdivision.

Township: 31S Range: 17E Section: 18¼

See attached map.

Boundary Justification

The boundary consists of all of the resources historically associated with the North Ward School including the additions in 1924, 1931, 1948 and 1960, the playground and flagpole.

PHYSICAL DESCRIPTION

Summary

The North Ward School is a two-story Mission style, masonry educational building constructed in 1914, with additions in 1931, 1948 and 1960. It has a hipped roof and a prominent arched, recessed entrance. The 1931 addition is set back from the primary 1914 façade. The 1948 structure and 1960 addition are single story "L" shaped, hipped roof structures independent from the primary structure. The school is set at the rear of the lot with a paved play area to the front facing 11th Avenue North.

Setting

The school is set adjacent to the North Shore National Register District and is a part of the Historic Old Northeast Neighborhood. At the time of its construction, the area north of Eleventh Avenue North was sparsely populated with residences, and was outside the city limits but soon the neighborhood expanded to accommodate new growth. The school is surrounded by historic single and multi-family residential structures to the east and historic commercial structures to the north, south and west. The majority of these structures date from the first part of the 20th Century. The school abuts 4th Street North, which has always been a busy commercial corridor for the early suburban areas of St. Petersburg. Much of the character of the surrounding neighborhood remains unchanged from its early uses.

St. Petersburg Landmark Designation Application Continuation Section

Name of Property North Ward School 327 11th Avenue North

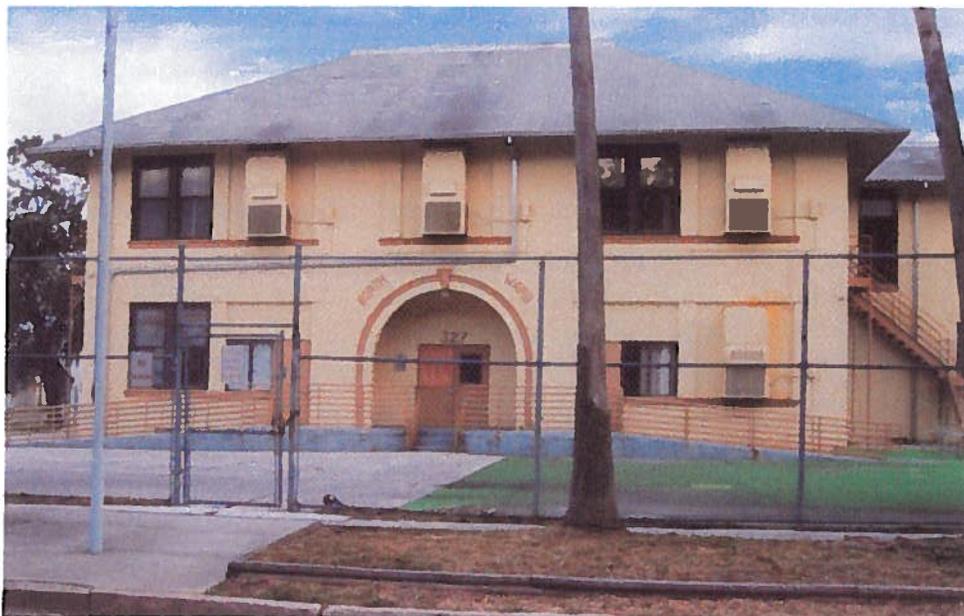
Page 2

Physical Description

The North Ward School is located in the historic residential neighborhood of Historic Old Northeast, north of downtown St. Petersburg along the 4th Street commercial corridor.

The main structure, constructed in 1914, and subsequent additions are primarily in the vernacular Mission style with elements of the Mediterranean Revival style.

The structure is a simple two-story, rectangular massed plan, three-bays wide and two-bays deep. The school is faced in painted brick laid in running bond. The roof is hipped with deep overhanging eaves. The hip does not meet in a ridge, but in a flat deck. The foundation is continuous brick with vented openings. According to the property cards, corroborated by the Sandborn maps, a 2-story addition on the northeast façade was constructed in 1931. It is stepped back from the original structure and mirrors it in massing and ornamentation but the symmetrical fenestration pattern is not repeated. A one-story masonry addition was added to the eastern portion of the site in 1948 and expanded in 1960.



North Ward School - November 13, 2013

The symmetrically balanced front façade facing 11th Avenue North has Mission style influences, but lacks much of the typical Mission style ornamentation and materials. The most prominent feature is the stilted masonry Roman arch with simple ornamental brick extrados and intrados. The masonry "T" keystone protrudes from the apex of the arch and painted "NORTH WARD" flank the semi-circular portion of the arch. The

St. Petersburg Landmark Designation Application

Continuation Section

Name of Property North Ward School 327 11th Avenue North

Page 3

entrance, with replacement doors, is recessed within the arch and has evidence of the original transoms. Three steps lead to the arched entrance. The fenestration consists of double-paired, double-windows with a continuous masonry lintel. The double-paired windows are divided by brick mullions and have articulated brick sills. The original 9-light over 9-light wood windows have been replaced with aluminum clad fixed-sash windows and large exterior air conditioners. On the front façade, flanking ramps with iron railings now lead up from the north and south to the front entrance.

The hipped roof with flat deck is of composite shingles and deep, open overhanging eaves with an open cornice and visible rafter tails. Historic photographs show a prominent mission-style parapet projecting through the roofline of the central bay of the front façade. This has been removed. Gutters have been attached to the eaves and downspouts punctuate the façade at random intervals.

The foundation is brick piers with infill and vent openings. Approximately 3 feet above grade the brick steps back about 2 inches forming a water table.

The western façade facing 4th Street North is two-bays deep with the same symmetrical orientation. In lieu of the second story southwestern windows is a door with an iron fire escape descending. Fire escapes on both the north and south façade appear on the 1918 Sandborn maps and are mentioned in early descriptions of the school. The lintel above the door remains. An additional second-story window has been punctured just to the north of center.

The rear of the structure facing the alley between 11th Avenue and 12th Avenues presents its self as a continuous structure with the 1931 addition seamlessly connecting to the 1914 structure. All original windows have been replaced with aluminum fixed sash windows and heating, venting and air-conditioning systems. The fenestration pattern on the rear windows is triple paired windows with continuous lintels and brick sills.

The 1931 addition is set back from the north façade of the primary structure, but meets seamlessly along the rear lot line. It mirrors the original structure in massing, ornamentation, and but not in fenestration rhythm. This is likely due to the function of the interior space. Two steps reach the single, centered door. The door is a replacement and the transom has been removed, but is evident.

A freestanding single story "L-shaped" classroom building was constructed on the eastern-most portion of the lot in 1948 according to the property card and appears on the 1951 Sandborn map. The property card indicates it was expanded in 1960. This masonry brick structure has an intersecting hipped roof with deep, open eaves, and

St. Petersburg Landmark Designation Application Continuation Section

Name of Property North Ward School 327 11th Avenue North

Page 4

visible rafter tails. The windows, all aluminum replacements, extend the full height of the façade on the front but are located only on the upper third of the rear of the structure. A historic photo indicates that the original windows may have been large pane 6-over-6 windows (State Archives of Florida, Florida Memory). All windows have brick sills. The 1960 addition, at the southern most portion of the structure seamlessly connects to the 1948 addition. The 1960 addition appears to be constructed of concrete block. An additional undated shed roof addition projects from the western portion of the structure.

Northward Newcomb champs - Saint Petersburg, Florida



Credit this photo: State Archives of Florida, Florida Memory, <http://floridamemory.com/items/show/148385>
(please include photographer's name when noted)

"Northward Newcomb Champs - St. Petersburg, Florida"

Notable features on the interior include an impressive double return stair with squared newel posts. The halls all have retained their molding and the doors their cased openings and trim.

The school structures sit at the rear of the property providing for a paved playground area in front of the school. In 1984, artificial turf provided a grass-like area to the playground. Like many schools, a cast iron, telescoping flag poll sits at the entrance to the site. Much of the site retains its original hexagonal block pavers.

Integrity

The North Ward School has been altered over time to accommodate the evolving needs of students and the structures in which they are educated. Many of the character defining architectural features and interior finishes remain intact. Despite modifications

St. Petersburg Landmark Designation Application Continuation Section

Name of Property North Ward School 327 11th Avenue North

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made over the years, the school retains its integrity of design, location, and materials.

Historical Context

St. Petersburg originated with the purchase of land by John C. Williams in 1876 and the arrival of the Orange Belt Railroad in 1888. Orange Belt owner, Peter Demens, built the narrow gauge railroad to connect to land situated on the eastern edge of the Pinellas peninsula owned by John C. Williams. The first train arrived in June 1888 to a settlement with little more than a store and a few residences. Demens and Williams collaborated in their plans to build a new community around the terminus of the railroad, complete with a park, depot, and hotel. In exchange for naming the city after Demens' birthplace, St. Petersburg, Russia, the hotel was named after Williams' hometown, Detroit, Michigan. Prepared by Engineer A.L. Hunt and Draftsman G.A. Miller in August 1888, the Map of the Town of St. Petersburg was officially filed in April 1889 and revised in October 1889 (Arsenault 1996, 64, 81-82; Grismer 1948, 68, 74, 271-72; Pinellas County Clerk of Circuit Court, Plat Book H1, Pages 27 and 49).

Utilizing Dr. Van Bibber's endorsement of the Pinellas peninsula as the perfect location for a "Health City" at the 1885 annual convention of the American Medical Association, efforts to promote settlement gained momentum. The Orange Belt Railway offered seaside excursions to St. Petersburg in 1889. These excursions were one of the first concentrated efforts by the community and the development company to attract tourists (Arsenault 1996, 62; Grismer 1948, 70, 97, 111).

Although the railroad failed to capitalize on Dr. Van Bibber's endorsement, residents and developers seized the opportunity for publicity. Frank Davis, a prominent publisher from Philadelphia who arrived in Florida to alleviate his own health problems, utilized the endorsement to heavily promote the benefits of St. Petersburg. Davis, along with other new residents including *St. Petersburg Times* editor William Straub and *St. Petersburg Evening Independent* editor Lew Brown, tirelessly promoted the community during the late 1800s and early 1900s (Arsenault 1996, 82-85). By 1890, the population grew from less than 50 prior to the arrival of the railroad to 273 residents with two hotels, two ice plants, two churches, a school, a pier, and a sawmill to serve the community.

Following the incorporation of the city in 1892, utility services, including telephone, electric service, and public water, were introduced in the community. A severe freeze which destroyed the citrus groves throughout north and central Florida during the winter of 1894-95 prompted many farmers to relocate to coastal areas, such as St. Petersburg, which did not experience a freeze as severe. Although the economy

St. Petersburg Landmark Designation Application

Continuation Section

Name of Property North Ward School 327 11th Avenue North

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remained largely dependent on commercial fishing, tourism from winter visitors quickly grew in importance (Arsenault 1996, 52-64, 81-82).

During the early 1900s, the creation of St. Petersburg's waterfront park system, the incorporation of a trolley system, and the construction of the Electric Pier drew additional tourists and new residents to the area (Arsenault 1996, 87-89).

Largely through the efforts of city boosters to attract businesses and residents, developers such as H. Walter Fuller, Noel Mitchell, Charles Hall, Charles Roser, and C. Perry Snell triggered the city's first real estate land boom from 1909 to the start of World War I (Arsenault 1996, 136).

Following his relocation to St. Petersburg in 1904, Snell heavily invested in real estate and proceeded to develop St. Petersburg's first subdivision. At the time, the area north of 5th Avenue North was "rugged, blanketed with palmettos and inhabited by unfenced cattle" (Wells 2006, 47). In 1904, Snell, along with Frank Wood, Albert Hoxie, and Alonzo Charles Clewis, formed the Bay Shore Land Company to develop a subdivision north of 5th Avenue North (Wells 2006, 40, 47; Arsenault 1996, 137). The Bay Shore Subdivision, was surveyed by R.F. Bettis and filed in December 1905 to subdivide the area from 1st Street to Beach Drive and from 5th Avenue to 9th Avenue North (plat revised in March 1906; PCCCC 1906).

The success of the Bayshore Subdivision led to the launch of a second subdivision the developers named Bay Front. From 9th Avenue to 13th Avenue, and from Locust Street to the Bay, the plat for Bay Front was filed on March 5, 1909. That same year, Snell joined with James C. Hamlett to form Snell & Hamlett. Their company bought out the remaining lots of Bay Front, thus dissolving the earlier company. Their next purchase which ran from 9th Avenue to 13th Avenue and from Locust Street west to First Street, they called Bay View. The plat was filed on April 18, 1910 (Wells 2006, 50, 53, 54, 76).

Individuals purchasing lots built homes of varying architectural styles, including Mediterranean, Colonial, Craftsman, Prairie, Mission, Tudor, and vernacular versions of all of these. Although a number of the houses were constructed in the teens, the majority of the land was developed in the 1920s, 30s and 40s. Following World War II, predominantly one-story homes were built on the remaining lots.

The neighborhood grew with five additional subdivisions until the boundaries included the land from Fifth Avenue North to Thirtieth Avenue North (Wells, 2006, 76). The eastern boundary reached from Tampa Bay and Coffee Pot Bayou to what is now the Fourth Street North Business District. The neighborhood's early 20th century development pattern resulted in narrow, gridded streets with spacious sidewalks,

St. Petersburg Landmark Designation Application

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Name of Property North Ward School 327 11th Avenue North

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alleyways, and deep narrow lots. Although most homes were single-family, there were a number of small, high-quality early 20th century and mid-century modern apartment buildings located throughout the neighborhood (Historic Old Northeast Neighborhood Tour Brochure, 2011).

In 1914, St. Petersburg was bustling with activity. The Benoist Airboat had made the first regularly scheduled commercial flight in the world, the Tampa and Gulf Coast Railway was extended into the City, and Spring Training had arrived to play ball at the Coffee Pot ballpark. The City was attracting tourists and new residents in record numbers. More schools were needed to accommodate local children and those of winter residents (Evening Independent, Mar. 9, 1914).

Up until this time, schools were clustered at a central location. As the City developed and grew, school officials decided that schools should be located nearer to where students lived, thus developing the concept of the neighborhood school. The School Board, under the direction of County Superintendent Dixie Hollins and St. Petersburg School Superintendent, Dr. George Sleight, divided the St. Petersburg school districts into wards according to a census of the school-age population.

Four wards were identified: Northside, Southside, Glenoak and Central Ward. Students in grades one through six were to attend the school in their respective wards. High school pupils and those in seventh and eighth grades were required to attend the Central ward school (Evening Independent, Sept. 14, 1914).

To alleviate over-crowded conditions, four new schools were planned - Roser Park, Glenoak and North Ward for the white community and Davis Academy (Elementary) to serve the Black community. North Ward was located on Fourth Street and 11th Avenue, "just outside the city limits" (Evening Independent, Mar. 9, 1914). The territory covered by the North Ward district included the area north of the center of 7th Avenue, from Tampa Bay to Boca Ciega Bay (Evening Independent, Sept. 14, 1914.)

The St. Petersburg Times reported on March 1, 1914, that bids for the four schools had been rejected as too high, but a week later contracts were re-let with the understanding that if construction were postponed the schools would not be ready for the fall term. On March 9th, Frank E. Estes was awarded the contract to build the schools at a cost of \$38,000 (Evening Independent, Mar. 9, 1914.) James Gaither Bonniwell was selected as the architect (A Tradition of Excellence, Pinellas County Schools: 1912 - 1987).

St. Petersburg Landmark Designation Application Continuation Section

Name of Property North Ward School 327 11th Avenue North

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[the Evening Independent - Mar 9, 1914](#) [Browse this](#)

CONTRACT IS AWARDED FOR SCHOOL BUILDINGS

Local Man's Bid Accepted for Four Structures and Work Is to be Started in Next Few Days.

The city school board, at a meeting with the county school board, Saturday night, awarded to **Frank Estes** of **St. Petersburg** the contract for building four new school buildings in St. Petersburg. The price is about \$38,000. The bid of Mr. **Estes** was the lowest of those submitted but all bids were rejected at the meeting in Clearwater last week because all were higher than the amount appropriated. The two boards decided later, however, that the buildings ought to be started at once so there will be no doubt about their being ready for use next term and as Mr. **Estes** had the lowest bid his was accepted. One of the schools will be for the negroes and will be located near Ninth street. One of the graded schools will be on Fourth street north, just outside the city limits and the other in Roper park. A school building will also be constructed at Glen Oak. The buildings will be of brick and tile roof and will be of slow-burning construction.

[St. Petersburg Daily Times - Sep 7, 1912](#) [Browse](#)

ENGINEERS

C. M. DECHANT
Civil and Hydraulic Engineer
Room 2, St. P. Hdw. Co. Bldg.

FRANK E. ESTES

Associate Member American Society
of Civil Engineers.
Contracting and Consulting Engineer
Office: Fifth Street and First
Avenue South. Phone 28 B

ARCHITECTS

GEORGE W. STEWART
Architect
Room 14, Harrison Bldg.
Phone 169-B, St. Petersburg, Fla.

BONNIWELL & SON
Architects
Architect and Supervisor. Plans
and Designs furnished for public
and private buildings.
4 and 5 Michigan Bldg.
St. Petersburg, Florida

CONTRACTOR

J. A. SEATON
—Contractor and Builder—
Estimates on all classes of work
cheerfully furnished.
Corner Seventh Avenue and Third
Street.

The construction of North Ward School was virtually complete by July, 1914, with the exception of the placing of the fire escapes (Evening Independent, July 16, 1914). It opened according to plan on September 21st of that year. Enrollment was 156 students. For the first time, a telephone was installed at each of the schools in the system so that the superintendent would be able to conduct business more expeditiously (Evening Independent, September 22, 1914).

St. Petersburg Landmark Designation Application Continuation Section

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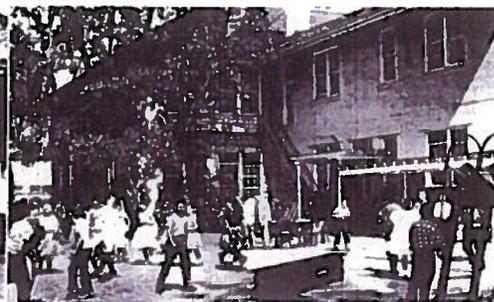


North Ward School c. 1914

Immediately, students at each of the new schools suggested that they might assist with the beautification of their school grounds. At North Ward, students began clearing the school yard so that grass and flowers could be planted (Evening Independent, Sept. 23, 1914).



North Ward School, 1924



North Ward School, c. 1961

Miss Minnie Thompson was appointed principal, and Fannie Boswell, Ethel Booth and Verna Wheeler were the first teachers at North Ward (Evening Independent, Sept 14, 1914). Fannie Boswell went on to become principal in 1932 (St. Petersburg Times, July 5, 1932). Her family had moved from Alabama to the Old Northeast area to farm citrus, a fascinating pioneer story of the area recorded by Fannie's sister, Mattie Lou Cherbonneaux, in *Mammaw's Memoirs* (1999). Miss Boswell had always wanted to be a teacher, and served in that capacity thirty-three years, eleven of those as principal of North Ward School. She died on September 12, 1974 at the age of 87 (St. Petersburg Times, Sept. 13, 1974, Evening Independent, May 22, 1926).

St. Petersburg Landmark Designation Application Continuation Section

Name of Property North Ward School 327 11th Avenue North

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Frank E. Estes, contractor responsible for the construction of the school, was born in Mattoon, Illinois, on August 7, 1877. He and his wife, Annie, and their two daughters were living in St. Petersburg in 1910 (Thirteenth Census of the United States: 1910.) He was an associate member of the American Society of Civil Engineers and advertized his services as a contracting and consulting engineer. His office was located at Fifth Street and First Avenue South. (St. Petersburg Daily Times, Sept. 7, 1912)

In 1912, he and his father were hired by the Gandy family to build the Plaza Theater, a contract that unfortunately ended in a lawsuit between the parties. By 1914, he was associated with Charles DuBois in the Mutual Engineering Company. They provided the structural concrete work for one of the city's most modern new buildings, the Wilson-Irwin-Chase Building (Evening Independent, Dec. 12, 1914).

Several months later, Mr. Estes was advertising his Spanish mosaic tile factory located at Seventh Avenue and Second Street South for sale. He was quoted as saying that the reason for the sale was that "the owner has too many irons in the fire." (Evening Independent, Jan. 27, 1915). At that time, he was also associated with the Crescent Cement Company (St. Petersburg City Directory, 1915).

During World War I, Mr. Estes joined the engineering corps of the US Army, having had earlier experience with large contracts and railroad work in Latin America. He spent two years in France before returning to St. Petersburg. (Evening Independent, May 1 and 19, 1917; Aug. 29, 1919). Shortly thereafter, he left the City. In 1923, he was living in Shreveport, Louisiana (City Directory, Shreveport, Louisiana, 1923). He died January 27, 1956, in Utah at the age of 78.

North Ward School was designed by James Bonniwell, the son and partner of one of St. Petersburg's first professional architects, George Bonniwell. In 1906, the family had moved to St. Petersburg from North Carolina where George had an extensive architectural practice (Evening Independent, Oct. 1912). His son, James, and his two daughters became architects, an unusual career for women at that time. In North Carolina Bonniwell is known for several notable buildings including the Black Mountain Hotel, the Hickory Inn, the Waynesville Courthouse, Claremont College, the J.H. Pearson House and an Episcopal Church in Morganton, the Methodist Episcopal Church in Hickory, and the Lowenstein House in Statesville (N.C. Architects & Builders: NCSU Libraries). George Bonniwell passed away on October 18, 1912. A testament to his standing in the construction community is reflected in his pall bearers: W. C. Henry, Frank Estes and Edward Ferdon.

St. Petersburg Landmark Designation Application

Continuation Section

Name of Property North Ward School 327 11th Avenue North

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James Gaither Bonniwell was born on February 13, 1887, in North Carolina (WWI Draft Registration Cards, 1917-1918). Following the death of his father in 1912, James took over the business.

In Florida, Bonniwell and Son was responsible for the design of Ft. Myers High School in 1908, Tarpon Springs Sponge Exchange Bank, Methodist Church in Kissimmee, and businesses and residences in New Smyrna Beach and Clearwater in 1910 (American Contractor, 1908 v. 97 and 1910 v. 31). The Journal Building in Manatee (Evening Independent, June 10, 1909) was also designed by the firm.

James Bonniwell, along with Frank Estes as contractor, was the supervising architect for the Plaza Theater, a commission that ended in a lawsuit (Evening Independent Mar. 6, 1912; May 3, 1913).

By 1919, he had relocated to El Paso, Texas, and was working as chief draftsman for the El Paso and Southwestern Railroad. Returning again to Florida, he died in Bradenton on October 9, 1926, at the age of 39 (George Bonniwell Family Tree, Ancestry.com).

Originally designed in the Mission style of architecture, North Ward had seven classrooms and a combined office, library, and clinic. Heating was provided by stoves; lighting by bulbs suspended from the ceilings. The school opened on September 21, 1914. It served grades 1 through 6 and had a capacity for 260 students. (A Tradition of Excellence, Pinellas County Schools: 1912 - 1987.)

It is interesting to note that the architecture of three of the four schools - North Ward, Davis Elementary, Roser Park and Glenn Oaks- is strikingly similar. It has been suggested that one plan was developed and adapted to the specific conditions at each of the sites. Being a smaller school, Glenn Oaks appears to be a single story adaptation of the design.

Note the similarities in design:

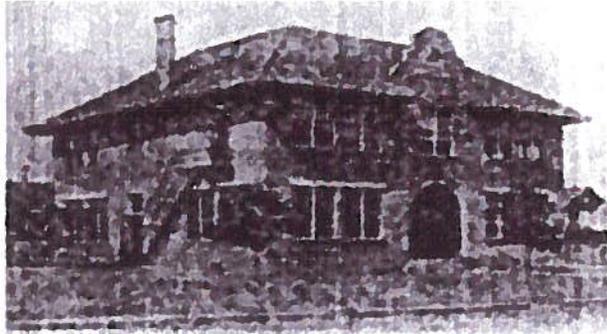
St. Petersburg Landmark Designation Application Continuation Section

Name of Property North Ward School 327 11th Avenue North

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North Ward School, c.1914



Roser Park Elementary School



Davis Elementary School

An exceptional bond developed between the community and North Ward School. The school became the center of community activities and the parent association over the years was very influential in managing the school. What began as a parents' group, The North Ward Welfare Club, was eventually absorbed in the mid-1920s by the Parent Teacher Association.

Many amenities were provided to students and the school through the efforts of dedicated parents and teachers. Bake sales, card parties, magic shows, and teas raised money for such items as a piano, picnic tables, teacher appreciation lunches, cafeteria supplies, art for the walls and a playground (Evening Independent, April 18, 1932).

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Name of Property North Ward School 327 11th Avenue North

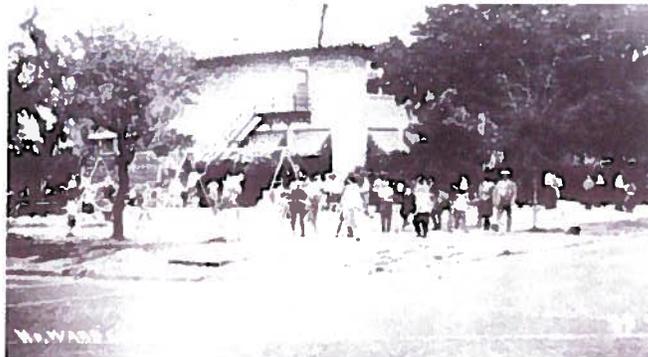
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Fourth Grade Class of Gladys Hays Leek, 1928
A Tradition of Excellence, Pinellas County Schools: 1912 - 1987

The students themselves participated in many elaborate activities, ranging from classroom displays of their projects to marching in the Armistice Day Parade. Operettas, carnivals and pageants were not uncommon activities. (St. Petersburg Times, May 1, 1928, June 23, 1930, Nov. 14, 1926, Jan. 7, 1935). In the early 1920s, North Ward students entered a float each year in the Festival of States Parade (Tradition of Excellence, Pinellas County Schools: 1912-1987).

Students also participated in the managing of their school. In the late 1940s, the North Ward News was published by students. The School Council addressed manners, good behavior and neatness, urging students to "make our school a place we can all be proud to attend." It reported on the various clubs and committees within the school, as well as the health of individual fellow students (North Ward News, Vol. 2, Num. 5, 1948).



Early Years at North Ward School

St. Petersburg Landmark Designation Application Continuation Section

Name of Property North Ward School 327 11th Avenue North

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North Ward Elementary, St. Petersburg, 1987

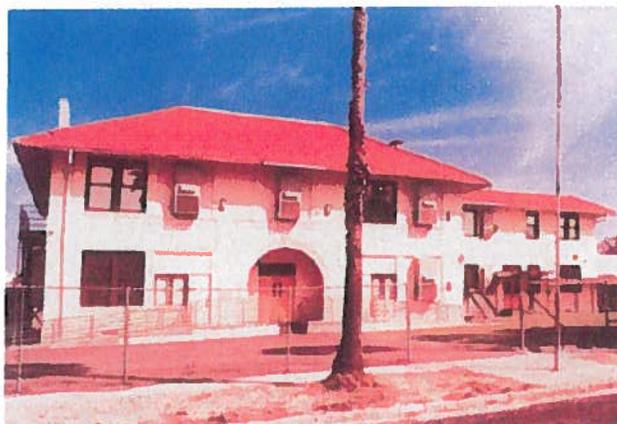
North Ward school, 1987

A Tradition of Excellence, Pinellas County Schools: 1912 - 1987

In 1924, an addition was made to the school which included a lunch room. (As was often the case, the PTA oversaw the operations of the cafeteria and purchased supplies.)

A one-story, wood-frame extension was added in 1931; in 1948, this building which had housed the cafeteria was moved off-site and a new cafeteria constructed. At the same time, a 5-room residence on the property was moved to a location near Lake Maggiore. In 1960, a library was added and the cafeteria expanded. (City of St. Petersburg Property Cards)

North Ward saw many 'firsts' in Pinellas County education. Art classes were added to the curriculum, as parents noted the need for supervised art instruction. (SPT, Feb. 28, 1930) Due to the small size of the playground area, North Ward hired the first physical education director to supervise outdoor activities. In 1984, a portion of the playground was covered with artificial grass, another 'first' for county schools (A Tradition of Excellence, Pinellas County Schools: 1912 - 1987).



A Tradition of Excellence, Pinellas County Schools: 1912-1987

St. Petersburg Landmark Designation Application Continuation Section

Name of Property North Ward School 327 11th Avenue North

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In 1957-1958, North Ward experienced its highest enrollment of 446 students, 86 over capacity. The overcrowded conditions were alleviated at that time by the opening of Shore Acres School (Tradition of Excellence, Pinellas County Schools: 1912-1987).

The first year of integration, 1970 - 1971, proved challenging. That year only first and second grades were taught at the school, the result of a plan called cluster or criss-crossing. Teachers, students, library books and teaching materials all had to be moved to schools which coincided with their grade levels.

As North Ward aged, plans were put forward a number of times to close the school. In 1973, the school board floated a plan to consolidate several school populations in a new complex to be built adjacent to Woodlawn Elementary School which would have effectively closed North Ward (Evening Independent, Oct. 1, 1973).

The school board appointed a task force in 1977 to "review schools recommended for closing by the state and to develop criteria for closing schools." The task force recommended that seven schools be closed, including North Ward which was deemed "dangerous" in terms of fire and safety hazards. In addition, closing the school would save the county \$76,000.

The parents rose up to defend their neighborhood school. A work day was scheduled by the PTA, with parents volunteering to paint and make repairs at the school. One parent spoke for many when he said, "It's one of the few schools that are left with the old community spirit." (Evening Independent, Dec. 3, 1977). The school received a reprieve.

In 1989, the school board again decided the school would be closed. In an editorial piece, The St. Petersburg Times supported saving the school. It "suffers from age and a cramped urban setting. Its seventy-five year old walls have been spruced up over the years with coats of paint that don't begin to mask the absence of sleek, modern amenities. What it doesn't suffer from is a lack of elements crucial to making education a success. Parents are satisfied with the school and support it wholeheartedly. It is naturally integrated. . . A strong sense of community exists within the school. . . Those factors combine to form the most important attribute of all: Children who attend North Ward are learning." (Evening Independent, Dec, 29, 1989).

The community was disappointed. It was closed as a full-scale neighborhood school and used as an annex for students from Lynch Elementary School (Evening Independent, Feb. 15, 1990). Two years later IBIS was moved to the school. This program for difficult and disruptive students was a concern for the neighborhood which spoke out against the planned move (St. Petersburg Times, July 2, 1991). The school board once again

St. Petersburg Landmark Designation Application Continuation Section

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prevailed, and 125 students in grades 1 through 8 were moved to the building. During the second semester of 1999, the school was officially renamed North Ward Secondary School (Showcasing the Best Pinellas County Schools, 1987 - 2004).

In early 2011, the School Board established a policy for selling and leasing Board-owned land. North Ward School closed for the last time in 2008. It remained vacant until 2013 when it was put up for sale by the School Board at an asking price of \$2,500,000, later reduced to \$1,750,000.

STATEMENT OF SIGNIFICANCE

Summary

The North Ward School is significant at the local level in the areas of Community Planning and Development, Social History and Education, and Architecture. It is a physical manifestation of the rapid growth of the St. Petersburg population in the early part of the 20th Century. The building, designed by Bonniwell and Sons and built by Frank Estes, both early practitioners of the building trades in St. Petersburg.

Significance

Community Planning and Development

It meets the following criteria for designation of a property found in Section 16.30.070.025(d) of the City of St. Petersburg Code:

- (1) Its value is a significant reminder of the cultural or archaeological heritage of the City, state or nation.

North Ward School and its three 'sister' schools were constructed in 1914, during a period of rapid growth in school enrollment in St. Petersburg. Placing the schools closer to areas of student population was a ground breaking concept for St. Petersburg. Up until that time schools were built in one central location which required students to travel greater distances to attend school.

Over the last 100 years, student population has grown and ebbed in cycles that are reflected in the construction history of St. Petersburg's schools. As the City expanded, additional schools were built in newly developed neighborhoods. The decision to place North Ward School in North Shore reflected the importance of the neighborhood as the

St. Petersburg Landmark Designation Application

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City's fastest growing subdivision. Placing it on Fourth Street North was equally indicative of the area's importance. Prior to the construction of the Gandy Bridge, Fourth Street North was the main route to Tampa, and remains an important corridor today. Thriving North Ward played a major role in the development of what has become one of St. Petersburg's premier neighborhoods.

Social History/Education

It meets the following criteria for designation of a property found in Section 16.30.070.025(d) of the City of St. Petersburg Code:

- (1) Its value is a significant reminder of the cultural or archaeological heritage of the City, state or nation

The neighborhood school concept was embraced by residents whose children found themselves in the newly formed North Ward district in 1914. A forerunner of the PTA was formed to augment services provided by the City and the County. Classrooms were sometimes furnished, educational materials provided, art instruction introduced to the classroom, musical instruments purchased, and landscaping installed. Fundraising on the part of students and parents, as well as school programs, pageants and displays, engaged the community as a whole.

Over the years, a number of plans were announced to close the school due to its small size, advanced age and cost to maintain. Each attempt was met with outrage by the community. During its almost 75 year history, the school *became* the cultural center of the community. It reflected and taught the values that residents wished to see instilled in their children and grandchildren. Generations of North Ward students found success after graduation, many becoming leaders in the City and surrounding area.

Architecture

It meets the following criteria for designation of a property found in Section 16.30.070.025(d) of the City of St. Petersburg Code:

- (4) It is identified as the work of a master builder, designer, or architect whose individual work has influenced the development of the City, state, or nation;
- (5) Its value as a building is recognized for the quality of its architecture, and it retains sufficient elements showing its architectural significance;

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The North Ward School is significant in the area as a pioneering example of an early educational building and the adaptations made to that structure over time. It is a masonry vernacular structure with elements of the Mission style. Built in 1914 by James Bonniwell of Bonniwell and Sons, one of the earliest practicing architectural firms in the city and constructed by Frank Estes, one of the earliest contractors in the city. Both are master builders and their work should be identified and preserved.

James Bonniwell and his father George Bonniwell of Bonniwell and Sons came to St. Petersburg in 1906 after an extensive career in North Carolina that included at one time partnership with his two daughters Norma and Josephine Bonniwell. Bonniwell and Sons has been identified as the architect of several notable structures in North Carolina and Florida, including all four schools built in 1914, the Plaza Theater, the Tarpon Springs Sponge Exchange Bank, Ft. Myers High school, and The Manatee Journal Building as well as several local businesses and residences.

Frank Estes, master builder and civil engineer, is responsible for the construction of the Plaza Theater, the 4 schools built in St. Petersburg in 1914, the Wilson-Irwin-Chase building and several other commercial and residential structures in the city.

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PHOTOGRAPHS



Front of school facing south, 2013

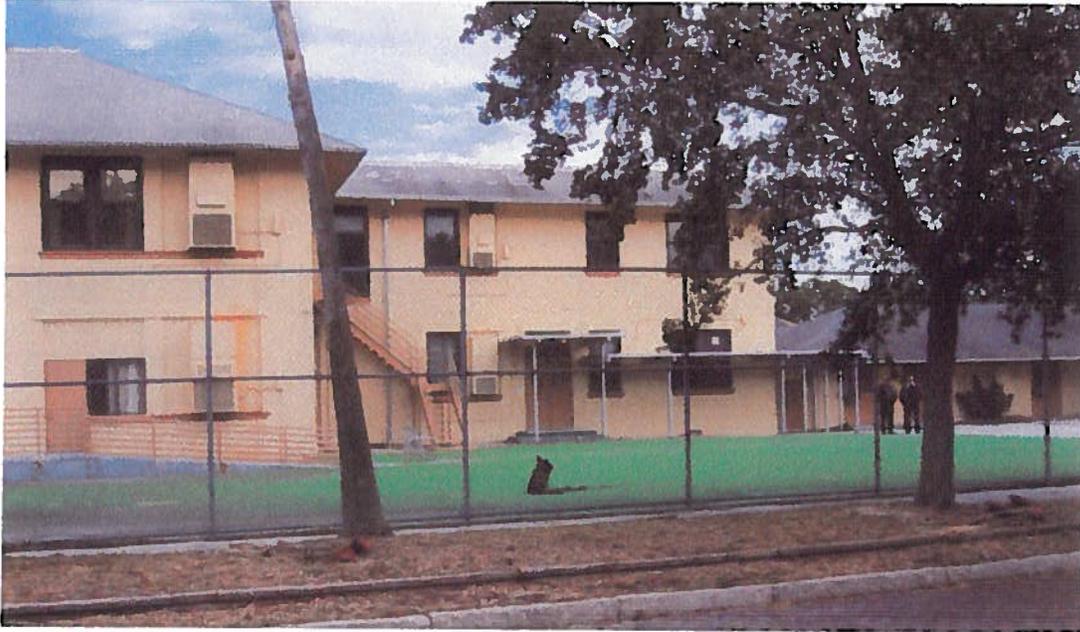


West elevation, facing northeast, 2013

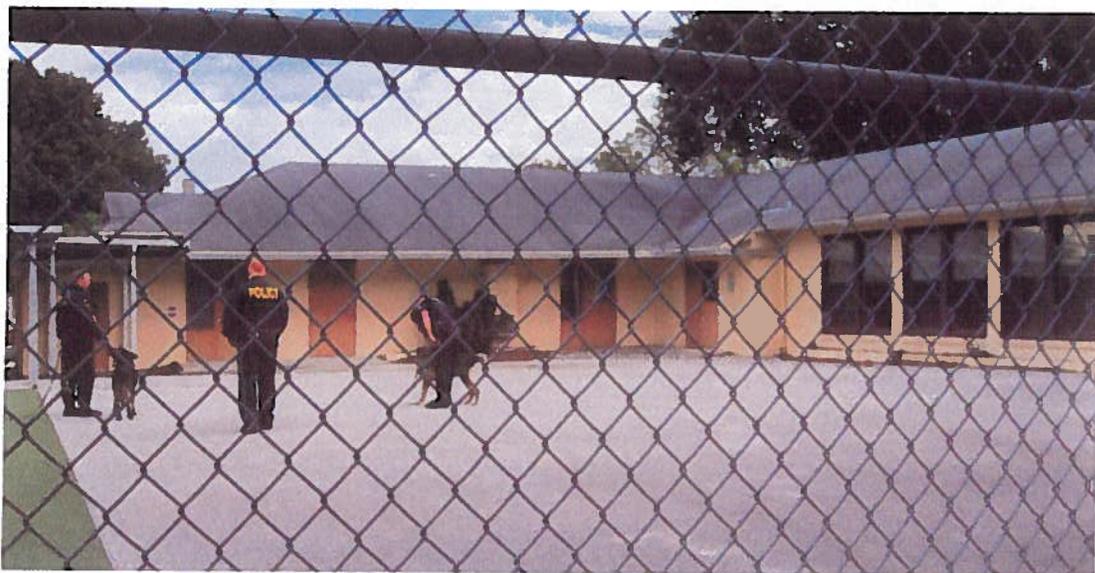
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Front elevation, east side addition, 2013



Front elevation, detached addition, east side of main building, 2013

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Rear elevation, facing southeast, 2013



Rear elevation, facing southwest, 2013

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Main Staircase, 2013

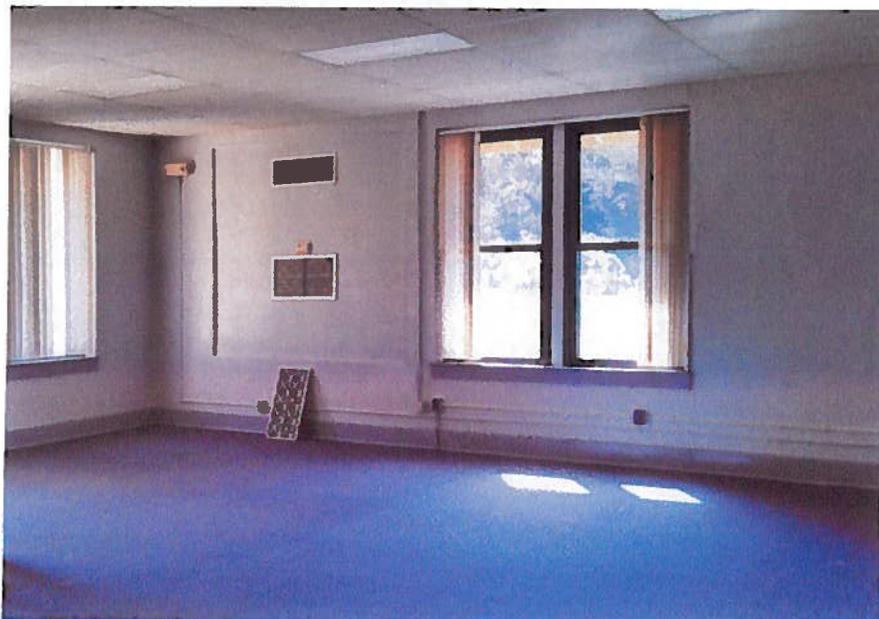
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Main staircase, west side, facing west, 2013



Second floor classroom

St. Petersburg Landmark Designation Application

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FOR SALE in ST. PETERSBURG, FLORIDA 327 11TH AVENUE NORTH



Located at the Corner of 4th Street North and 11th Avenue North

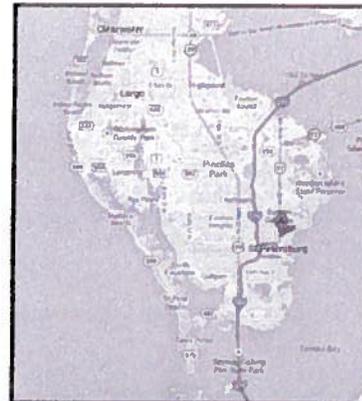
Within 6 Blocks of the Vibrant Downtown Area of St. Petersburg

St. Petersburg is a Leader in the 2013 Building Boom with new residential, retail, mixed use, commercial, restaurants and hotel construction underway in the immediate area.

(Please visit http://www.youtube.com/watch?v=dn008SbU_Rw to view the exciting developments presently planned or under construction in the Downtown and Gateway areas which are connected by 4th Street.)

- ◆ Close Proximity to Downtown, Residential, Retail, Restaurants, Arts, Sports, Beaches, Entertainment, Business, Educational, Financial and Medical Facilities.
- ◆ Two Buildings: 17,647 sf MOL
 - Building 1: 12,772 sf - 2 Story Brick—Built in 1928
 - Building 2: 4,875 sf - 1 Story Brick
- ◆ Land Area: .78 acre
- ◆ 128' Frontage on 4th Street North
- ◆ 265' Frontage on 11th Avenue North
- ◆ Land Use: PR-MU, Planned Redevelopment—Mixed Use
- ◆ Zoning: - CCT-1 - Corridor Commercial, Traditional District 1

Sale Price: \$2,500,000



Pat Haas
Exclusive Agent

813.629.4459

Pat@morrishaas.com

MORRIS GREGORY HAAS, LLC
LICENSED REAL ESTATE BROKER

Information contained herein has been obtained from the owner of the property or from other sources that we deem reliable. We have no reason to doubt its accuracy, but we do not guarantee it.

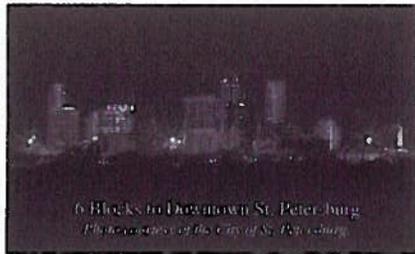
St. Petersburg Landmark Designation Application Continuation Section

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327 11th Avenue North • St Petersburg, FL 33701

*Great opportunity for redevelopment or renovation of current buildings.
Located in an area of growth and expansion with multiple new projects in the area.*



12,772 sf Two Story Brick Building



4,875 sf One Story Brick Building

NEW CONSTRUCTION IN AREA:

APARTMENTS

HOTELS

RESTAURANTS

BANKS

BREWERIES

RETAIL SHOPS

COMMERCIAL



For further information - Please Contact:

Pat Haas
Exclusive Agent

813.629.4459

Pat@morrishaas.com

MORRIS GREGORY HAAS, LLC
LICENSED REAL ESTATE BROKER

Information contained herein has been obtained from the owner of the property or from other sources that we deem reliable.
We have no reason to doubt its accuracy, but we do not guarantee it.

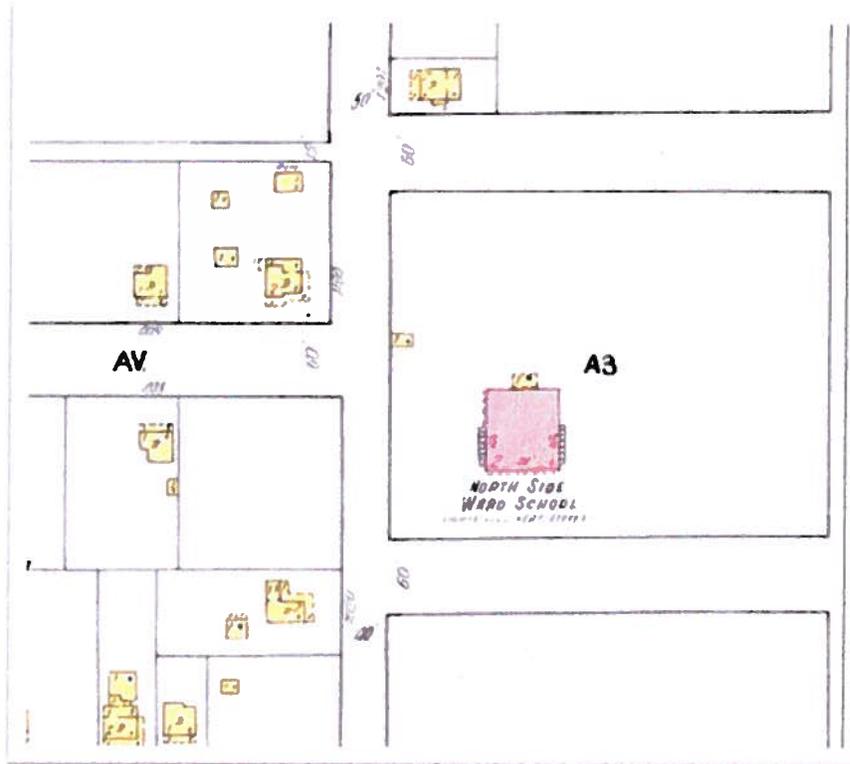
St. Petersburg Landmark Designation Application Continuation Section

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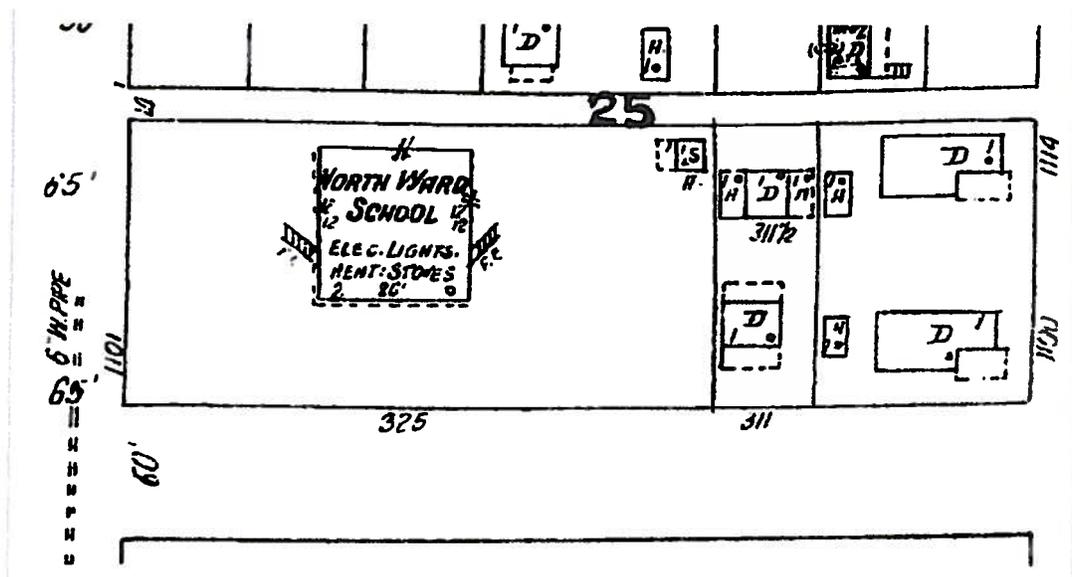
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SANBORN MAPS

1918 Sanborn Fire Insurance Map, Sheet 20



1928 Sanborn Fire Insurance Map, Sheet 60

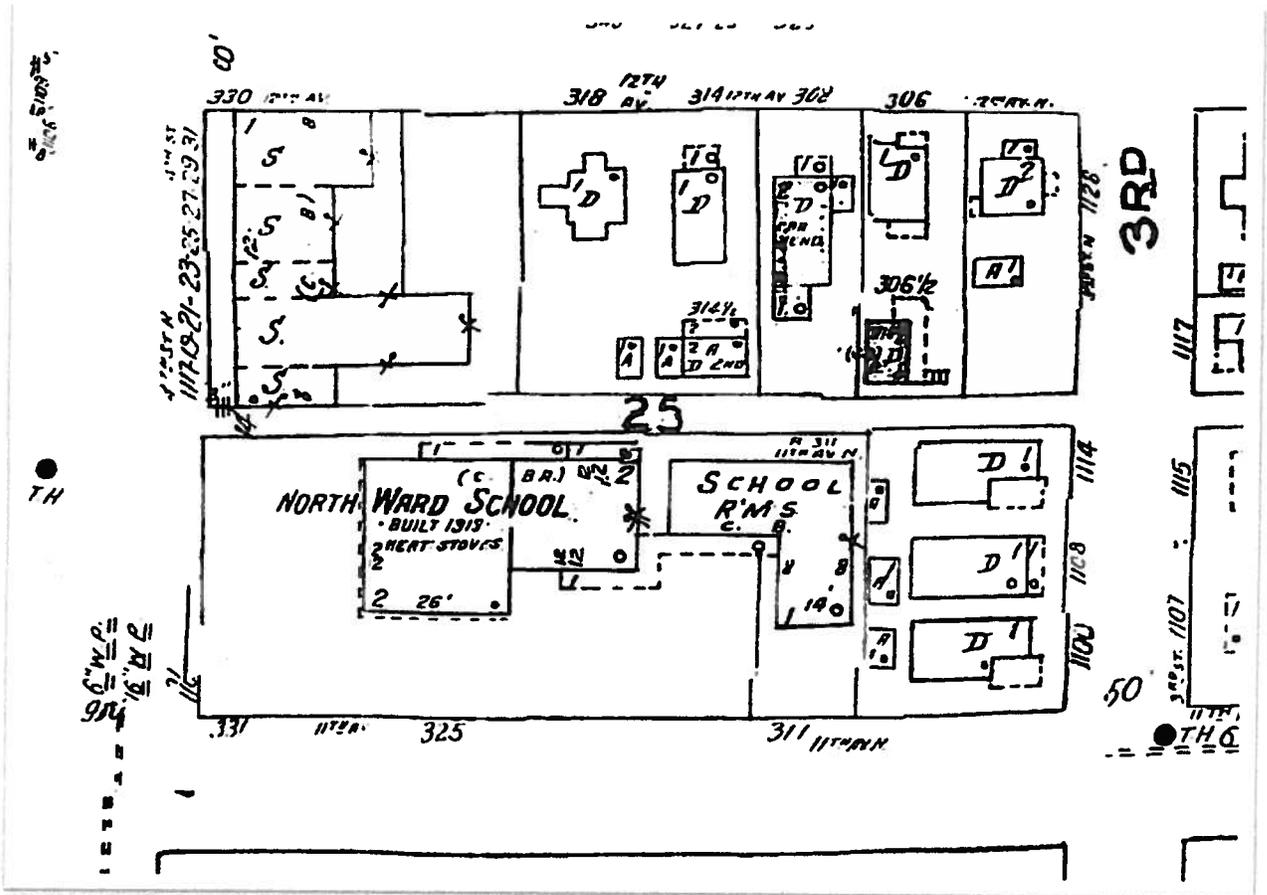


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1951 Sanborn Fire Insurance Map



ST. PETERSBURG CITY COUNCIL
Meeting of March 20, 2014

REVISED

TO: The Honorable Bill Dudley, Chair, and Members of City Council

SUBJECT: Third-party initiated Historic Landmark Designation of the North Ward School, located at 327 11th Avenue North (HPC Case No. 13-90300005)

An analysis of the request is provided in the attached Staff Report.

REQUEST: The request is to designate the North Ward School as a local historic landmark.

RECOMMENDATION:

Administration: Administration recommends approval.

Community Planning and Preservation Commission: On March 11, 2014 the Community Planning and Preservation Commission will hold a public hearing on this matter, and will vote to recommend approval or denial of the landmark designation to City Council.

Recommended City Council Action: 1) CONDUCT the first reading of the attached proposed ordinance; AND 2) SET the second reading and the quasi-judicial public hearing for April 17, 2014.

Additional Information: At the time of preparation of this memo, the owner, the Pinellas Board of Public Instruction, has neither indicated their support nor opposition of this local landmark designation. The Board has placed the property up for sale.

Public Input: At the time this report was completed, staff has received 33 comments in support of the designation and five comments in opposition to the designation of the North Ward School.

Attachments: Ordinance (Including Map), Staff Report to the CPPC, Designation Application

**ST. PETERSBURG
DOWNTOWN WATERFRONT
MASTER PLAN PROCESS**

**WORKSHOP
MATERIAL**

- **Memo / Resolution to City Council / March 2014** 1
- **Evolution of Project Boundary** 2
- **City Charter Amendment** 3
- **Ordinance 25-H, LDR Code Amendment** 4
- **City Staff Downtown Waterfront Master Plan / Dec. 2011** ... 5
- **Summary of ULI Recommendations** 6
- **ULI Final Report** 7



MEMORANDUM
City of St. Petersburg, City Council Meeting
March 6, 2014

TO: The Honorable Bill Dudley, Chair, and St. Petersburg City Council

FROM: Dave Goodwin, Planning and Economic Development Director

SUBJECT: Ranking of Downtown Waterfront Master Plan RFQ Respondents

The Planning and Economic Development Department (“Department”) issued a Request for Qualifications (“RFQ”) for a Downtown Waterfront Master Plan on December 6, 2013. The Department received eighteen (18) statements of qualifications in response to the RFQ by the January 17, 2014 deadline.

The Selection Committee met on February 12, 2014 to discuss the statements of qualifications and shortlisted to seven (7) firms. The Selection Committee is comprised of seven persons, five City Staff; Michael Connors, Public Works Administrator, Chair, Joe Kubicki, Transportation and Parking Management Director, Mike Jefferis, Parks and Recreation Director, Derek Kilborn, Urban Planning and Historic Preservation Manager, and Sharon Heal-Eichler, Senior Capital Improvements Coordinator and two non-staff members; Susan Jezek, ULI and Ross Preville, Chamber Downtown Waterfront Master Plan Task Force Chair. The seven (7) shortlisted firms were (1) AECOM, (2) Houseal Lavigne Associates, (3) Ecology and Environment, Inc., (4) Dover, Kohl & Partners, (5) EDSA, (6) Wallace, Roberts & Todd, LLC and (7) Renaissance Planning Group.

On February 28, 2014, the seven (7) shortlisted firms made presentations to the Selection Committee. Based on the presentations, deliberations and the RFQ materials submitted by the seven (7) shortlisted firms, the Selection Committee ranked AECOM the highest followed by Houseal Lavigne Associates, and Ecology and Environment, Inc.

The Selection Committee has completed its duties as set forth in the RFQ and recommends that City Council acknowledge receipt of its ranking and authorize the Mayor, or his designee, to negotiate an agreement with AECOM, the first ranked firm, to prepare the downtown waterfront master plan. Please note that, a mutually agreed upon agreement between the City of St. Petersburg (“City”) and AECOM is subject to approval by City Council. Administration intends to present the final agreement to City Council at its April 14, 2014 meeting.

Finally, administration requests that if the City and AECOM cannot agree on all the material terms of the agreement that it may terminate negotiations with AECOM and report back to City Council to obtain direction on whether to commence negotiations with Houseal Lavigne Associates, the second ranked firm.

Attachment: Resolution

RESOLUTION NO. _____

A RESOLUTION ACKNOWLEDGING RECEIPT OF THE SELECTION COMMITTEE'S RANKING FOR A CONSULTANT FOR THE DOWNTOWN WATERFRONT MASTER PLAN; AUTHORIZING THE MAYOR OR HIS DESIGNEE TO NEGOTIATE AN AGREEMENT WITH THE FIRST RANKED FIRM, WHICH AGREEMENT IS SUBJECT TO CITY COUNCIL APPROVAL; PROVIDING THAT ADMINISTRATION MAY TERMINATE NEGOTIATIONS WITH THE FIRST RANKED FIRM AND REPORT TO CITY COUNCIL IF THE PARTIES CANNOT REACH AN AGREEMENT ON THE MATERIAL TERMS OF THE AGREEMENT; FINDING THAT THE SELECTION COMMITTEE HAS COMPLETED ITS DUTIES AND IS THEREFORE DISSOLVED; AND PROVIDING AN EFFECTIVE DATE.

WHEREAS, the Planning and Economic Development Department issued a Request For Qualifications ("RFQ") for a Downtown Waterfront Master Plan on December 6, 2013; and

WHEREAS, the Planning and Economic Development Department received eighteen (18) statements of qualifications in response to the RFQ; and

WHEREAS, the Selection Committee met on February 12, 2014 to discuss the statements of qualifications and shortlisted to seven (7) firms; and

WHEREAS, the seven (7) shortlisted firms were (1) AECOM, (2) Houseal Lavigne Associates, (3) Ecology and Environment, Inc., (4) Dover, Kohl & Partners, (5) EDSA, (6) Wallace, Roberts & Todd, LLC and (7) Renaissance Planning Group; and

WHEREAS, on February 28, 2014, the seven (7) shortlisted firms made presentations to the Selection Committee; and

WHEREAS, based on the presentations, deliberations and the RFQ materials submitted by the seven (7) shortlisted firms, the Selection Committee ranked AECOM the highest followed by Houseal Lavigne Associates, and Ecology and Environment, Inc.; and

WHEREAS, the Selection Committee has completed its duties as set forth in the RFQ and recommends City Council acknowledge receipt of its ranking and authorize the negotiation of an agreement with AECOM, the first ranked firm.

NOW THEREFORE BE IT RESOLVED by the City Council of the City of St. Petersburg, Florida, that receipt of Selection Committee's ranking for a consultant to prepare the downtown waterfront master plan, which is attached to this Resolution, is hereby acknowledged.

BE IT FURTHER RESOLVED that the Mayor or his designee is authorized to negotiate an agreement ("Agreement") with AECOM, the first ranked firm.

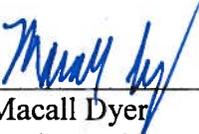
BE IT FURTHER RESOLVED that the mutually agreed upon Agreement between the City of St. Petersburg, Florida ("City") and AECOM is subject to approval by City Council.

BE IT FURTHER RESOLVED that if the City and AECOM cannot reach an agreement on all the material terms of the Agreement, Administration may terminate negotiations with AECOM and report back to this City Council to obtain direction on whether to commence negotiations with Houseal Lavigne Associates, the second ranked firm.

BE IT FURTHER RESOLVED that City Council finds that the Selection Committee has completed its duties as set forth in the RFQ and is therefore dissolved.

This resolution shall become effective immediately upon its adoption.

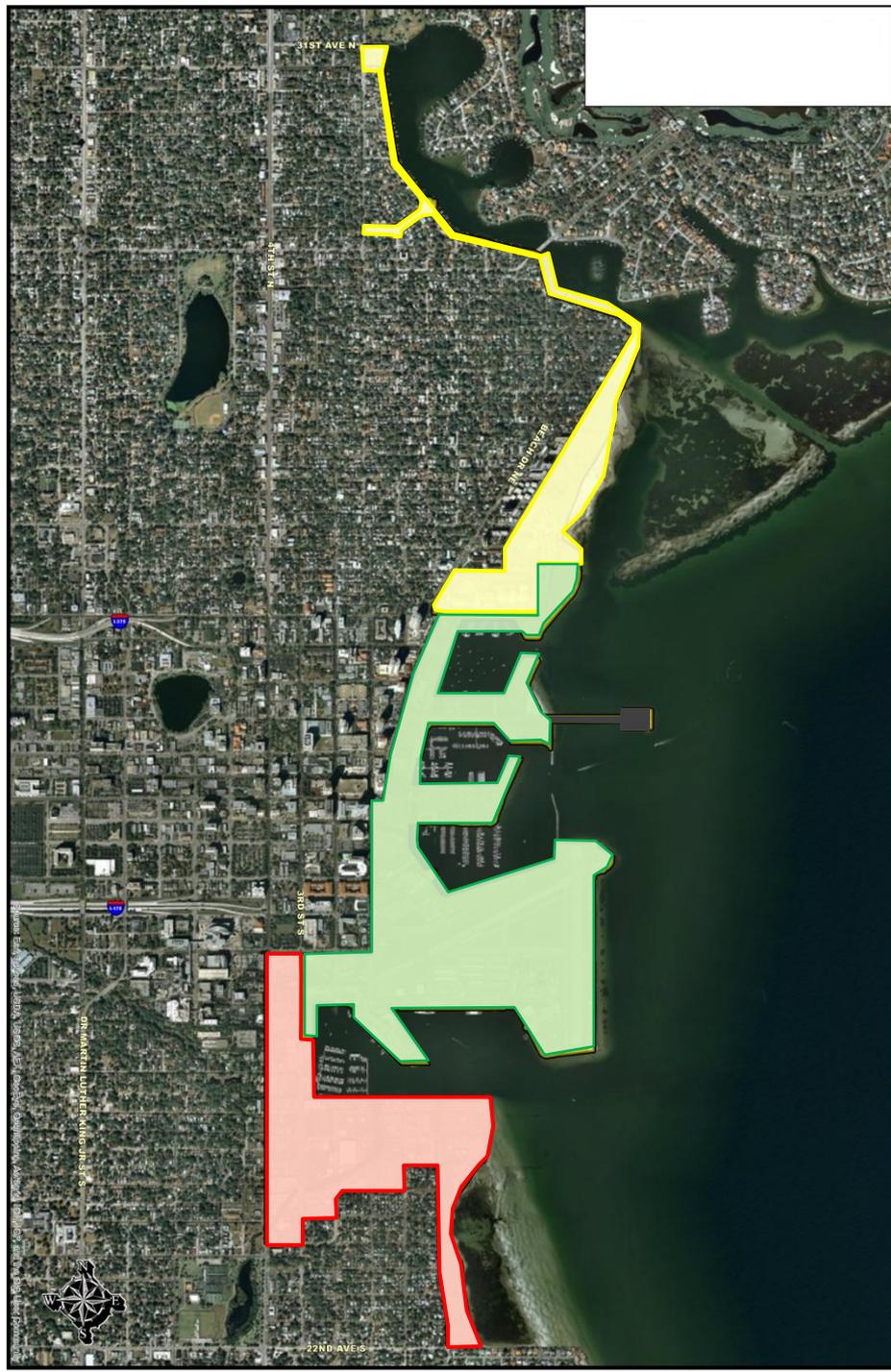
Approved by:



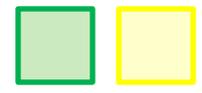
Macall Dyer
Assistant City Attorney
VI -190017

RANKING OF SELECTION COMMITTEE

1. AECOM
2. HOUSEAL LAVIGNE ASSOCIATES
3. ECOLOGY AND ENVIRONMENT, INC.



⁵
Original City Staff Recommendation



Project Boundary Adopted by CC 10.25.2012



Project Boundary Amended by CC 08.22.2013

(f) *Exclusive procedure.* The procedure delineated in this Article shall be the exclusive procedure for the lease or sale of waterfront or park property and no other procedure including Charter amendment shall be used.

(g) On or before July 1, 2012, the City Council shall, adopt, by ordinance, a process to create an inclusive Master Plan for the downtown waterfront. The ordinance shall set forth procedures for the adoption of the Master Plan. These procedures shall include the outline for the process to create the Master Plan, the criteria to be addressed within the Master Plan, the manner of adoption of the Master Plan and a process to assure that adequate inclusive public input is obtained by the City Council prior to adoption of the Master Plan. On or before July 1, 2015, City Council shall prepare and approve, based on the process in the ordinance prescribed herein, the Master Plan. The inclusive Master Plan shall be reviewed and updated not less than every 7 years after the adoption date.

(Ord. No. 628-F, § 1, 2-3-83, ratified 3-22-83; Ord. No. 727-F, § 1, 3-15-84, ratified 6-5-84; Ord. No. 778-F, § 1, 9-20-84, ratified 11-6-84; Ord. No. 779-F, § 1, 9-20-84, ratified 11-6-84; Ord. No. 780-F, § 1, 9-20-84, ratified 11-6-84; Ord. No. 920-F, § 1, 9-4-86, ratified 11-4-86; Ord. No. 921-F, § 1, 8-21-86, ratified 11-4-86; Ord. No. 922-F, § 1, 8-21-86, ratified 11-4-86; Ord. No. 923-F, § 1, 8-21-86, ratified 11-4-86; Ord. No. 952-F, § 1, 1-27-87, ratified 3-24-87; Ord. No. 953-F, § 1, 2-5-87, ratified 3-24-87; Ord. No. 1089-F, § 1, 2-16-89, ratified 3-28-89; Ord. No. 62-G, § 1, 1-28-93, ratified 3-23-93; Ord. No. 370-G, § 1, 2, 3, 4, 1-21-99, ratified 3-23-99; Ord. 368-G, § 6, 1-21-99, ratified 3-23-99; Charter Review Commission, Amendment 10, ratified 3-27-01; Ord. No. 620-G, § 3, 9-18-03, ratified 11-4-03; Ord. No. 622-G, § 3, 9-18-03, ratified 11-4-03; Ord. No. 617-G, § 3, 9-18-03, ratified 11-4-03; Ord. No. 677-G, § 3, 8-5-04, ratified 11-2-04; Ord. No. 810-G, § 2, 3, 4, 1-18-07, ratified 3-13-07; Charter Review Commission, Amendment 1, ratified 11-8-11; Charter Review Commission, Amendment 6, ratified 11-8-11)

ARTICLE II. CORPORATE BOUNDARIES

Sec. 2.01. Corporate boundaries.

The corporate boundaries of the City of St. Petersburg shall remain fixed and established as they exist on the date this charter takes effect, provided that the City shall have the power to change its boundaries in the manner prescribed by law.

ARTICLE III. ELECTED AND APPOINTED CITY POSITIONS

Sec. 3.01. Mayor; City council; powers, composition.

There shall be a City Council which shall be the governing body of the City with all legislative powers of the City vested therein consisting of eight (8) Council Members, one (1) to be elected from each of the eight (8) election districts of the City. There shall also be a Mayor who is elected at large and who shall not be a member of City Council.

ORDINANCE NO. 25-H

AN ORDINANCE CREATING A NEW SECTION 16.08 OF THE CITY CODE; ESTABLISHING THE PROCESS, CRITERIA, MANNER OF ADOPTION AND PROCEDURE TO ASSURE ADEQUATE PUBLIC INPUT FOR THE CREATION OF THE DOWNTOWN WATERFRONT MASTER PLAN; AND PROVIDING AN EFFECTIVE DATE.

THE CITY OF ST. PETERSBURG DOES ORDAIN:

SECTION 1. The St. Petersburg City Code is amended by creating a new Section 16.08 which shall read as follows:

Section 16.08.010 – Purpose and Intent. The purpose of this section is to establish the procedures for the adoption of a Master Plan for the Downtown Waterfront as required by the City Charter. These procedures include an outline for:

- A. The process to create the Master Plan;
- B. Criteria to be addressed within the Master Plan;
- C. The manner of adoption of the Master Plan; and
- D. The process to assure that adequate inclusive public input is obtained by City Council prior to adoption of a Master Plan.

Section 16.08.020 – Process. The process to create the Master Plan for the Downtown Waterfront shall be initiated by the POD conducting at least two workshops with the City Council and providing such information concerning the Downtown Waterfront as City Council shall request or the POD deems necessary. Following the initial workshops, the POD shall develop an initial draft of the Downtown Waterfront Master Plan and conduct at least two additional workshops with City Council to discuss the initial draft and to create a final draft. The POD shall distribute the final draft to the public. If substantive comments or recommended changes or additions to the Plan are received, the POD shall schedule an additional City Council Workshop and make recommendations to the Council concerning the substantive comments, changes or additions. Upon City Council's recommendation of the final draft as amended, the adoption process for the Downtown Waterfront Master Plan shall begin. The POD may use such experts or consultants as are necessary to perform any portion of the work necessary to create the Downtown Waterfront Master Plan.

Section 16.08.30 – Criteria. The Criteria to be addressed by the Master Plan should identify:

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Page 2

- A. The purpose and intent for the Plan which should include a vision and guiding principals;
- B. The boundaries addressed by the Plan;
- C. What land and facilities would be addressed;
- D. The existing conditions of major public facilities, including transportation and parking facilities and drainage and stormwater facilities in the Plan area and contiguous areas; and
- E. The relationship between the Plan, and existing and future plans for downtown waterfront facilities.
- F. The Plan should also address:
 - 1. Vistas;
 - 2. Connectivity;
 - 3. Transportation/circulation;
 - 4. Parking;
 - 5. Park use and access;
 - 6. Water uses;
 - 7. Water environmental quality; and
 - 8. Land use and zoning;

Section 16.08.040. Adoption. The Downtown Waterfront Master Plan shall be adopted by ordinance which shall include a public hearing at both first and second reading with notice published in the newspaper not less than ten days before each hearing.

Section 16.08.050. Public Input. To assure that adequate inclusive public input is obtained by City Council prior to adoption of the Downtown Waterfront Master Plan, the POD shall receive any written and oral input during the process. The POD shall establish a link to the City's website where persons can post information or comments and which shall identify a point of contact for the receipt of telephone calls, emails and mailed documents and comments. Both the initial and final draft shall be posted on the City's website and transmitted electronically to CONA, the Downtown Partnership, and the Chamber of Commerce for distribution to their membership as they deem appropriate and to any other person who requests, in writing, that they receive an electronic copy. Council Members are available to receive input and shall forward that input to the POD for inclusion in discussions concerning the adoption of the Downtown Waterfront Master Plan.

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Page 3

All Council Workshops shall be open to the public and the Council may or may not, in their discretion, take public input at any Workshop. The POD shall conduct not less than three (3) public meetings at which the final draft of the Downtown Waterfront Master Plan will be presented and at which members of the public can provide substantive comments or recommendations. The public will also have the opportunity to speak during the public hearings in the adoption process.

Section 16.08.060. City Council shall approve the Downtown Waterfront Master Plan before July 1, 2015. The Downtown Waterfront Master Plan shall be reviewed and updated not less than every seven (7) years after the adoption date. Amendments to the Downtown Waterfront Plan may be made at any time and the City Council shall determine whether an amendment is sufficient to be considered an update of the Downtown Waterfront Master Plan which would begin the seven (7) year time frame for the next update.

SECTION 2. The provisions of this Ordinance shall be deemed severable. The unconstitutionality or invalidity of any word, sentence or portion of this ordinance shall not affect the validity of the remaining portions.

SECTION 3. In the event that this ordinance is not vetoed by the Mayor in accordance with the City Charter, it shall become effective after the fifth business day after adoption unless the Mayor notifies the City Council through written notice filed with the City Clerk that the Mayor will not veto the ordinance, in which case the ordinance shall take effect immediately upon filing such written notice with the City Clerk. In the event this ordinance is vetoed by the Mayor in accordance with the City Charter, it shall not become effective unless and until the City Council overrides the veto in accordance with the City Charter, in which case it shall become effective immediately upon a successful vote to override the veto.

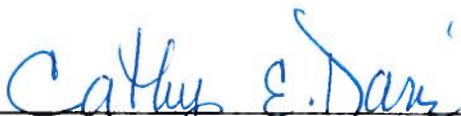
First reading conducted on the 7th day of June, 2012.

Adopted by St. Petersburg City Council on second and final reading on the 21st day of June, 2012



Leslie Curran Chair-Councilmember
Presiding Officer of the City Council

ATTEST:



Cathy E. Davis Deputy City Clerk



Title Published: Times 1-t 6/10/2012

Not vetoed. Effective date Thursday, June 28, 2012 at 5:00 p.m.

Vision/Guiding Principles and Context For the Preparation of a Downtown Waterfront Master Plan

December 2011

DRAFT



City of St. Petersburg

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(Note: This element is still in the process of being drafted)
- SECTION VIII Downtown Waterfront Master Plan Implementation**

Section I

Vision



VISION

The downtown waterfront is a unique asset and economic driver that sets the tone for a vibrant and livable St. Petersburg. All residents, regardless of their home neighborhood within the city, take ownership of the downtown waterfront and advocate for its protection, functionality, accessibility and economic vitality.

This Downtown Waterfront Master Plan is intended to bind the three major elements of the waterfront — parks, public entertainment facilities, and economic assets — through a series of common guiding principles which dictate access, character, linkages and future development.

The parks have historically been a source of enjoyment and pride, and considered a treasured gift to future generations. The Pier, Al Lang Field, and the Progress Energy Center for the Arts represent the history and diversity of arts, sports, outdoor and cultural activities that have drawn generations of residents and visitors, and continues to stimulate St. Petersburg's growth as a cultural and tourist mecca.

The Marina, Port and Airport provide unique and untapped economic potential, adding opportunity for future advancement that complements the city's existing character and assets. Over time, this master plan should lead to developing the full potential of each component on the waterfront, while maintaining a sense of continuity and harmony throughout.



DOWNTOWN WATERFRONT GOAL AND GUIDING PRINCIPLES

Goal: To protect, enhance, and promote St. Petersburg's downtown waterfront as one of the premier waterfront destinations and attractions in the United States.

Guiding Principles:

- General
 - Coordinate city waterfront facility plans with the Downtown Waterfront Master Plan
 - Improve and preserve the character and quality of the downtown waterfront
 - Protect park and waterfront property, including the sale, donation or lease, in accordance with provisions of the City Charter
 - Promote waterfront events and activities to expand the public's access to the downtown waterfront
 - Promote diverse art, cultural and entertainment experiences on the downtown waterfront
 - Enliven the downtown waterfront edge with mixed-use development that increases activity at the street level
 - Ensure the creation of a human scale development pattern with high quality streetscape and architecture through urban design standards
 - Public access to the downtown waterfront will be prioritized in the following hierarchy when feasible: pedestrians, bicyclist, public transit and motorized vehicles
 - Apply industry accepted best practices and emerging technologies when designing, building and maintaining parks and other facilities
 - Identify opportunities to create new vistas and additional open spaces, including permeable and hardscape spaces such as the Mahaffey's Center for the Arts Plaza



- Land Use
 - Ensure integration of downtown facility plans and the waterfront park system both physically and visually, with a commitment to environmental responsibility
 - Encourage a balance of active and passive land uses to provide a variety of attractions and activities in the downtown waterfront area
 - Recognize the diverse land uses contiguous to the downtown waterfront area, including a diverse mix of retail, office and residential uses
 - Enhance public use and activities at the Al Lang site, in a manner that gives priority to its historic use as a baseball stadium that was initially established in 1922
 - Recognize other historic assets on the waterfront

Guiding Principles (continued):

- Waterfront Parks
 - Preserve, enhance and beautify the downtown waterfront park system and view corridors
 - Expand the waterfront park system when appropriate
 - Increase permeable open space when feasible
 - Maintain waterfront parks to the highest feasible standards
 - Practice responsible environmental stewardship that will protect human health, ecosystems and sustainable use of natural resources
 - Link parks together through design elements, landscaping, lighting, and other park amenities
 - Promote visual arts throughout the downtown waterfront park system



- Transportation/Linkages
 - Promote pedestrian, bicycle, public transit, and marine access to the downtown waterfront
 - Design and locate parking facilities that serve the downtown waterfront in a manner that minimizes impacts on pedestrian and bicycle access, permeable open space, and vistas
 - Link parks and downtown facilities together emphasizing pedestrian and bicycle connections
 - Maintain and improve the scenic drive
 - Continue construction of a continuous pedestrian/bicycle pathway system within and adjacent to downtown waterfront parks
 - Continue to improve the pedestrian environment when possible by widening sidewalks, using textured pavers, installing shade trees, landscaping, lighting, and street furniture

Guiding Principles (continued):

- Water Access/Port Development
 - Promote multiple modes of watercraft access to the downtown waterfront
 - Promote activities and events in and around the three downtown waterfront basins
 - Maintain pedestrian access to the water's edge and where feasible, enhance access by constructing new pathways and pedestrian bridges
 - Develop and maintain the Port of St. Petersburg as a deep water port



Section II

City Charter



CITY CHARTER

Per the City Charter, the City of St. Petersburg shall have all governmental, corporate, and proprietary powers to enable it to conduct municipal government, perform municipal functions and render municipal services, and may exercise any power for municipal purposes except when expressly prohibited by law.

The parks of the City are for the benefit and pleasure of the public and every person may enjoy the privileges of City parks subject to compliance with the provisions of the City Charter and all other applicable laws. The concept for having added protections for certain City owned Park and Waterfront Property resulted from a Charter amendment in 1984. A park and waterfront property map added to the Charter in 1984 had as its purpose to afford additional protections to certain properties used as park & certain waterfront property. Those properties were determined to warrant these protections by a citizen committee, City Council and the citizens of the City at referendum. At that time there were also other properties used for park uses which were determined not to warrant these additional protections but which were, and are, operated as parks or for park purposes.

Based on referendum language approved by voters on November 8, 2011 a new Waterfront Master Plan must be adopted via the following steps:

- a. City Council is required to adopt an ordinance identifying the process and criteria for the development of the Waterfront Master Plan by July 1, 2012; and
- b. Approve an inclusive Waterfront Master Plan in accordance with that ordinance by July 1, 2015.

Parks & Waterfront Property Protection

(Charter Sec.1.02 Park & Waterfront property; use, disposition)

Purpose

The purpose of this Charter Section is to protect City-owned park and waterfront property. Except as provided herein, no waterfront or park property owned by the City may be sold, donated or leased without specific authorization by a majority vote in a City-wide referendum.

Park and Waterfront Property

The City Park and Waterfront Map conclusively determines which property within the City limits, and owned by the City on September 20, 1984, is waterfront property and which is park property.

Property acquired by the City after September 20, 1984 shall be considered park property if it is so designated by City Council and shall be considered waterfront property if it is contiguous to, or under the waters of Lake Maggiore, Crescent Lake, Mirror Lake, Tampa Bay, Boca Ciega Bay or the Gulf of Mexico or any other bays, arms or harbors. The property owned by the City of St. Petersburg in the City of Treasure Island, adjacent to the Gulf of Mexico, shall be considered waterfront property.

Waterfront Park Element

Downtown Charter Waterfront Parks

- Poynter Park (Charter Park #45, including Poynter park Extension*)
- Albert Whitted Park*
- Al Lang Field (Charter Park #39)
- Pioneer Park (Charter Park #37)
- Demens Landing Park (Charter Park #38)
- Soreno/Straub Park (Charter Park #35, including Soreno/Straub Park Extension*)
- Downtown Waterfront Park (Charter Park #99)
- Spa Beach (Charter Park #30)
- Baywood Park Indian Midden (Charter Park #27)
- Vinoy Park and Mole (Charter Park #28)
- North Shore Park (Charter Park #25 includes Elva Rouse Park and Gizella Kopsick Palm Arboretum)
- Flora Wylie Park (Charter Park #24)
- Coffee Pot Blvd Granada Terrace and Traffic Circles (Charter Park #21)
- Northeast Exchange Club/Coffee Pot Park (Charter Park #19)

* Property added to Charter Park list in 2009



Section III

1988 Waterfront Park Master Plan Evolution

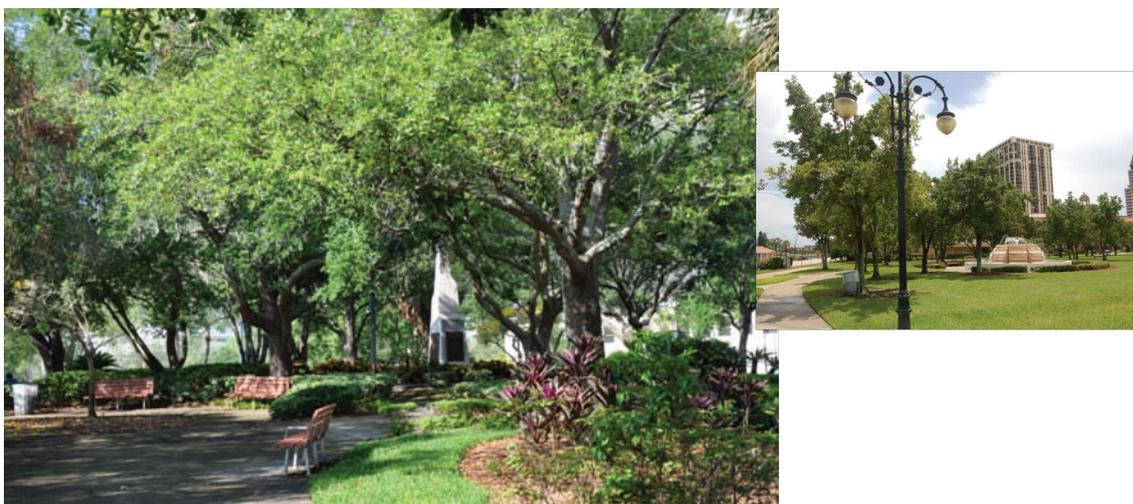


Evolution of the Current Waterfront Park Master Plan

The development of the City's Park system began in 1894 when the Park Improvement Association was organized to construct a band shell and wooden sidewalk in City park which was later named Williams Park. Arbor Day was organized in 1901 and town residents donated trees, shrubbery and rosebushes. In 1910, the Downtown Waterfront Park System began and by 1916, St. Petersburg had one of the largest public downtown waterfronts in the Nation.

The downtown waterfront is St. Petersburg's most beautiful and important asset. In order to maintain its aesthetic quality and yet provide greater recreational and cultural opportunities for the citizens of St. Petersburg, City Council authorized the development of a comprehensive waterfront plan as a supplement to the Intown Design and Development Program, which was adopted by City Council Resolution in 1979.

- Mid 1979—City Council authorized the development of a comprehensive Waterfront Master Plan as a supplement to the Intown Design and Development Program
 - The Waterfront Park Master Plan would provide a comprehensive framework for planning improvements to parks and other public facility sites on St. Petersburg's waterfront
 - The study focused on the area bounded by the Center for the Arts Plaza (formerly Bayfront Center) on the South and Northeast Exchange Club/Coffee Pot Park on the north
- March, 1980—the City's Leisure Services and Community Development Departments worked jointly on developing the preliminary scope for the Waterfront Master Plan
- October, 1984—the consulting firm Gee and Jensen Land/Design Research, Inc. and Phil Graham and Company were hired to develop the Waterfront Park Master Plan



Study Purpose

- January 23, 1986—City Council adopted Resolution No. 86-98 endorsing in concept the preliminary final plan of the Waterfront Park Master Plan
- November 10, 1988—City Council's Waterfront Subcommittee met to review the Waterfront Park Master Plan and approve recommending to City Council that the Waterfront Park Master Plan, as adopted in concept by city Council on January 23, 1986, be reaffirmed and used as the planning guide for future use of the city's waterfront park system and that the plan be implemented in phases when funding became available.
- September 10, 2009—During a Council workshop, staff provided a comprehensive update on the status of the various downtown waterfront master plans with Council indicating its acceptance of the update with the following action items:
 1. Request the charter Review Commission review the current Charter protections for the city's parks and waterfront property to determine if the protections against development are adequate or need to be strengthened;
 2. Continue downtown waterfront park enhanced maintenance & design standards;
 3. Provide Pier Task Force recommendations to Mayor and City Council by February 2010;
 4. Schedule a Council workshop to review the status of the Port Master Plan Update by March 2010;
 5. Complete the Marina Strategic Rehabilitation Plan by December 2012;
 6. Complete construction of the Progress Energy Center for the Arts Plaza by December 2010;
 7. Complete bike/multi-purpose trail enhancements for a contiguous linkage of the downtown waterfront by 2013, subject to funding availability



Planning Goals

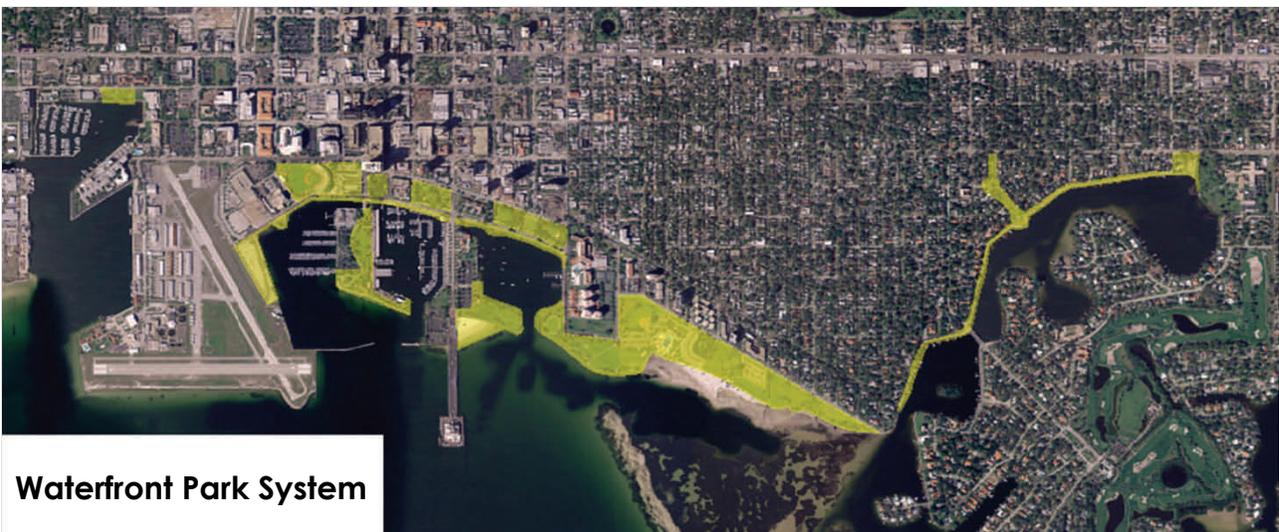
Five major planning goals were established at the beginning of the 1988 Master Plan.

1. Evaluate Resources
2. Heighten Community Awareness
3. Understand Community Objectives
4. Create a Framework for Implementation
5. Build Community Consensus and Enthusiasm

Summary of the 1988 Plan Objectives

The system-wide program and plan objectives articulated by the community corresponded closely to the issues and opportunities identified in the resources inventory and analysis. The objectives were combined and summarized under four (4) major headings:

1. **Improve Maintenance:** Increased maintenance funding is essential to safeguard the public's existing investment in the waterfront
2. **Make the Parks More Usable:** Add amenities such as shade structures, shade trees, security lighting, upgrade and expand basic facilities such as restrooms, bath houses, drinking fountains
3. **Link the Parks Together:** Install clearly defined and contiguous movement corridors in the form of scenic parkways, bike routes, pedestrian walkways
4. **Make the Waterfront More Beautiful:** While improved maintenance will continue the beautification of the waterfront parks, a commitment must also be made to quality in design, materials, and detailing of all park elements



Plan Recommendations (14)

1. **Major Maintenance:** Repair and replacement of seawalls at the following locations: South Yacht Basin from Al Lang to Demens Landing; north side of Demens Landing; Central Yacht Basin, south of the "Doc Webb Center" (portion of the existing Pelican parking lot), Vinoy Basin and Flora Wylie Park
2. **Restrooms and Bathhouses:** Restrooms at Demens Landing, "Little St. Mary's" restroom, locker rooms at North Shore Pool and the restroom/bathhouse at Bay Beach require renovation. The existing restroom/bathhouse at Spa Beach requires replacement
3. **Maintenance Structures:** To improve the efficiency of regular maintenance activities and enhance the quality of the waterfront parks' visual environment, well designed maintenance facilities will be required. New maintenance structures are required in the Center for the Arts Plaza, Demens Landing and on the Pier approach. Replacement of the maintenance facility at North Shore Pool is also desirable
4. **Irrigation Systems:** To meet improved maintenance standards and ensure the long term health of the parks' landscaping, existing irrigation systems must be upgraded and expanded
5. **Plant Material Replacement:** A replacement program for freeze damaged plants is required. Replacement of the Washington Palms which border the downtown portion of Bay Shore Drive is required. A solid "carpet" of grass will also add significantly to the visual quality and usability of the parks. As a result, turf replacement is recommended at Spa Beach, Flora Wiley Park and along the eastern edge of the Bay Shore Drive in the downtown area
6. **Regular Maintenance:** Increase the maintenance budget to provide for upgraded maintenance throughout the waterfront parks and to meet the increased park maintenance requirements which new facilities and a higher level of use will create
7. **Planting Design:** Careful landscape design will help simplify maintenance and promote efficiency
8. **Quality Design and Materials:** Over the longer term, maintenance and regular replacement costs can be minimized by using only the highest quality materials for plantings, paving, light fixtures, structures and furnishings. In addition, all architectural elements must be carefully designed and detailed to discourage vandalism and slow the inevitable deterioration caused by exposure to the elements



9. **Comfort:**
 - a. **Shade** - Planting of trees and use of shade structures on major waterfront walkways, especially at water's edge
 - b. **Lighting** - The use of pedestrian scale light fixtures is recommended along pathways in the interior of the waterfront parks to provide a consistent level of illumination for nighttime security. Soffit and interior lighting of restrooms and concession buildings is also recommended for security and to discourage vandalism
 - c. **Concession and Restroom Facilities** - Concessions which provide refreshments and recreational equipment rentals will enhance park users' enjoyment and can become focal points for activity. New restrooms should be provided in conjunction with concession facilities
10. **Fishing Access:** The waterfront parks need to provide for fishing activity in a manner which minimizes the potential for conflicts with other uses of the water's edge. To meet this need, the master plan recommends construction of lower level boardwalks paralleling the seawall in the Center for the Arts Plaza area and the development of street-end dock/overlooks along Coffee Pot Boulevard
11. **Functional Links:** The plan places particular emphasis on the development of a well-defined scenic waterfront drive and continuous waterfront bicycle routes and pedestrian pathways
12. **Scenic Drive:** An upgraded urban design treatment - including street tree plantings, light fixtures and areas of special paving and planting is recommended for the scenic drive to more clearly define its alignment and improve its visual character. From the Center for the Arts Plaza to the end of North Shore Drive, Washingtonian palms will be used consistently as street trees to create a unifying landscape theme. Along Coffee Pot Boulevard, however, the existing combination of oaks, cypress woods and Sabal palms will be augmented with additional plantings of the same species to mark the transition to the more intimately scaled neighborhood environment. A single light fixture will be used repeatedly as a street light along the entire length of the scenic drive to help reinforce its design continuity.
13. **Waterfront Bicycle/Pedestrian Pathway:** The plan recommends the development of a continuous waterfront pathway extending from Coffee Pot Park to the southern edge of the Center for the Arts Plaza. Although much of this pathway system is already in place, plan implementation will eliminate crucial "gaps" which now exist south of Demens Landing to the Center for the Arts Plaza and Poynter Park which will greatly upgrade the design character and continuity of existing pathway segments
14. **Design Continuity:** In addition to the consistent design treatment of the scenic drive and waterfront pathway, the plan recommends a selection of lights and furniture, signs, paving and landscape materials to be used throughout the park system. By adopting this consistent vocabulary of design elements and by using these elements in a consistent manner in similar situations, the visual continuity and design quality of the waterfront parks can be greatly improved. Similarly, a consistent vocabulary of architectural forms and materials – based on St. Petersburg's Mediterranean Revival architectural heritage – has also been recommended for park structures

Section IV

Implementation of 1988 Waterfront Park Master Plan



1988 Plan Implementation in the Waterfront Park Master Plan

- Improved Park Maintenance Standards
- Functional Links & Design Continuity
- Scenic Drive
- Existing:
 1. Bicycle/Multipurpose Waterfront Trail = \$1.5M in FY10 & FY11
 2. Pinellas Trail connection to Waterfront = \$9.0M FY08 & FY10
 3. North Bay Trail connection south to Waterfront = \$2.0M FY11
- Poynter Park
- Poynter Park Extension (± 1.344 acres) designated Charter Park property in 2010
- Albert Whitted Park (± 4.786 acres) designated passive park property 2010
- Pioneer Park
 - Capital Improvement Projects: \$50K in FY10 & FY11
 - Re-grading
 - Benches
 - Lighting
 - Landscaping
- Demens Landing Park
 - Capital Improvement Projects: \$700K in FY12-FY15
 - Signage
 - Lighting
 - Shelters & Benches
 - Landscaping
 - Walkways & Bike Trails
- Spa Beach Park
- Soreno/Straub Park
- Extension (± 1.23 acres designated Charter Park property 2010)
 - Events
 - Holiday Tree Lighting
 - Snowfest
 - Festival of States/Honda Grand Prix Party in the Park
 - Chillounge
- Vinoy Park
- Baywood Park Indian Midden
- Events
 - Ribfest
 - Mainsail Arts Festival
 - Taste of Pinellas
 - Funkfest
 - Bluesfest



Plan Implementation in the Waterfront Park System (continued):

- North Shore Park
- North Shore Dog Park
- North Shore Softball Field
 - Improvements
 - Replaced bleachers
 - Added shade structure over bleachers
 - Improvements to dugouts
- North Shore Pool
 - Improvements
 - Warm-up Pool
 - Water Feature Pool
 - Flume Slide
 - New Restroom
 - Entryways
 - Bleachers
 - Swim Meets
 - St. Petersburg Aquatics
 - Masters
- Gizella Kopsick Palm Arboretum
 - Improvements:
 - Expansion
 - Walkways
 - Pavers
 - Educational Signage
- Elva Rouse Park
- Restroom Improvements at Bay Beach Flora Wylie Park
 - Improvements:
 - Sundial added in FY11 prior to Waterfront Centennial Celebration
 - Other Capital Projects: \$420K in FY12
- Coffee Pot Boulevard, Granada Terrace Park & Traffic Circles
 - Improvements:
 - Replaced seawalls and sidewalk
 - Installed Medjool Palms
- Northeast Exchange Club/Coffee Pot Park
 - Improvements:
 - Kayak & Canoe Wash Racks
 - Playground
 - Boat Ramp



Art & Monuments

Ordinance No. 2001-468—Approving the Revised Plaques and Monuments Policy
July 19, 2001

4. Monuments and Commemorative Artwork Program

Applications to commemorate or memorialize with a three dimensional monument or artwork will be reviewed by the City's Urban Design and Historic Preservation Division through the Non-Standard Marker process. If an application meets the requirements for text and justification, it will be referred to the Office of Cultural Affairs for review and recommendation.

- **Three dimensional monuments or plaque presentations without sculpture**

Applications will be reviewed for compatibility with site, relationship to existing or planned public art installation, safety, security, and maintenance. If the artwork is to be located on an historic building or site, the application will be reviewed by CPC for location and installation methods.

- **Monuments and memorials with artwork:**

Applications will be referred to Gifts Panel for review and recommendation according to Ordinance 375-G.

- **Artwork which is contributed to the City as a memorial or commemoration, but which is not, itself, a monument:**

Applications will be referred to Gifts Panel for review and recommendation according to Ordinance 375-G. Accepted artwork will be identified with a permanent label consistent in size and style with the identifying labels used in the City's Art in Public Places program.



Soreno/Straub Park



Soreno/Straub Park



Vinoy Park

Ordinance No. 375-G

An ordinance creating an Article IV, Chapter 5, Section 5-81 through 5-86; providing for a process for the acceptance of gifts of art to the City; providing for a purpose and intent; providing for a gifts panel; requiring documentation and review by a gifts panel; providing for recommendations; providing for decision review; providing for copyright, reproduction and possession of art; and providing an effective date
July 19, 2001

Article IV Section 5-81. Purpose and Intent

- A. The donation of works of art to the City of St. Petersburg is encouraged. The acceptance of donations of art by the City and the placement of art on City property carries certain responsibilities. Some of the issues to be considered include appropriateness of the work as public art, historical relevance or relationship to City, feasibility of installation, safety, durability, maintenance, and an appropriate public site.
- B. The City of St. Petersburg's Art Advisory Committee advises the Mayor and City Council concerning public art proposed for acquisition by the City for installation on City property excluding public art reviewed by the City of St. Petersburg's Public Art Commission. The Committee also advises the Mayor and City Council on proposals that are deemed constructive toward the preservation and improvement of the physical beauty of the City.
- C. The purpose of the Article is to provide guidelines for the acceptance of donations and to provide a process for such review to insure that art which the City accepts is appropriate for the City and is initially located at an appropriate City location.

Summary of Master Plan Implementation in the Downtown Waterfront Park System (1988-2011)

- Create scenic drive
- Regular planting of colorful flowers
- Flowering & shade trees planted
- Installed LED tree lighting in North Straub and South Straub Parks
- Added Waterfront Bicycle/multipurpose pathway
- Developed North Shore Dog Park
- New Park maintenance buildings at North Shore Park & Demens Landing
- Enhanced maintenance standards & maintenance cycles
- Upgraded and expanded irrigation systems
- Replaced bleachers and added shade structures at the North Shore softball field
- Improvements to dugouts at North Shore softball field
- New restroom in North Shore Park
- Added functional links and design continuity
- Added warm-up pool and Play Feature Pool at North Shore Pool
- Seawall and walkway improvements
- Gizella Kopsick Palm Arboretum Expansion
- New decorative brick pavers in walkways in the Palm Arboretum
- Replaced and repaired seawalls
- Medjool Palms planted along Coffee Pot Boulevard
- Decorative brick pavers and bollards installed at crosswalks
- Washington Palms planted along Bay Shore Drive
- New artistic park identification signs
- Decorative park benches and trash receptacles
- Developed Albert Whitted Park and Playground
- Energy Efficiency Improvements

Section V

Downtown Waterfront Enterprise Facilities Element



DOWNTOWN WATERFRONT ENTERPRISE FACILITIES ELEMENT

- Municipal Port
- Albert Whitted Airport
- Progress Energy Center for the Arts
 - Mahaffey Theater
 - Dali Museum
 - Center for the Arts Plaza
- Al Lang Field
- Municipal Marina
- The Pier

Municipal Port

- The Port Master Plan allows the City to implement needed capital improvements for existing uses that are incorporated with the City's Downtown Waterfront Master Plan, while pursuing diverse opportunities for the future.
- An approved Master Plan is required for eligibility to secure state grant funding and projects must be included in plan to receive funding.
- The Municipal Port currently provides docking facilities for mega-yachts, research vessels, as well as other visiting ships and boats. The new SRI research and development facility is also located there; and, under the terms of their lease, SRI has the right to build another facility on the site they currently lease. During 2010, City Council workshops were conducted and an RFP process was launched to solicit development proposals.
- The 2010 RFP responses were inadequate, primarily due to potential lease term restrictions. A referendum allowing 25 year lease terms to allow a more favorable environment for Port development was rejected by voters on November 8, 2011. However, it is the City's intent to work with the private sector to develop a specific development plan for the Port in order to enhance its economic impact on the community.



Albert Whitted Airport

- All airports are required by the Federal Aviation Administration ("FAA") to develop a Master Plan that provides a twenty-year development program.
- Albert Whitted Airport Blue Ribbon Advisory Task Force Committee's final recommendations (Sept 2004) were the basis of the 2005 Master Plan. Final version was approved by FAA in April 2007 and Florida DOT in June 2007.
- The Galbraith Terminal houses the airport's Fixed Base Operator (FBO), a rental car operator and other various aviation and retail tenants. *The Hangar Restaurant and Flight Lounge* opened in April 2010 on the 2nd floor of the terminal.
- The new Albert Whitted Control Tower was funded by the FAA, built by the City at a cost of \$3.1M and opened for full operation in September, 2011.
- An engineering analysis recommending decommissioning of the Albert Whitted Wastewater Treatment Plant has been approved and the ultimate use of this property is a future policy decision to be determined.



Progress Energy Center for the Arts

- The City of St. Petersburg has successfully redeveloped the former Bayfront Center site into a cultural complex which includes the Mahaffey Theater, Center for the Arts Plaza and the new Dali Museum. The master planning of the Center is consistent with the goals of the City's Downtown Waterfront Master Plan.
- A \$20M renovation and expansion of the Mahaffey Theater was completed and reopened in April, 2006. Through an RFP process, the City has selected Big 3 Entertainment to become the new Management company to operate the Center beginning September 1, 2011.



- The \$3M Center for the Arts Plaza, located between the Mahaffey Theater and the new Dali Museum, opened in December 2010.
- The new \$36M Dali Museum opened in January 2011.
- The Center is well-positioned and connected to adjacent neighboring assets, including pedestrian access to Albert Whitted Park and AWA Terminal and restaurant.

Progress Energy Center for the Arts (continued)

Mahaffey Theater

- Over 250 events were held at the Mahaffey Theater in 2010, with 165,000 patrons attending

Dali Museum

- Over 100,000 people visited the new Dali Museum in the first three months it was open in 2011.

Center for the Arts Plaza

- The Center for the Arts Plaza, located on a 2.2 acre site between the Mahaffey Theater and Dali Museum, includes a public event plaza and new colonnade connecting the Theater, garage, and Museum. The Plaza will be home to a variety of annual festivities, including weddings, the St. Petersburg Boat Show and the Honda Grand Prix.



Al Lang Field

- Al Lang Field has been designated as a charter waterfront property since 1977. The 10.77 acre site includes Al Lang Stadium and the adjacent parking lot immediately abutting to the north.
- On March 6, 2008, the City conducted a public forum to gather input from the community regarding the long term use of the Al Lang property. Of the 167 participants attending the forum, 48% indicated that they would prefer adaptive re-use of the existing stadium and parking lot and 23% preferred to see the property converted to park land.

Al Lang Field (continued)

- On June 18, 2009, Al Lang Field was rezoned from DC-3(Downtown Center-3) to DC-P (Downtown Center Park).
- The stadium is currently being utilized for a variety of athletic activities including college and high school baseball tournaments, professional International Baseball, FC Tampa Bay professional soccer, and other special events.



Municipal Marina

- The Marina facilities are currently going through a rehabilitation analysis to provide for boat slip/mooring and building design/configuration; ensuring docks and shore structures are up to current and future building code and design standards.
- Consideration is also being given to continue maximum public accessibility to the waterfront and connectivity to adjoining areas and downtown facilities.
- The recent installation of transient boating docks along Bay Shore Drive NE has increased casual daily use and access to park areas.
- Recent reconfiguration to diagonal parking fronting the marina on Bay Shore Drive NE has been coordinated with landscape design, as well as bike trails and the Traffic Circulation Plan.
- In an effort to better manage vessels in the North Basin, a mooring field has been approved and is currently being permitted for development in 2012.



Municipal Pier

- In April 2005, the City of St Petersburg approved an amendment to the Intown Re-development Plan that provides \$50M for redevelopment of the Pier.
- Following City Council action in 2010, multiple workshops, consultant and public input and Pier Advisory Task Forces recommendations, a design competition for the replacement of the pier approach, head and inverted pyramid was launched in 2011.

The goals established for the Pier Design Competition are consistent with the goals of the Downtown Waterfront Master Plan.

- Pier should be integrated into the waterfront as its anchor and centerpiece
- Preserve views to and from the city, as well as outward into the bay
- Pier vista should be unobstructed to allow for maximum views
- Transient docks should be provided for access by boaters
- Incorporate pedestrian/bike trails into the design of the upland and link to downtown

It is anticipated that a design concept for the Pier will be approved by City Council in February, 2012. Thereafter, specific design details and cost estimates will be refined and approved prior to initiating construction.



Section VI

Waterfront Transportation Element



WATERFRONT TRANSPORTATION PLAN ELEMENT

Transportation impacts all aspects of our daily lives and a balanced Transportation Plan will contribute significantly to the success of the Waterfront Park System. How the City addresses transportation improves our quality of life and will help define residents perception of the community.

- In 1988 a Waterfront Park Master Plan (1988 Plan) was developed that included many important transportation features.
 - Link the parks together
 - Build continuous pathway system
 - Improve walking environment
 - Improve scenic drive
- The City has continued to implement these features and have expanded upon them in several important areas.

Transportation Connections

- Along the waterfront, transportation is defined by a series of connections
 - Traffic access and circulation
 - Waterfront pedestrian connections
 - Pedestrian enhancements
 - Bicycle pedestrian pathway
 - Public parking
 - Waterfront scenic drive
 - Trolleys and public transit
 - Downtown waterfront events
- According to the Metropolitan Planning Organization (MPO), approximately 90% of persons enjoying the waterfront arrived by car.
- With pedestrian and pathway improvements now being made and with transit and trolley improvements recently made, it is anticipated that number of visitors that arrive by bike, transit or walking will increase to 25%.



Traffic Access and Circulation

- The waterfront is exemplified by superior vehicle access, including:
 - I-275 into downtown
 - I-175 & 375 into downtown
 - 4th Avenue North & South
 - 5th Avenue North & South
 - 4th Street North
 - Central Avenue
 - 1st Avenue North & South
- The City's Transportation Program implements the City's Comprehensive Plan and the MPO's Long Range Transportation Plan.
- I-275 carries over 124,000 vehicles per day (vpd) into downtown.
- I-175 and I-375 carry over 31,000 vpd into and out of the waterfront area daily while 4th and 5th Avenues North and South accommodate over 20,000 vpd and 4th Street 29,000 vpd.
- Finally, the Central Avenue Corridor accommodates another 25,000 vpd.
- Together, over 100,000 vpd come into the downtown waterfront area daily.



Waterfront Pedestrian Connections

- A primary element of the 1988 Waterfront Park Master Plan was "Connections" and particularly "Pedestrian Connections". These connections were:
 - Designed to connect parks and downtown facilities
 - Designed to connect retail areas with parking
 - Incorporates streetscape improvements
- To date several miles of sidewalks in the waterfront areas have been constructed and maintained. These sidewalks connect the waterfront parks together with activity centers, retail shopping areas and parking facilities; pedestrian improvements continue to be a high priority in the transportation program.

Waterfront Pedestrian Connections (continued)

- As the pedestrian system is expanded along the Waterfront, these connections are re-evaluated on a recurring basis and several new and upgraded facilities tying Beach Drive to 1st Street and the BayWalk Project have been implemented.

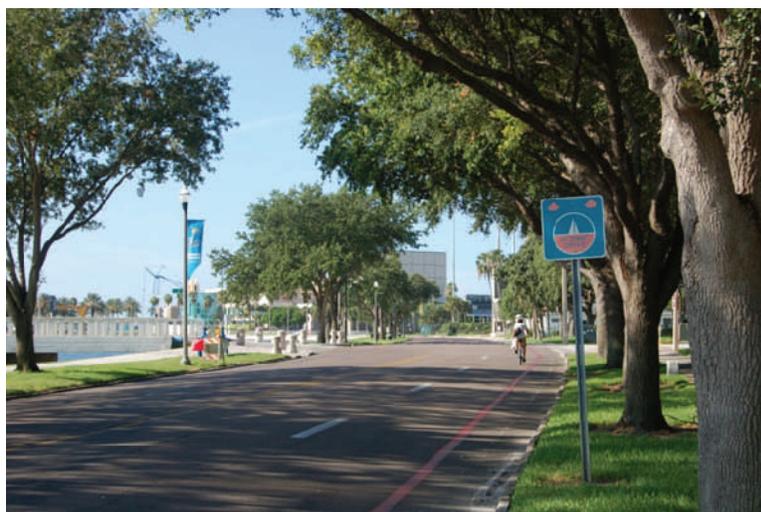
Pedestrian Enhancements

- In order to encourage pedestrian usage of the waterfront, the City is doing more than just constructing sidewalks. Pedestrian needs and safety have been a major focus area. Special efforts have been made to implement the following pedestrian enhancements:
 - Mast arm signals
 - Textured crosswalks
 - Countdown pedestrian signals
 - Widened sidewalks constructed
 - Landscaping and street furniture implemented
- As a result, an overall program of pedestrian safety has been underway along the waterfront for the last several years. The program has resulted in the following:
 - 18 Mast Arm signals being installed
 - 21 Textured or Enhanced Crosswalks implemented
 - Widened Sidewalks
 - Extensive Landscaping along major pedestrian corridors
 - 12 Intersections with improved neckouts to help accommodate pedestrian flow and safety
- Residents and visitors alike regularly compliment the City on the quality of the walking environment in the downtown and waterfront areas.



Bicycle Pedestrian Pathway

- Since the 1988 Waterfront Parks Master Plan was developed and many of its objectives reinforced during the Vision 20/20 Plan development, alternative transportation has become an ever increasingly important element to the system.
- A pedestrian/bicycle Pathway System is now almost complete and not only connects downtown waterfront parks but connects the waterfront with the rest of St. Petersburg and Pinellas County.
- The downtown trail connects to:
 - Waterfront parks
 - Waterfront facilities
 - Pinellas Trail
 - North Bay Trail
- Extensive bicycle rack installation has been implemented with over 150 new bike racks added to the Downtown Area.



Downtown Trail System

- To date the City has completed or has under construction 25 miles of trails including the majority of those in the waterfront. The goal of the Bike/Ped Master Plan is to construct 35 miles of trails connecting all corners of the City.
- Along with this Trail System, the City is incorporating safe bicycling and walking designs and bike parking facilities throughout the downtown area.
- The pathway/Trail System has contributed to St. Petersburg being recognized nationally as one of *America's Most Walkable Cities* and a *Bicycle Friendly Community*.
- Yet to be constructed is the extension of the Waterfront Trail System to Albert Whitted Park and Poynter Park. This extension will connect the Trail System to the Historic Booker Creek Trail, a 3 mile plus connection between the Waterfront Parks, The Dali, USF-St. Petersburg, the Hospital District, Roser Park, Tropicana Field, and the Pinellas Trail.
- This trail connection or LOOP is in the planning stages now and is anticipated to go to design in 2012 and construction in 2013.

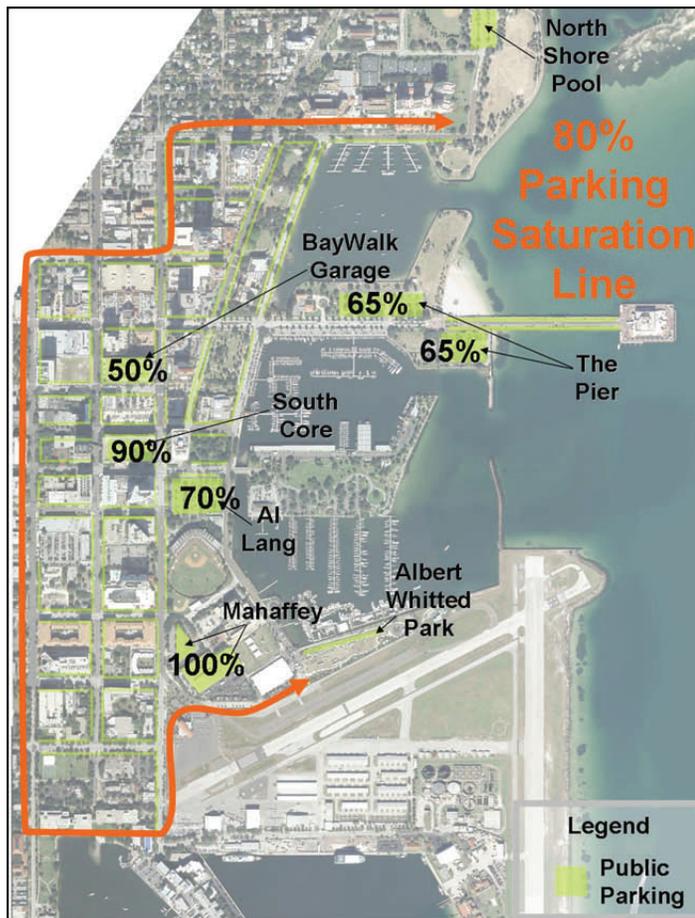


Public Parking Inventory

- Most visitations to the waterfront begins with the private car and ends at our downtown on-street parking, or parking garages and parking lots.
- The City has over 30,000 parking spaces downtown with 6,500 spaces provided on street.
- Our primary Waterfront parking facilities are composed of the Pier lots, South Core Garage, BayWalk Garage, Al Lang Lot, and Mahaffey Theater garage and Lot which together provide over 4,500 spaces of the total parking downtown inventory.
- Although today the parking is relatively well accommodated with these facilities, this is expected to change with:
 1. The end of our current economic recession and energizing use of existing facilities
 2. Loss of parking due to loss of private parking lots and
 3. Future growth
- It is anticipated that the City's existing downtown parking facilities will become inadequate over the next several years.

Daily Parking Demand

- Parking congestion already exists along the waterfront with a recent survey showing 80% parking saturation along the waterfront at peak times with 100% parking saturation during special events. Whereas substantial growth opportunities still exist along the waterfront, additional areas for waterfront public parking are severely limited, as reflected by the following conditions:
 - 80% peak period parking saturation
 - 100% saturation during high demand special events
 - Current 24% office vacancy downtown for multi-tenant office buildings
 - Expect further demand as economic recovery occurs and BayWalk is revitalized.
- .As a result, it is recommended that the City:
 1. Protect its parking resources
 2. Look for opportunities to expand current facilities or consider a future additional parking garage.
 3. Encourage alternative transportation options that do not require extensive parking resources such as public transit, trolleys and bike usage.



Waterfront Scenic Drive

- The City's designated downtown waterfront Scenic Drive continues to be a popular waterfront feature.
- Implemented at the time the 1988 Waterfront Parks Master Plan was adopted, the scenic drive has been the catalyst for other complimentary improvements as defined in the 1988 Plan including:
 - Street lighting
 - Bike routes
- Special Treatments
 - Crosswalks
 - Intersections
- On street component of waterfront cycling system
- The Scenic Drive extends from Coffee Pot Park to 5th Avenue South and connects several of the City's most important scenic attributes.



Current Trolley Connections

- Throughout the 1988 Waterfront Parks Master Plan and Vision 20/20 planning activities, the community has aggressively presented its vision to expand alternate transportation options and to encourage public transportation usage.
- The City has responded by working closely with PSTA and the MPO to encourage expansion of public transit, trolley and bicycle usage.
- The City has provided technical and financial assistance to PSTA and The Downtown Partnership to implement the Downtown Looper and Central Avenue Trolley.
- Each serves the major destinations in the downtown and waterfront areas at an affordable price and at frequent headways.
- Alternate Trolley services implemented since the 1988 Plan was adopted include:
 - Downtown Looper
 - Central Avenue Trolley
 - BayWalk-Pier Connection
 - System carries 30,000 patrons per month



Downtown Waterfront Events

- A major component of the City's downtown waterfront is the number of special events held each year including festivals, sporting events, parades, marathons, concerts, boat shows and other events,
- Special events are served by shuttles to connect public parking assets with event venues.
- These events present a transportation challenge because they disrupt traffic flow, reduce available on-street parking for business, and are costly in terms of managing parking and developing parking and traffic circulation plans.
- Significant effort goes into making these events a success and to develop traffic plans that maximize access to the waterfront and use of the City's existing garages and parking lots through trolley shuttle operations.



Transportation Program Implementation Summary

- Much activity has occurred since the 1988 Waterfront Parks Master Plan was adopted, all intended to support the objectives and recommendations from the Plan including the following:
 - Linked the parks together with sidewalks, trolleys, bike paths, and trails.
 - Implemented the Scenic Drive Recommendation.
 - Built and continue to expand the Continuous Recreational Pathway System.
 - Improved the safety and ambiance of our walking environment.
- The recommendations of the 1988 Waterfront Master Plan continue to be implemented through initiatives such as the following:
 - Trail and Pedestrian connections
 - Scenic drive enhancements
 - Building a continuous pathway system
 - Improving the pedestrian environment
 - Protecting water vistas

Section VII

Downtown Waterfront Master Plan Implementation



DOWNTOWN WATERFRONT MASTER PLAN IMPLEMENTATION

The Downtown Waterfront Master Plan (DWMP) is intended to provide an overall vision of the City's downtown waterfront and to establish a policy framework of overarching Guiding Principles for future decision making. The Downtown Waterfront Master Plan will be used as an umbrella policy document and is not intended to provide specific details for projects that are developed within individual park, facility and transportation plan elements. Capital improvement projects are implemented through the City's Capital Improvement Program. Future public and private development proposals and proposed significant physical changes to the character of the downtown waterfront will be reviewed for consistency with the Downtown Waterfront Master Plan that will be adopted as required by the City Charter. In addition, as the City's individual park and facility master plans are updated in the future, they will be reviewed for consistency with the Charter based Downtown Waterfront Master Plan.

It is anticipated that the City's current master plans and waterfront facilities will be reviewed for consistency with the Downtown Waterfront Master Plan ("DWMP") as it is being prepared, in accordance with the following schedule:

- Council Approves Ordinance with Plan Criteria-on or before July 1, 2012
- Municipal Pier 2012—2014
- Port 2012—2014
- Airport 2012—2014
- Transportation 2012—2015
- Municipal Marina 2014—2015
- Parks 2014—2015
- Downtown Waterfront Master Plan Adoption-on or before July 1, 2015

Individual specific plans will be periodically updated prior to each 7 year update of the DWMP, as required by the City Charter.

The above schedule and referendum approved criteria/plan adoption activities will require appropriate resources as allocated by City Council. Revisions to the above schedule may be required due to resource limitations, financial constraints, or the need to readjust priorities due to circumstances that may occur in the future. However, updates to the DWMP will be completed every seven years to ensure compliance with the City Charter.

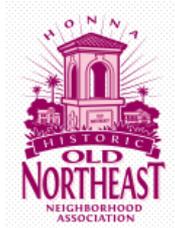
Citizen Participation/Input Process

Note: This process will be documented in the ordinance that sets forth criteria for the development of the Charter mandated DWMP; and, will be described more fully as the Downtown Waterfront Master Planning process evolves.

St. Petersburg Waterfront
September 29- October 4, 2013



SPONSORS



The Panel

Chair

- Mike Higbee

Panelists

- Stephen Antupit
- Tom Gardner
- David Gazek
- Michael Lander
- Richard Reinhard
- Kathleen Rose
- Rob Wolcheski

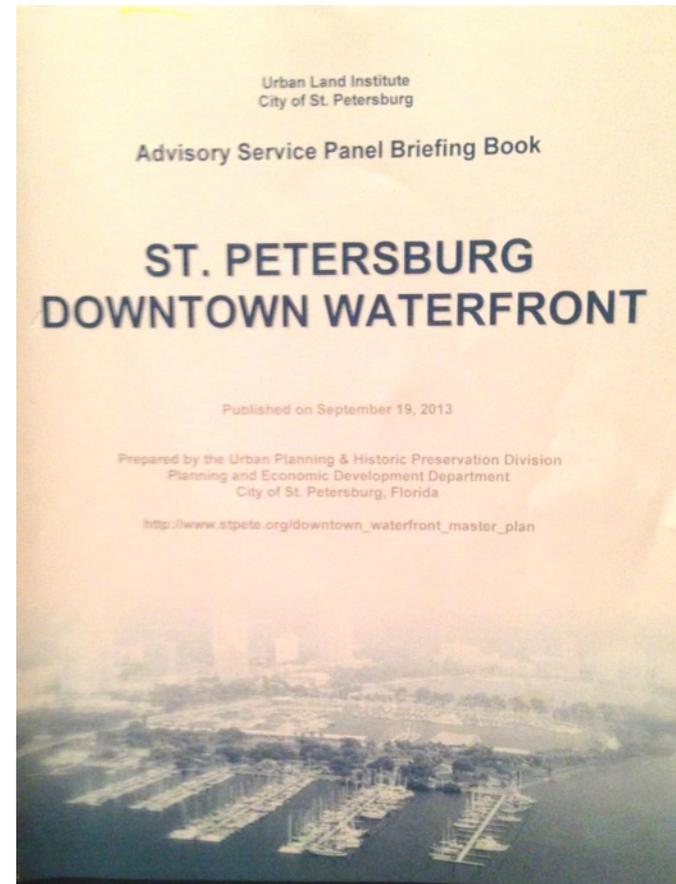
Staff

- Tom Eitler
- Carrie Dietrich
- Natasha Hilton



ULI Panel Tasks

- Identify St. Pete's competitive advantage
- Integration of Municipal Pier.
- Review of water basin functions.
- Improved multi-modal connectivity to downtown interior.
- Future use of Al Lang field.
- General urban design considerations.



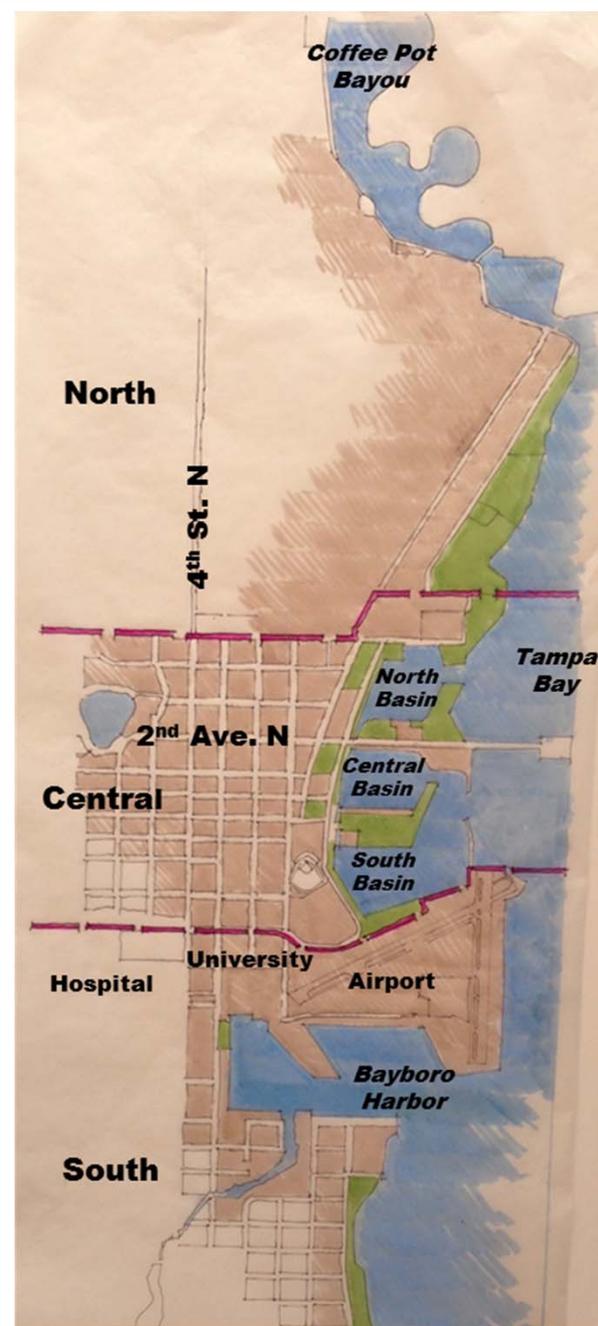
Competitive Advantage

- Location drives value
- New urban lifestyle – fastest growing market
- Compact mixed use, connected, walkable pattern
- Public waterfront – value can penetrate
- Employers attract talent



Study Area

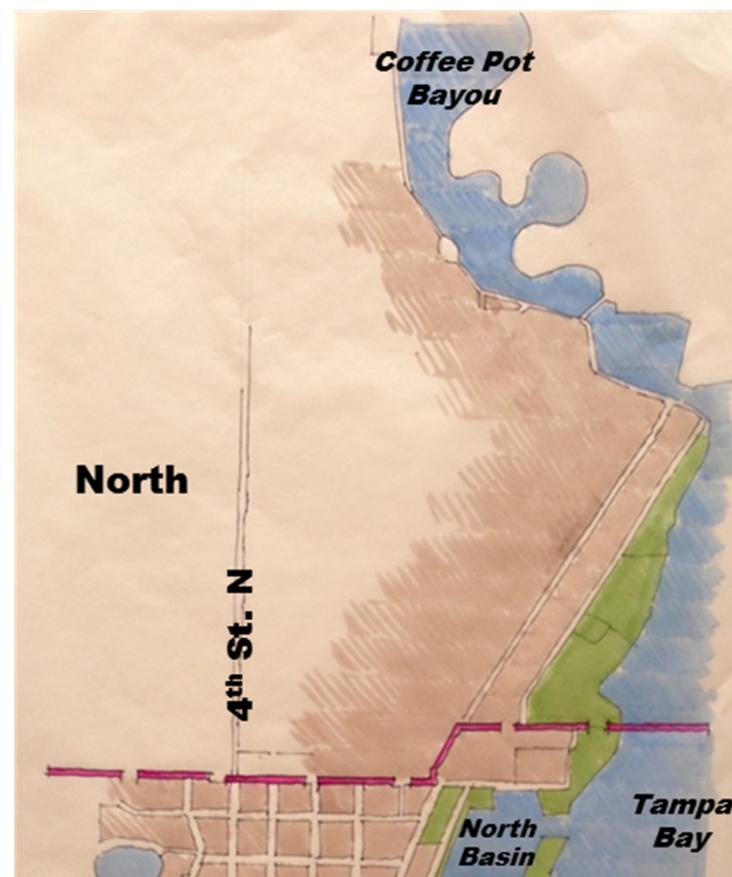
- Divided into Three Section
 - North
 - Central
 - South



Study Area

North Section

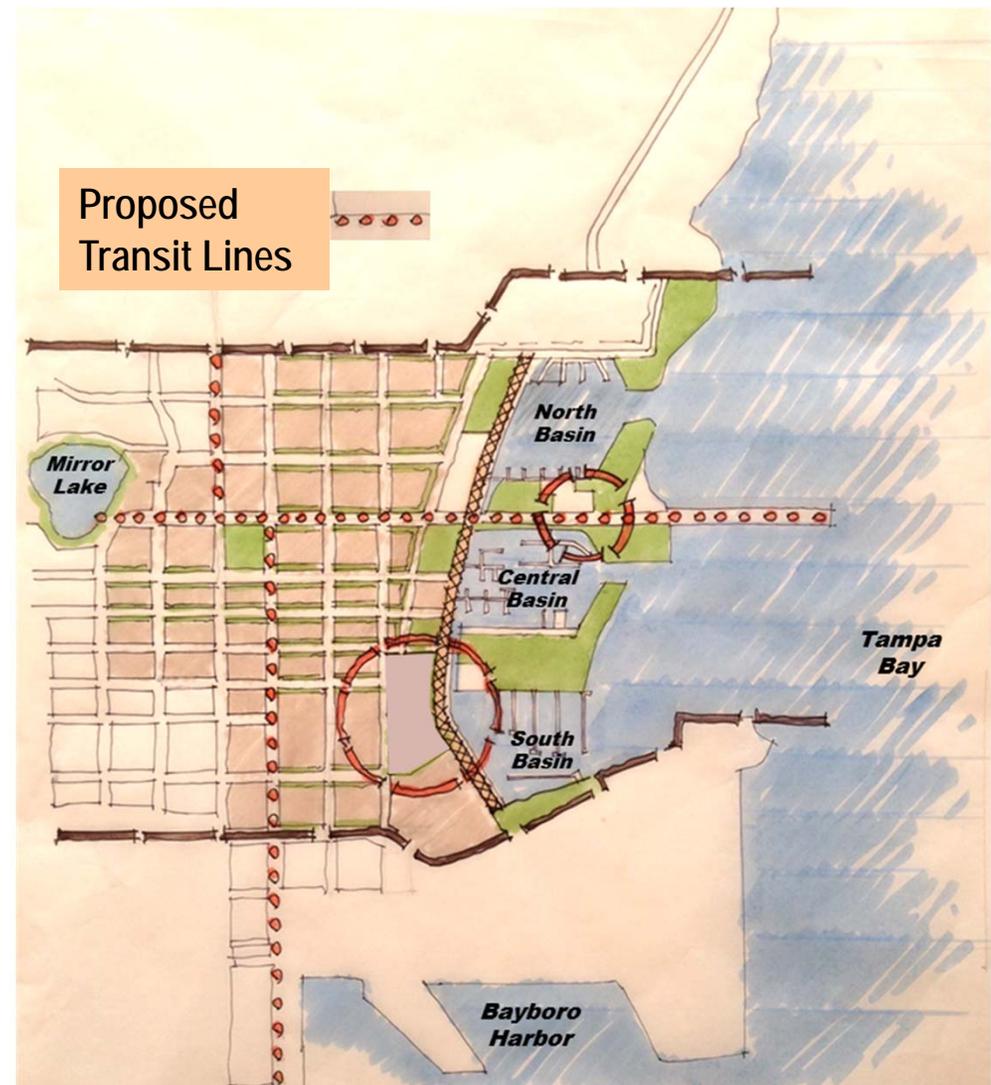
- Preserve and Maintain – Bike Paths/Brick Streets
- Reclaim parking lots with pervious treatments
- Add Food Trucks and pop-up offers to serve existing patrons
- Rehab or replace Bathrooms
- Create additional event venues in the central section to relieve pressure on north section



Study Area

Central Section

- 5th Avenue on the North to 4th Avenue on the South
- Heart of the Waterfront
- Major Themes
 - Maintain and enhance public use
 - Recognize synergy and improve integrations with downtown
 - Improve multi-modal connectivity
 - Plan for a more diverse population and a diverse environment



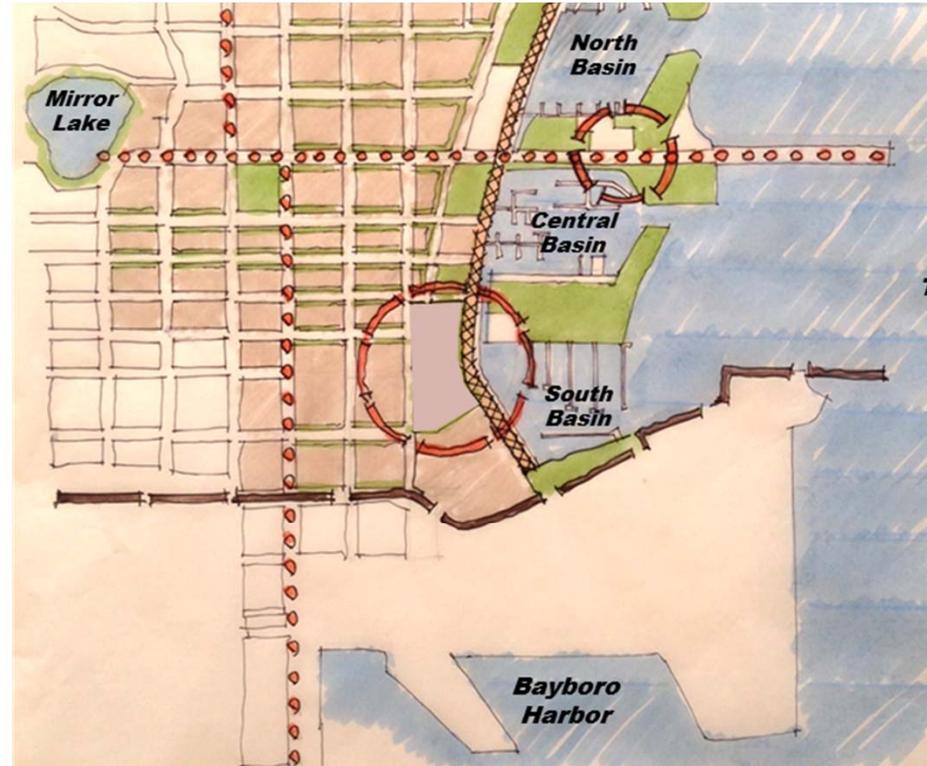
Redesign Bayshore Drive

- Redesign Bayshore Drive to convertible street (limited auto use)
- Improve bike and walk
- Additional events and markets



Add Transit – Fixed Guideway

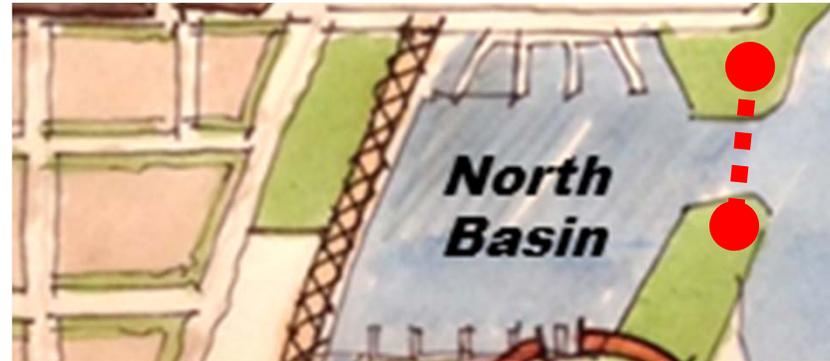
- New paradigm
- New activity zone
- Variety of system options and equipment
- \$7-20 Million a mile
- Alignment on 2nd Avenue and 4th Street South
- Link Downtown and Waterfront
- Link University, Hospital and Southeast neighborhoods
- Drives real estate values



Additional Connections

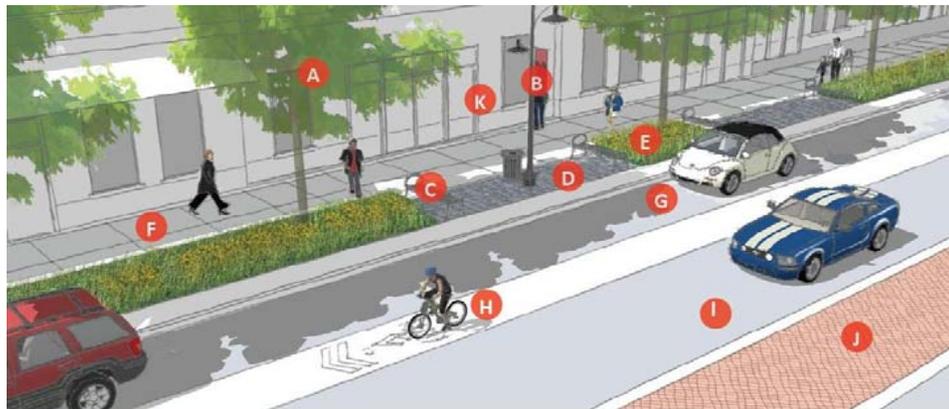
Central Section

- Pedestrian Swing Bridge – Art Bridge
- Increase and improve bike lanes, bike parking and bike share



Urban Design Recommendations

- Create beautiful frontage on all block face to enhance pedestrian experiences
- Convert all streets to “complete streets”



- | | | |
|---------------------------------|-----------------------------|---|
| A Street Trees | E Landscape Planters | I Narrow Travel Lanes |
| B Lighting | F Broad Sidewalks | J Textured Turn Lanes |
| C Furnishings | G On-Street Parking | K Street Presence from Buildings |
| D Materials and Finishes | H Bicycle Lane | |



Rename 1st Street to University Way

- Increase awareness of University
- Improve link from campus to downtown and waterfront



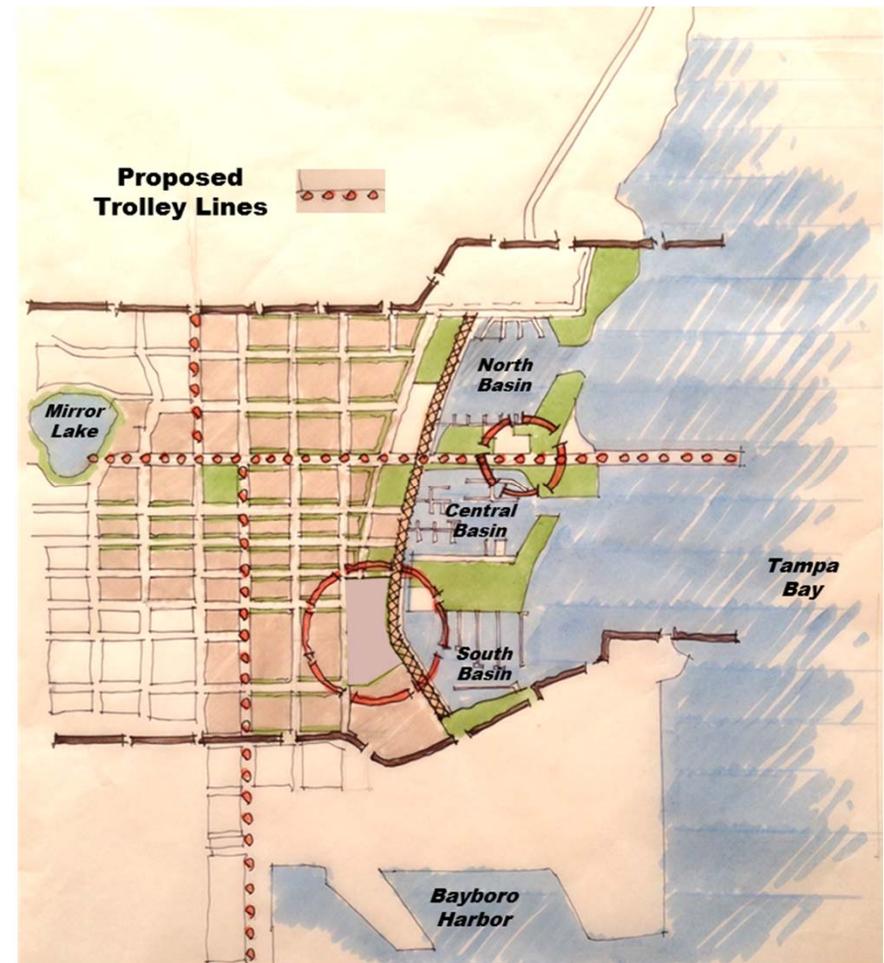
Add Transient Boat Space

- Improve visitor access by water
- Add transient space in all three basins



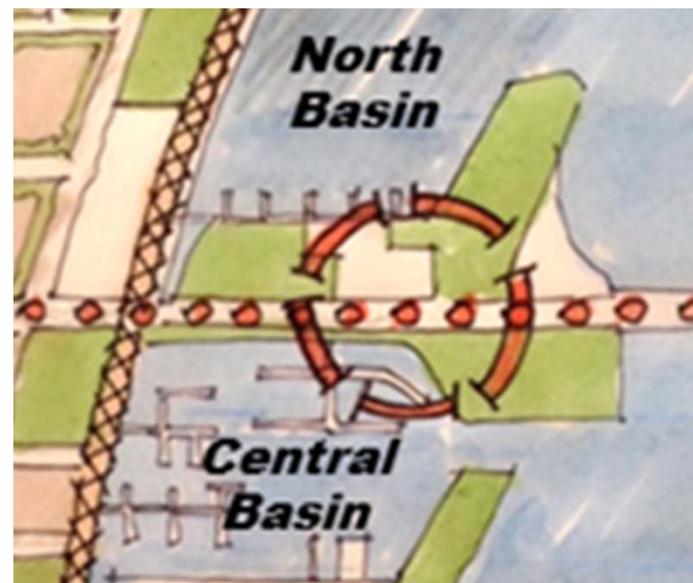
Park Improvements - New Public Purpose Spaces

- Rebuild Pier in modest/multi-use fashion (for now).
- 6+ acres new multi-purpose space on Bayshore Drive.
- 10+ (confirm) acres - redevelopment Al Lang stadium/parking.
- Improve/integrate Williams Park.
- Incorporate 'best practices' in stormwater management.
- Expand public art of all types - sculpture, street artists, events



New Medium Size Venue

- 20+ acres for new multi-purpose area at end of pier land.



Redevelop Al Lang Stadium – New Connections

- Redevelop Al Lang Field as multi-purpose venue
- Extend Beach Drive 1 block south as convertible street.
- Extend 2nd St 1 block east as convertible street
- Extend 4th Ave. east to Bayshore as typical street
- Realign Dali at 1st Street
- Additional Museum sites



Increase Downtown Population and Economic Vitality

- Add all types of housing
- Add hotel rooms
- Concentrate restaurants and specialty retail on Beach Drive, Central and 2nd
- Add jobs/office
- Expand offering for Kids and Families

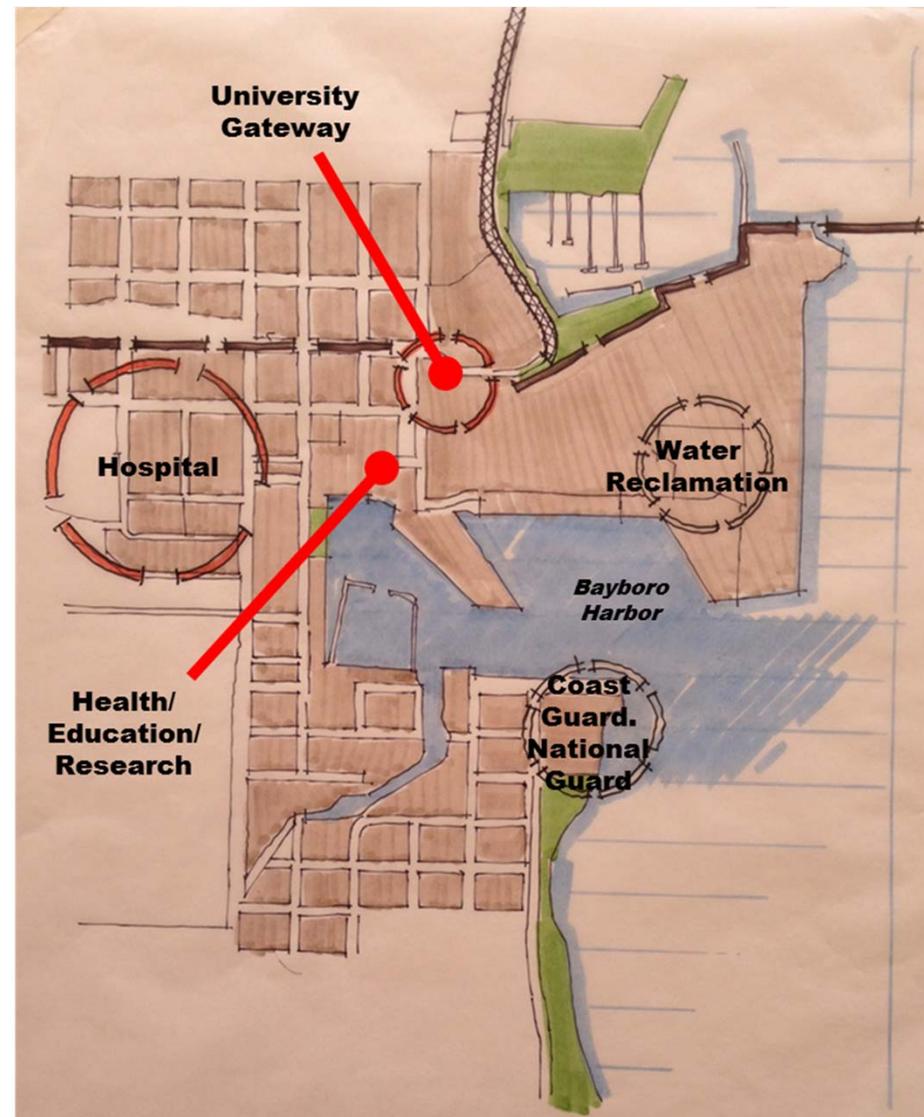


Innovation District

Two Strategies

Two Strategies for the Innovation District

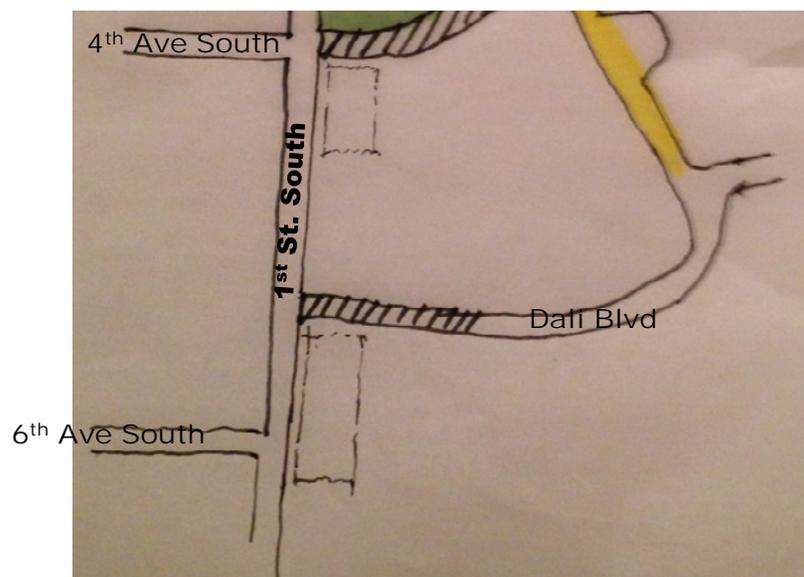
- University Gateway
 - gateway Block
 - infill housing
- Health, Education, and Research (HER) Strategy
 - expanded footprint
 - 18-hour neighborhood
 - connections



Innovation District: a new University gateway

University Gateway Block

- Strong visual presence with real city address + urban frontage on 1st South at Dali Blvd.
- Supports and builds on rational development pattern of USF campus form
- Creates dynamic and forward-focused options for adaptive re-use and/or infill around existing restaurant/retail at terminal



Innovation District: a new University gateway

University Infill Housing

- Currently 600 on-campus resident students
- Supports USF's goal of campus housing with 25% resident student population
- Create an 18-hour neighborhood



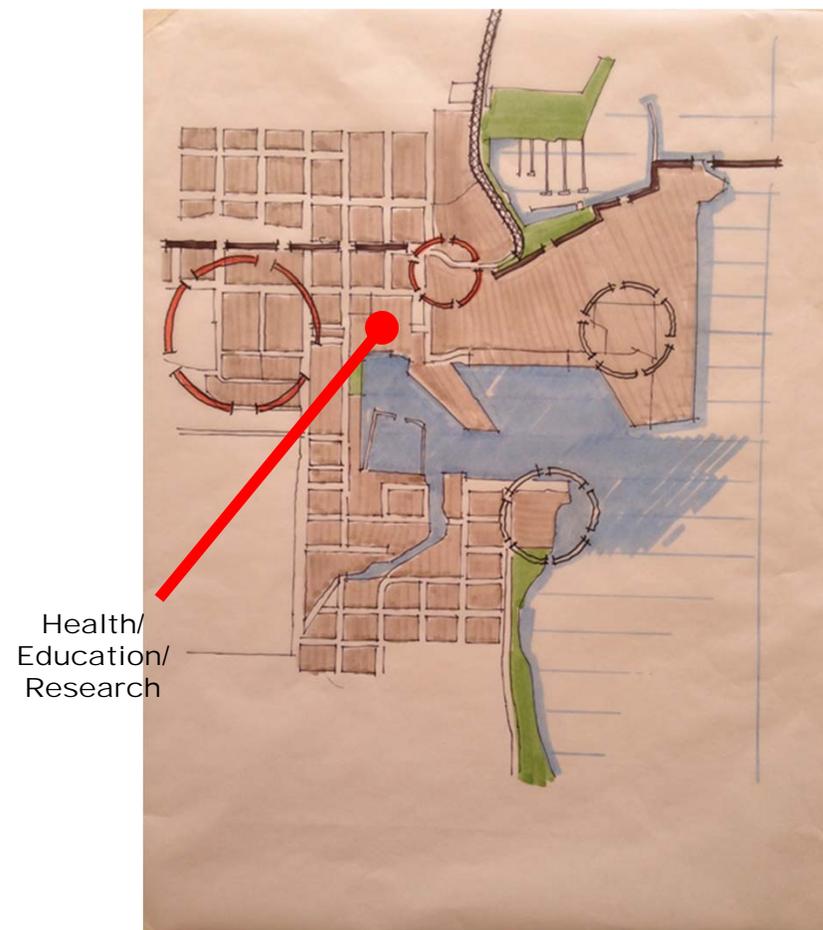
Innovation District: Health, Education + Research

Parcels, partnerships + connections

Three part strategy

- expanded footprint
- Ingredients for a livable neighborhood
- Connections

Prioritize research and marine science uses on this portion of working waterfront



Health/
Education/
Research

Innovation District: Health, Education + Research

Expanded Footprint

Phase 1

- **Decommission and demolish the southeast water reclamation plant** In the short term, use this site to provide short-term relocation sites for some airport hangars in order to free up an equivalent site area on the north side of 8th Ave S.
- **Convey or lease vacated an equivalent site area** on the north side of 8th Ave S to one or more of the HER District partners for expansion and/or new HER uses.

Phase 2

- **Prepare to Relocate and Consolidate Coast Guard Facilities:** relocate USCG from the north side of Bayboro Harbor and consolidate with USCG's site on south side of Bayboro.

Phase 3

- **Long-term Future** on former water reclamation site for expanded HER uses. This creates a contiguous parcel for expansion of the waterfront portion of HER district.



Innovation District: Health, Education + Research

Livability: an 18 hour Neighborhood

- Infill housing for globally mobile knowledge workers
- Live work lab
- Parks and waterfront amenities



Innovation District: Health, Education + Research

Connections

- **Walkable proximity to proposed regional Light Rail**, supported by streetscape and pedestrian safety improvements
- **“Last mile connections”** for non-SOV access via bike share, a new fixed-route N/S streetcar loop + intermodal center (to the north)
- Establish a **comprehensive wayfinding** program of signage and on-line resources that improve access to Poynter Park and Lassing Park
- Establish a strong program to develop, attract and **retain local talent** from the nearby/greater South St Pete community.



Organizational Tools

Old Model

- City carries load
- Informal arrangements
- Opportunistic work plans
- Project-by-project funding
- 20th-century organizational structures

New Model

- City shares load
- Formal partnerships
- Formal partnerships
- Strategic work plans
- Reliable funding
- 21st-century organizational structures

Organizational Tools

Five key project/program delivery organizations

- **Plans:** Division of Urban Planning and Historic Preservation
- **Developments:** Downtown Development Corporation (from Community Redevelopment Area)
- **Jobs:** Chamber of Commerce
- **Management/marketing:** Downtown Business Improvement District (from Downtown Partnership)
- **Parks:** Waterfront Parks Conservancy (from Waterfront Parks Foundation)

Others

Master Plan

- Current processes for city-sponsored development are problematic, if not broken.
- Community planning efforts are messy and difficult—especially on “sacred space.”
- Conflict is inevitable and to be encouraged—between:
 - Residents’ needs and tourists’ needs
 - Seniors’ needs and millenials’ needs
 - Pedestrian access and automobile access
 - Special event noise and residential peace and quiet
 - Remembering the past and positioning for the future

Master Plan

Needs

- All-star team of consultants:
 - Economics
 - Parks
 - Transportation
 - Airports and ports
 - Universities and hospitals
 - Marine sciences
 - Community involvement
- Task forces/community meetings for same

Master Plan

Needs

- Comprehensive communication:
 - Community meetings
 - News media
 - Social media
 - One-on-one meetings with likely opponents

Master Plan

Needs

- Understanding that the plan is the beginning, not the end
- Key partners need to shepherd efforts

St. Petersburg Florida

September 29–October 4, 2013



St. Petersburg Florida

Forging Connections for a Vibrant Downtown Waterfront

September 29–October 4, 2013

About the Urban Land Institute

THE MISSION OF THE URBAN LAND INSTITUTE is to provide leadership in the responsible use of land and in creating and sustaining thriving communities worldwide. ULI is committed to

- Bringing together leaders from across the fields of real estate and land use policy to exchange best practices and serve community needs;
- Fostering collaboration within and beyond ULI's membership through mentoring, dialogue, and problem solving;
- Exploring issues of urbanization, conservation, regeneration, land use, capital formation, and sustainable development;
- Advancing land use policies and design practices that respect the uniqueness of both built and natural environments;
- Sharing knowledge through education, applied research, publishing, and electronic media; and
- Sustaining a diverse global network of local practice and advisory efforts that address current and future challenges.

Established in 1936, the Institute today has more than 30,000 members worldwide, representing the entire spectrum of the land use and development disciplines. ULI relies heavily on the experience of its members. It is through member involvement and information resources that ULI has been able to set standards of excellence in development practice. The Institute has long been recognized as one of the world's most respected and widely quoted sources of objective information on urban planning, growth, and development.

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About ULI Advisory Services

THE GOAL OF ULI'S ADVISORY SERVICES program is to bring the finest expertise in the real estate field to bear on complex land use planning and development projects, programs, and policies. Since 1947, this program has assembled well over 400 ULI-member teams to help sponsors find creative, practical solutions for issues such as downtown redevelopment, land management strategies, evaluation of development potential, growth management, community revitalization, brownfield redevelopment, military base reuse, provision of low-cost and affordable housing, and asset management strategies, among other matters. A wide variety of public, private, and nonprofit organizations have contracted for ULI's advisory services.

Each panel team is composed of highly qualified professionals who volunteer their time to ULI. They are chosen for their knowledge of the panel topic and screened to ensure their objectivity. ULI's interdisciplinary panel teams provide a holistic look at development problems. A respected ULI member who has previous panel experience chairs each panel.

The agenda for a five-day panel assignment is intensive. It includes an in-depth briefing day composed of a tour of the site and meetings with sponsor representatives; a day of hour-long interviews of typically 50 to 75 key community representatives; and two days of formulating recommendations. Long nights of discussion precede the panel's conclusions. On the final day on site, the panel makes an oral presentation of its findings and conclusions to the sponsor. A written report is prepared and published.

Because the sponsoring entities are responsible for significant preparation before the panel's visit, including sending extensive briefing materials to each member and arranging for the panel to meet with key local community members and stakeholders in the project under consideration, participants in ULI's five-day panel assignments are

able to make accurate assessments of a sponsor's issues and to provide recommendations in a compressed amount of time.

A major strength of the program is ULI's unique ability to draw on the knowledge and expertise of its members, including land developers and owners, public officials, academics, representatives of financial institutions, and others. In fulfillment of the mission of the Urban Land Institute, this Advisory Services panel report is intended to provide objective advice that will promote the responsible use of land to enhance the environment.

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In addition, the panel thanks the following sponsors: All Children's Hospital/Johns Hopkins Medicine; Betty & Robert Allen Trust; Bayfront Health St. Petersburg; Bella Brava; Bill Edwards Presents; Concerned Citizens of St.

Petersburg; Duke Energy; Carlton Fields; Dan Harvey Jr.; HSN; Jabil; Manhattan; Marriott; Old Northeast Neighborhood Association; Peter Brown Construction; Phil Graham Landscape Architecture; The Risser Companies; Rowdies; St. Anthony's Hospital; St. Pete DNA.org; St. Petersburg Chamber of Commerce; St. Petersburg Downtown Partnership; St. Petersburg Preservation; Tampa Bay Rays; *Tampa Bay Times*; University of South Florida, St. Petersburg; Steve Westphal; and George F. Young Inc.

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Background and the Panel's Assignment

LOCATED ON A PENINSULA in Pinellas County, with the Gulf of Mexico to the west and Tampa Bay to the east, the city of St. Petersburg—known to locals as “St. Pete”—is Florida’s fourth-largest city and the Tampa Bay region’s second largest. The population of the Tampa Bay Metropolitan Statistical Area (MSA) is 2.8 million, with St. Petersburg comprising 247,000. Cofounded by General John C. Williams and Russian-born Peter Demens, the city developed in the absence of an industrial base, unlike other cities of the time. Rather, the city has benefited from its ports and abundance of natural and recreational amenities, which have historically attracted residents and land booms.

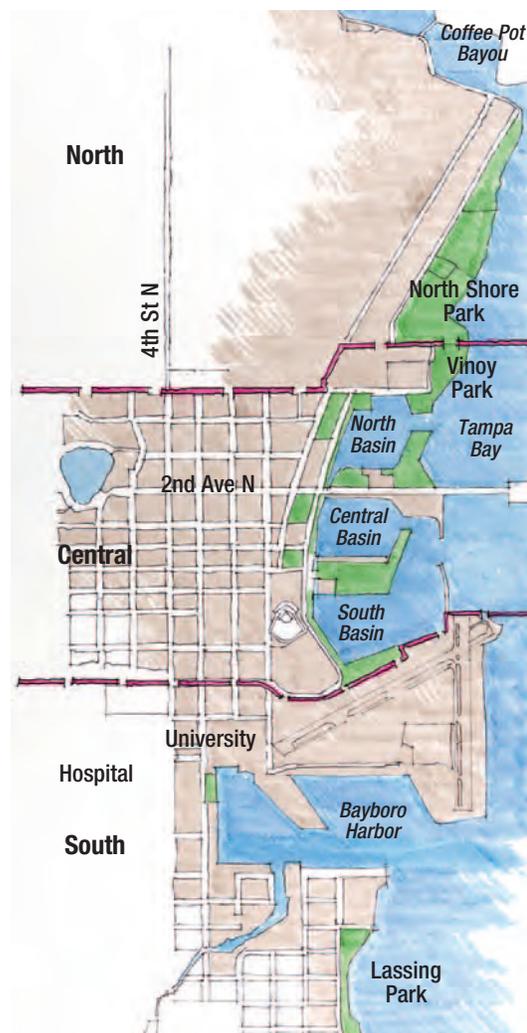
St. Petersburg’s high quality of life has allowed it to evolve from a retirement and tourist town to a diverse, economically vibrant community. The road network is a grid system of local and arterial roadways, with transit service in the form of local buses provided by the Pinellas Suncoast Transit Authority. The Howard Frankland Gandy Bridges connects the city to nearby Tampa, while both Interstate 375 and Interstate 175 feed into Interstate 275 as the primary regional connection into downtown.

Downtown Waterfront

Home to 7,829 residents, St. Petersburg’s downtown waterfront is located between Interstate 275 and Tampa Bay. The downtown waterfront has remained mostly untouched by private development since its establishment in the early 1900s. Further protection of the downtown waterfront was established in the 1980s through sale and lease limitations that were added to the City Charter. The panel’s study area is the generally continuous seven-mile public waterfront beginning in the north with the Northeast Exchange Club, continuing with Coffee Pot Park at 30th Avenue North, and ending in the south at Lassing Park at 22nd Avenue South.



Area map.



The panel's study area.

Today, the downtown waterfront is a cherished asset of locals and visitors alike, a cornerstone of the city's quality of life, serving as both a community amenity and an economic driver. The downtown waterfront is a unique multiuse open-space, arts-and-culture waterfront amenity creating an impressive eastern edge to St. Petersburg's downtown.

The Panel's Assignment

The city of St. Petersburg asked the panel to evaluate the downtown waterfront and identify its competitive advantage in the context of the adjacent downtown area and the Tampa–St. Petersburg region. More specifically, the panel spent time with the complete array of downtown waterfront assets, ranging from open space to facilities such as Al Lang Field and Albert Whitted Airport, to determine how they contribute to the long-term benefit of the waterfront, St. Petersburg's residents, and visitors. The panel's effort involved evaluating the following issues, among others: how the waterfront affects downtown development, what urban design concepts can benefit the waterfront's development, what transportation links are needed, and what potential economic opportunities emanate from the waterfront. All helped provide additional context as the panel studied the waterfront.

Observations and Vision

THE ULI TEAM HAD THE OPPORTUNITY to survey a number of planning and marketing-related documents. The panel also interviewed more than 120 people representing a cross section of the downtown waterfront and St. Petersburg communities. In addition, panel members bused, walked, and biked around downtown and the waterfront during their stay in St. Petersburg.

What Have We Learned?

The downtown waterfront's history and evolution over time culminated in a one-of-a-kind urban fabric that enriches the downtown experience. However, its proximity to downtown creates both opportunities and challenges, and for this reason the protective nature of the community has gradually become an instinctive reflex. A great deal of information was gathered dealing both with the physical nature of the downtown waterfront and the community's value system influencing its governance. Much was learned, and ten of the more important insights are listed here:

1. The downtown waterfront is a true treasure and core asset that the community has done an excellent job in elevating, thus reflecting the value system and uniqueness that is St. Petersburg. The vision exhibited in remarkable fashion in the early 1900s is alive and well today, a tribute to the strong protective value the community shares today.
2. The waterfront's strength is its diversity of use: from preserving quiet open spaces and hosting large community celebrations to serving as a learning center with research and development and university facilities.
3. The waterfront not only is an important part of St. Petersburg's past with a rich history but also will continue to be a cultural and economic driver contributing to a prosperous future.
4. The downtown waterfront's economic impact goes well beyond its boundaries—into St. Petersburg and the Tampa Bay region. The waterfront can leverage economic activity because of its inherent contribution to overall quality of life, thus generating commercial, residential, dining, and entertainment investment.
5. Any change on the waterfront must be consistent with the community's evolving values and priorities, meaning it must reflect increasingly diverse voices and points of view.
6. Change will occur for the waterfront. Given strong community ownership of this valuable community enterprise, change must be deliberate, involving a full engagement of the community if it is to be accepted. This is not easily accomplished; the turmoil and consternation caused by recent discussion of rebuilding the city pier speaks to this point. The community must organize itself in a manner that manages and reinvests in this asset, simultaneously informing and seeking input from its stakeholders.
7. The open space on the waterfront should range in use from tranquil and passive to inspiring and active. Open space needs to be carefully programmed to ensure this spectrum of uses is accommodated in a manner that benefits the long-term health of the waterfront and its patrons.
8. A notable, healthy contrast exists between the north end and the south end of the waterfront. The community benefits immensely from this contrast. Careful attention should be given to how to best ensure that both ends of the waterfront continue to support the dynamic set of uses and interests.



Albert Whitted Park and Albert Whitted Airport on the downtown waterfront.

9. The pier is an issue needing a solution. The pier and its adjacent land should be viewed as a high-value public asset that complements and benefits from the vitality of Beach Drive and downtown.
10. Finally, a clear, problematic disconnect exists between the uses north of Al Lang Field and those in the south. Over time, this contrast must be addressed with a reconfiguration of land, roads, and trails. Property owners, including the University of Southern Florida (USF) St. Petersburg, Albert Whitted Airport, and port users, will be affected as existing land use footprints are modified. This area, in contrast with all other parts of the downtown waterfront, should be viewed as a “reconfiguration zone” in which land, links, and community assets are reconfigured in a manner that ensures this part of the waterfront serves the community as well over the next 50 years as it did in the previous 50 years.

The panel’s overriding premise is that all improvements in this well-protected community space need to be consistent with the community’s desire to emphasize public use and activity. For this reason, the panel does not recommend private investment resulting in exclusive activity along the downtown waterfront. A fully accessible waterfront has been the litmus test for past development and should be for future investment, and the community understands such investment can include everything from a well-manicured public park to a growing public university that serves as a future economic driver for St. Petersburg.

The range of opportunities to continue to activate the downtown waterfront for future use is limited only by imagination.

Key Observations

Key observations of the strengths, challenges, and opportunities for preserving and enhancing the downtown waterfront emerged from the panel’s synthesis of the review materials and interaction with the waterfront and its stakeholders, helping establish a framework for the panel’s recommendations. They are summarized in the following five categories:

- Big picture;
- Infrastructure;
- Quality of life;
- Signature features; and
- Getting it done.

Big Picture

The downtown waterfront is the crown jewel of St. Petersburg and Tampa Bay, in large part because of its pioneering park system. However, 40 percent of the waterfront has limited or no public access: major parts of the waterfront are taken up by the airport, a soon-to-be-commissioned water reclamation facility, and the U.S. Coast Guard and Army Reserve facilities. Furthermore, despite being a cherished asset for over 100 years, 25 years have passed since the area was master planned, during which time the demographics and needs of the community have dramatically shifted.

Looking ahead, the future health of the waterfront is tied to St. Petersburg’s ability to capture a greater percentage of this growth in the region. Yet branding and marketing efforts to expand and recruit economic drivers and train local workers needed to help grow the city’s economy are limited and not strategically deployed. This absence is apparent in the city’s lack of a coordinated marketing effort directed to economic drivers such as the creative arts and

high-tech community, despite having immense potential to attract them.

Infrastructure

The city has historically funded a majority of waterfront maintenance and operation costs. Better yet, the revenues from potential improvements could offset the level of support needed from the General Fund. Indeed, the bay itself is becoming healthier and is increasingly used for swimming and boating, but beaches need replenishment and basins need maintenance and protection. Despite 25,000 spaces in downtown parking garages and adequate space on surface streets near the waterfront, the area lacks enough transit, trolley, and pedestrian connections to enable and encourage critical movement from downtown to the waterfront.

Although St. Petersburg hosts an abundance of facilities for recreation, entertainment and culture, tourism, and health and education, these amenities are like pearls without a necklace. Little in the way of signage and wayfinding helps visitors understand their location and the diversity of local amenities. Similarly, because of the short-term nature of the Charter-restricted lease terms, the investment capital required to create exciting new facilities along the waterfront cannot be attracted, despite ample location opportunities.

Quality of Life

The downtown and its waterfront parks are the community living room of the city, but the opportunity to maximize the use of the open-space resources is diminished by single-purpose roadways and surface parking. The waterfront parks are home to a large number and wide variety of events that draw substantial crowds locally and regionally, often numbering in the thousands. Because so many of these programmed events take place close to residential neighborhoods rather than in the more accessible downtown, neighborhood residents are negatively impacted while other waterfront parking goes unused. Still, the waterfront's prized activities and events do appeal to a wide cross section of the community, but the upscale food and beverage offerings along Beach Drive are not



View of the downtown waterfront from the North study area.

complemented by more family-oriented options at a lower price point.

The experience of the waterfront is what makes St. Petersburg unique, but this experience does not extend into downtown, because connections between downtown and the waterfront are minimal and fragmented. Similarly, the city offers many affordable housing options and a great lifestyle, yet they remain untapped.

Signature Features

The downtown waterfront is generally seven miles of greenbelt with multiple basins delivering diversity, drawing residents and visitors alike for its vistas, trails, and wide range of activities. The scale and separation of the basins from one another, however, makes visiting more than one difficult, and the condition of the grounds and restroom facilities is of concern to many.

Although art can be found at indoor venues, it is not a visibly defining element of the waterfront because the museum collections are hidden in facility interiors. Outdoors, the public art collection is relatively small compared with those of other cities.

Despite having one of the largest marinas in the state, the waterfront is not meeting its potential to expand visitor-serving boat slips.

Al Lang Field, however, is a notable example of city, county, and private sector collaboration. The success of soccer and international baseball are testament to this, but the current configuration limits flexibility, creating a barrier between downtown and the waterfront.

Furthermore, extension of the airport runway may accommodate larger planes, but the airport's location and configuration limit connectivity between the hospital, the university, and the central waterfront that is crucial for the city's future growth.

Getting It Done

As evidenced by the abundance of passion and ideas for improving the waterfront, its protection enjoys unanimous support. However, as witnessed through issues over the pier, efforts to collaborate within and across public and private entities are strained and contentious, often resulting in a drawn-out planning process and referendums during which little gets done through compromise for the community's overall good. The broad-based coalition of organizations funding the ULI panel represents the possibility of partnership, but the community is clear about its willingness to challenge public leadership without that partnership. Enhancing such partnership, therefore, must be crucial in the implementation process. Both the city and the stakeholders need to take ownership of the implementation process and concentrate on getting things done effectively—together.

A regional mass transit network with well-located routes and transit stops will foster much needed economic growth for the downtown waterfront, the downtown core, and St. Petersburg, but whether the multilevel city and county agencies are equipped to provide the necessary levels of cooperation remains unclear. The recent history of the pier has created the opportunity for a new beginning, but a more formal organizational structure is needed that is more inclusive, that is transparent, and that has an effective process for planning, community involvement, and governance to face the complexity of issues affecting the entire waterfront.

Economic and Market Scan

UNDERSTANDING THE SOCIOECONOMIC TRENDS

that affect the study area can help decision makers, the community, and planners identify the potential and pressure for future land uses. ULI believes that successful urban planning and land use policy can best be described as public action generating desirable, widespread, and sustained private market reaction. Therefore, Advisory Services panel reports typically have their foundation in market realities and economic development possibilities. It all begins with a macro to micro view.

America in 2013

ULI conducted a survey collecting views on housing, transportation, and community that provides an important benchmark on American attitudes and expectations around community choices. The survey, "America in 2013," indicates that Americans value safety, walkability, and transportation options. Key findings include

- Desire for shorter commutes;
- Need to wider housing choices; and
- Preference by more than half for neighborhoods close to shops, retail, and employment.

Although daily transit use remains low, income and education factor into the greater desire for more transit options: 60 percent of high-income earners (over \$75,000) and those with postgraduate education are in this group. People's choice of where they move now includes greater proximity to jobs, housing, shopping and entertainment, transit, and greater diversity of housing choices and community demographics.

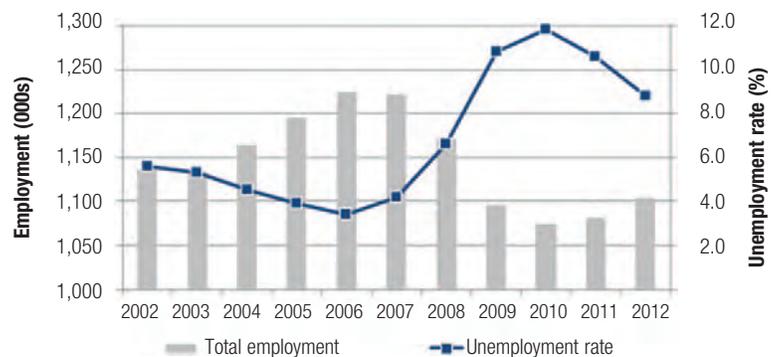
Regional Dynamics

After Miami and Orlando, the Tampa Bay MSA is the third-largest metro area in Florida. St. Petersburg is one of many economic centers within the Tampa Bay MSA, a region that currently employs more than 1.1 million people in a broad range of industries.

Regional Economy

The region experienced significant expansion during the nationwide housing boom, with total employment reaching 1.22 million jobs in 2006. In part because of a large concentration of jobs related to the housing industry—for example, financial services, back-office administrative support, and construction—the Tampa Bay MSA was significantly affected by the market crash and subsequent recession. Since reaching peak unemployment of 11.8 percent in 2010, the regional economy is slowly gaining momentum and is on track to return to employment levels last observed in the early 2000s.

Total Employment and Unemployment Rate, Tampa Bay MSA, 2002–2012



Sources: Florida Department of Economic Opportunity; U.S. Department of Labor, Bureau of Labor Statistics.

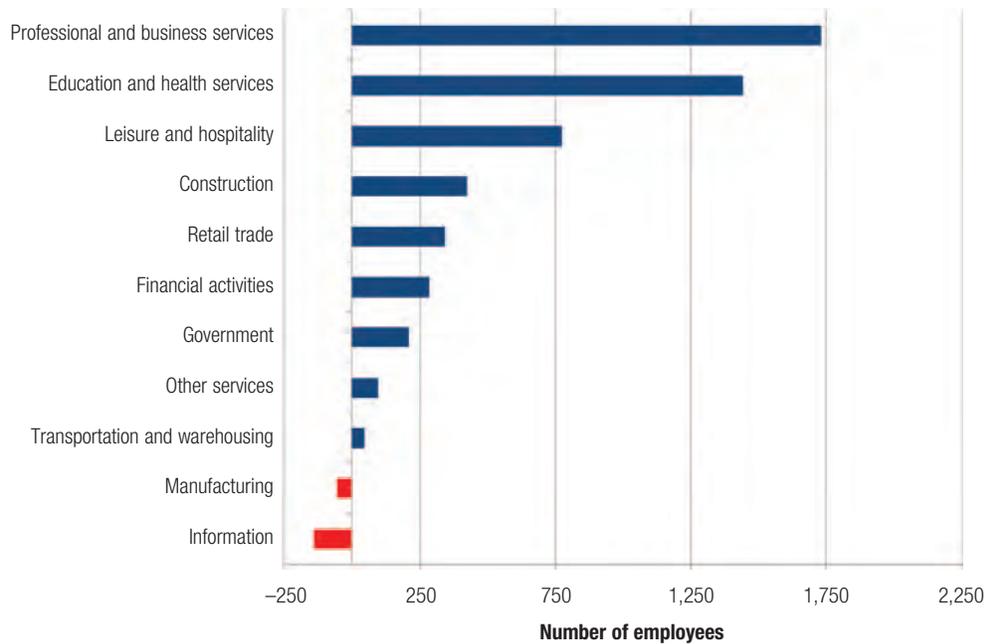
Employment Projections

Employment projections specific to Pinellas County indicate a diversification of the local job base that will enhance economic resilience and benefit established employment areas. The county is projected to add approximately 5,400 jobs between 2012 and 2020; 3,950 of those jobs (77 percent) are in key sectors already clustered in downtown St. Petersburg, including professional and business services, health care and education, and leisure and hospitality (see figure below). Downtown is well positioned to capture

this growth given its proximity to a talented labor force and a strong base of walkable amenities, compared to more autocentric employment centers elsewhere in the region.

To understand St. Petersburg’s position in the context of the region, the panel compared demographic data that define three broad trade areas: the Tampa–St. Petersburg–Clearwater MSA, Pinellas County, and the city of St. Petersburg (see figure on facing page).

Projected Job Growth by Industry Sector, Pinellas County, 2012–2020



Source: Florida Department of Economic Opportunity.

Demographic Data of Three Trade Areas

Demographic characteristic	Tampa–St. Petersburg– Clearwater MSA	Pinellas County	St. Petersburg City
<i>Population</i>			
2010	2,783,243	916,542	244,769
2012	2,811,726	915,680	243,804
2017	2,914,454	914,625	243,252
<i>Annual growth rate</i>			
2010–2012	0.45%	–0.04%	–0.18%
2012–2017	0.72%	–0.02%	–0.05%
<i>Households</i>			
2012	1,165,278	414,951	108,272
2017	1,200,638	415,394	108,376
2012–2017 annual growth rate	0.60%	0.02%	0.02%
2012 average household size	2.37	2.16	2.19
2017 average household size	2.39	2.15	2.18
<i>Median household income</i>			
2012	\$42,628	\$40,543	\$38,067
2017	\$51,039	\$48,486	\$44,859
2012–2017 annual growth rate	3.67%	3.64%	3.34%
<i>Per capita income</i>			
2012	\$25,343	\$26,935	\$24,697
2017	\$28,314	\$30,468	\$27,961
2012–2017 annual growth rate	2.24%	2.50%	2.51%
Average net worth	\$391,612	\$402,331	\$297,588
<i>Median age (years)</i>			
2012	41.60	46.80	42.20
2017	42.20	48.10	42.90
<i>Households by income</i>			
2012 average household income	\$59,736	\$57,849	\$53,483
2017 average household income	\$67,311	\$65,445	\$60,556
2012–2017 annual growth rate	2.42%	2.50%	2.52%
<i>Educational attainment</i>			
25+ years, bachelor's degree or higher	25.40%	26.70%	26.90%

Source: ESRI.

The future growth trends suggest the city does not have the advantage compared with the rest of the region. As the estimates suggest, the loss of population seen from 2000 to 2010 in the city will continue in the future as young residents move out and older residents age out. However, despite population loss, the data also indicate continued household growth through migration of retirees or empty nesters to the area.

How can St. Petersburg attract more residents to the area? Jobs and housing options become critical components of lifestyle choices when choosing where we will live. The current population in St. Petersburg is middle-class, moderate-income singles and families whose housing choices are limited by the existing product in the market, much of which does not meet the needs of today's discerning buyers and renters.

More important, a dramatic shift is taking place in each of the various age cohorts in the region (see figure). Households of seniors will continue to grow whereas younger generations (i.e., college age and mid-to-late-career professionals with and without children) continue to migrate out of the region.

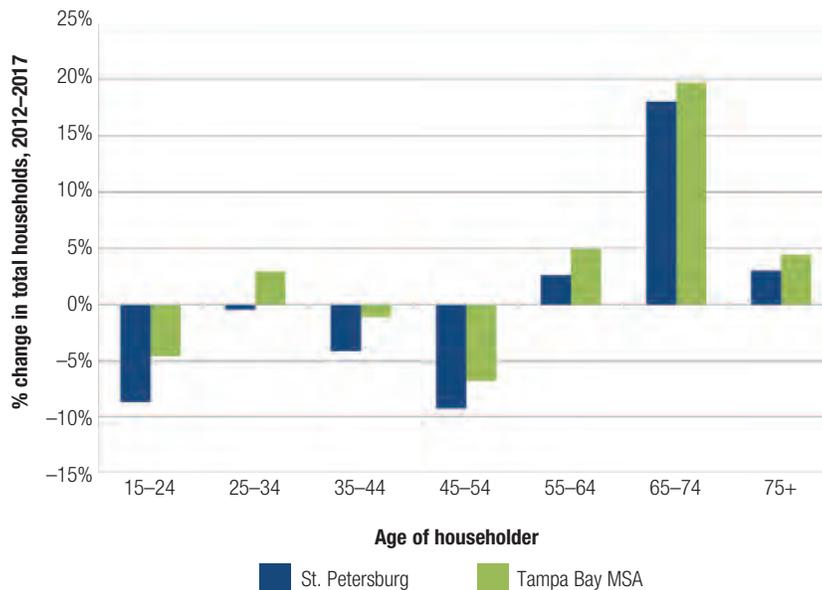
The only exception to this regional migration trend, however, is young professionals, 25–34 years of age, who are indeed moving to the region—but not to St. Petersburg. Why? St. Petersburg's greatest opportunity is to capture this age group by marketing its downtown lifestyle, but it must provide the housing choice and the other elements previously described.

Business Attraction and Innovation

Employment drives local economies and land uses. The key to business attraction is the talent dividend. This includes education from kindergarten through grade 12, as well as postsecondary education undergraduate and graduate studies. The areas of science, technology, engineering, and math are key drivers to the future workforce. This is often defined by educational attainment—with the target demographic for business attraction being young adults, 25 years of age and older, with a bachelor's degree or higher. Based on the demographic information, St. Petersburg has the highest concentration of this workforce in the region—most notably, the highest percentage (6.7 percent) with master's degrees. In St. Petersburg, this concentration is likely driven by the medical cluster and the university. USF St. Petersburg offers 23 majors, 26 minors, and 17 master's degrees in the areas of medical and life sciences, environmental and marine sciences, education, arts and culture, and tourism. Therefore an opportunity to attract students and businesses to the downtown and waterfront areas will provide talented workers and opportunities for employment.

With an enhanced and sustained balance between jobs and housing in the downtown and waterfront areas, the daytime population of employees will add additional customers to shops and restaurants, thus strengthening retail in both downtown (Central and Second avenues) and the waterfront (Beach Drive). This expansion of daytime and resident population will provide added lifestyle options and fiscal benefits to the city.

Household Composition in St. Petersburg and Tampa Bay MSA



Economic Impact of Visitors

Historically, St. Petersburg has attracted new residents through tourism. Visitors became homebuyers, business owners, and local consumers. This pattern continues today. Whether for the purpose of employment or lifestyle, these new residents come from within and outside the region. Most recently, the 2012 data from the St. Petersburg/Clearwater Area Convention and Visitors Bureau on the Tampa Bay Region suggest it is the top U.S. feeder market in 2012, followed by the Northeast. These data also note an influx of foreign visitors from Latin America (+39.5 percent), Europe (+10.7 percent), and Canada (+6.8 percent).

Tourism has shown steady improvement with the 2012 winter season increasing visitors by 4.3 percent and expenditures by 7.4 percent, which brought more than \$1.5 billion in to the regional economy. Overall, hotel occupancy for this period was 78.2 percent. The question is how much of that impact should be captured locally in St. Petersburg? The waterfront drives it all. Currently 445 hotel rooms are planned or under construction in St. Petersburg. Discussions with local hotel operators during the panel's interviews suggest that demand exists for additional hotel room and meeting room space.

Additional information regarding employment, migration and tourism, and its impact on real estate land uses is discussed for each segment of the study area. The goal of scanning the economic and market realities of the study area is to identify areas that are underperforming and to frame opportunities to expand the city's competitive advantages to create balanced and sustainable growth.

Planning and Development Concepts

THE PANEL WAS ASKED TO IDENTIFY St. Petersburg's competitive advantage in attracting new investment and the contribution of the downtown waterfront toward that advantage. The waterfront's location and public space drive value. The waterfront contains three distinct regions, which the panel designated as North, Central, and South, respectively, with a vibrant hub made up of the University and Marine Science Cluster, aptly nicknamed the "Innovation District," overlapping the lower Central and South study areas.

Panel recommendations are shaped and influenced by the market, which is undergoing a dramatic shift. After two generations of "drivable suburban" development of single-family housing subdivisions, strip malls, and office parks, a new market is emerging for human-scale, walkable, mixed-use environments. St. Petersburg has already seen this "new urban" lifestyle emerge as employers, especially in creative businesses, find their talented workers want to live, work, and recreate in a walkable place—the downtown core. Millennials, empty nesters, and retiring boomers are the fastest-growing segment of the housing market. More is to come. In urban development, more—if done right—makes "place" better and better.

The competitive advantage of the panel study area is the basic pattern and historic infrastructure for mixed-use, mixed-scale development that is already in place. This pattern includes intentional public spaces—a network of sidewalks, Williams Park, and the greatest asset of all, the green public parks and waterfront. As a "green necklace," the public waterfront creates relief and a place for gathering, art and sports events, music, exercise, public art, people watching, biking, and walking for everyone. St. Petersburg has a long history and many successes to build on. It should build on that history of success for future development by harnessing the potential of local

demographic shifts and economic activity, particularly in the Innovation District and downtown core.

North

The North study area extends from the northernmost point at Coffee Pot Bayou to Vinoy Park to the south. The North study area includes the Historic Old Northeast, Snell Isle, and many important active and passive recreational areas: Flora Wylie Park, the North Shore Aquatic Complex, Gizella Kopsick Palm Arboretum, and Vinoy Park, all traditionally host to numerous public events. This area also includes the beach on Tampa Bay, tennis courts, and three surface parking lots.

The panel concluded that this well-established neighborhood requires no major changes to streets, trails, or transportation. Rather, the primary objective for this neighborhood is preservation and enhancement, with the application of appropriate coastal resiliency strategies like those applied to the rest of the waterfront, because much of this area is affected by sea-level rise.

The panel's recommendations here include the following:

- Preserve and enhance the beach.
- Refocus major events from Vinoy Park to the Central waterfront study area.
- Rehabilitate and replace public bathrooms.
- Redevelop surface parking with pervious pavement.
- Allow food truck, kiosk, and pop-up food facilities.
- Link parks and downtown facilities to each other, emphasizing pedestrian and bicycle connections.
- Maintain and improve the scenic drive.

Climate Adaptation and Coastal Resiliency

As a coastal community, St. Petersburg is faced with the challenge of rising sea levels brought about by climate change. Rising sea levels exacerbate the frequency, intensity, and scope of devastation caused by natural hazards—particularly flooding, wave forces, and storm surges. With the highest point in St. Petersburg only 61 feet above sea level, even modest sea-rise projections illustrate a formidable future for the city, absent an appropriate long-term climate adaptation and coastal resiliency strategy.

Seasonal flooding already impacts low-lying coastal neighborhoods in St. Petersburg, such as the Historic Old Northeast. As the city grows, larger residential and commercial areas beyond the waterfront and upland are left vulnerable to these natural hazards. Thorough implementation of proper adaptation and resiliency strategies will help not only preserve, but also protect the community's economy, habitat, people, and infrastructure.

Population growth and continued development expose the city to more risk and will cause the cost of natural hazards to grow worse. An appropriate climate adaptation and coastal resiliency plan to protect the city minimizes flooding costs, lowers insurance premiums, and drives down the cost of doing business in the city—all while enhancing economic development and improving quality of life. Preservation and protection of the waterfront means future generations can enjoy the city locals take pride in and visitors have come to love.

To minimize the impact of sea-level rise, the city must look to strategies focused on flooding, wave forces, and storm surges. Among the strategies used, here are some to consider:

- Research and understand new insurance requirements.
- Reestablish, maintain, and promote native vegetation along the coastline.
- Implement planning management tools such as setbacks and buffers, and zoning plus development regulations and incentives.
- Improve access to education and information, particularly through coastal monitoring systems, advisory notices, and evacuation plans.
- Coordinate neighborhood plans with city and regional strategies.
- Link outcomes of site analysis, vulnerability assessment, and resilience enhancement to the waterfront planning process.

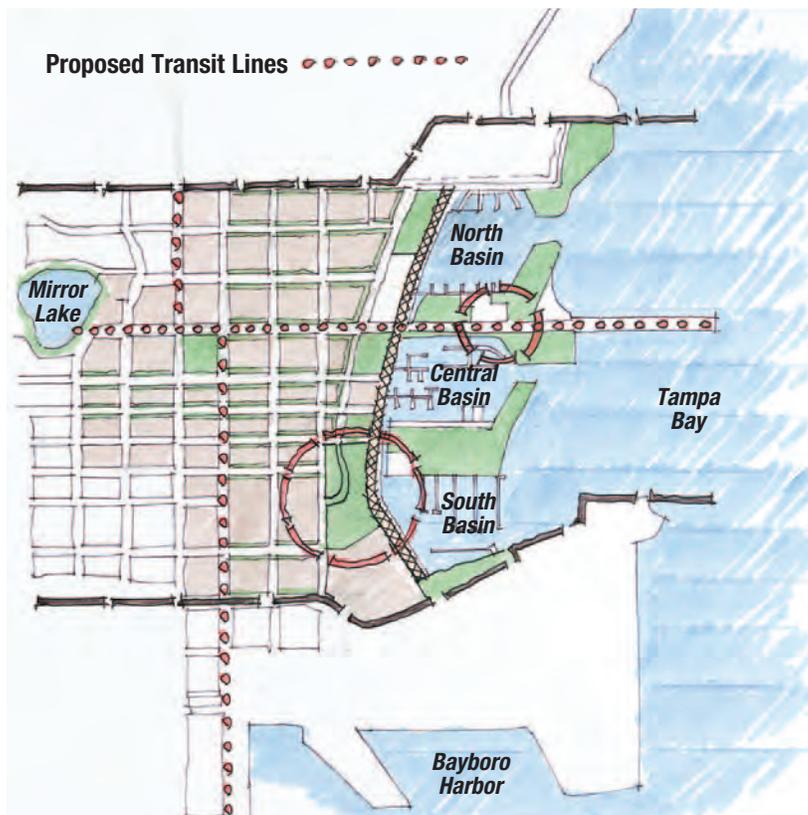
For more information, see *After Sandy*, ULI's recent report on lessons learned from Hurricane Sandy, www.uli.org/wp-content/uploads/ULI-Documents/AfterSandy.pdf.

Central

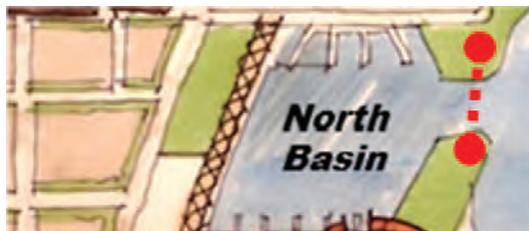
The Central waterfront, an area stretching from the Vinoy Hotel on Fifth Avenue North to Fourth Avenue South near Al Lang Field, is the center of activity on the downtown waterfront and includes the city pier. The main themes of this area are to maintain and enhance public use, recognize synergy and improve integration with downtown, improve multimodal connectivity, and plan for a more diverse population and environment.

Connections

Transportation attitudes and requirements are changing, and an increasing number of cities are responding to the demand and planning multimodal environments. This investment will create a 21st-century vibe by providing transit options that support walking and biking and improve the connection of major community assets, such as Williams Park, the downtown core, the waterfront and pier, USF St. Petersburg, All Children's Hospital/Johns Hopkins Medicine, the Marine Science Cluster North, and southeast neighborhoods. The pier upland will allow for use of approximately six acres of park by removing public parking, reinforcing downtown by pulling the economic impact and activity of the waterfront. "Lost" parking will primarily be replaced by the existing inventory of downtown parking. Visitors will arrive in the downtown core, park, and move



Two possible fixed-rail transit lines could include an east–west connection on Second Avenue North from Mirror Lake to the pier, and a north–south connection on Fourth Street from Williams Park to 22nd Avenue South.



A movable bridge like the one pictured here can help better connect this area to the waterfront for active use by pedestrians and bicyclists.

to the waterfront on high-quality pedestrian streets or a fixed-rail transit system. Additional parking inventory will be added in the core, over time, as needed.

Fixed-Rail Transit. The panel recommends installing two new streetcar lines to connect major assets in the community and create a new armature for redevelopment. One potential line would run east–west on Second Avenue North from Mirror Lake on the west to the end of the city pier on the east. The other line would run north–south on Fourth Street from 22nd Avenue South to Williams Park on the north. These new lines should be integrated with the larger transit and light-rail plans in the region.

Add Transient Boat Space. The panel agreed the waterfront has too few places for visiting boaters to dock. It proposes increasing transient dockage in all three harbor and marina areas. A limited number of new spaces should be created at the north (Vinoy) and south (Pier) edges of the Vinoy basin, along the north edge of the central basin, and at the northwest corner of the south basin.

Build a Pedestrian Swing Bridge. A movable bridge will help connect the disjointed gap in public waterfront space by linking the south end of Vinoy Park and the north end

of Spa Beach Park. The movable bridge can also serve as an aesthetically pleasing artwork that enhances the waterfront.

Support Bike-Share Programs, and Improve Bike Parking and Bike Lanes. Biking will become a larger part of mobility in the downtown and waterfront areas. Plans for a local bike-share program will increase the visibility and availability of this option. Protected bike lanes and additional bike parking should be provided throughout the downtown core and waterfront.

Urban Design Considerations

Redesign Bay Shore Drive. The panel advises redesigning Bay Shore Drive, from the Vinoy Hotel on the north to the Dali Museum on the south, into a “convertible” street. A multipurpose paved section set at the elevation of the park will allow automobiles when appropriate but enhance walking and biking daily. When closed to traffic, the street becomes an extension of the adjacent parkland, bringing people and activity right to the water. This new multipurpose space, adding six-plus acres, could serve as a new or extended location for the Saturday Morning Market.

Restore Human Scale to Streets. St. Petersburg, like almost all U.S. cities, has seen streets and roads dominated by the automobile take the right-of-way and provide little to support pedestrians and bikes. Street and right-of-way improvements that cater to pedestrians and bicyclists dramatically change the character of a place. This difference is evident in downtown as one moves from the intimate streets of the Historic Old Northeast, the downtown core, and Beach Drive to the larger streets of the south end near the museums. All future street improvements should seek to rebalance the modes of movement and restore a human scale to the streets. Broad, tree-lined sidewalks enhanced with plantings, offering ample bike parking, and abutting on street parking on smaller streets, should become the standard. All streets should be “complete streets.”

Create Better Street Frontages. Pedestrians will walk long distances if the walk is comfortable and interesting. Consistent, properly scaled, landscaped streets and inter-



esting, transparent, active frontages are needed to create an attractive pedestrian environment. St. Petersburg has many examples of good frontages, but others need improvement. The city should be vigilant when approving new projects to ensure that street frontages are attractive and active. When building programs have limited capacity to create great frontages (for example, parking garages, large users with one or few entries), shallow liner building should be used to create better frontages.

Rename First Street as University Way. To improve the identity, visibility, and connection of the university to the larger community, the city should consider renaming First Street as University Way. The panel feels this change would bring the institution into the consciousness of the residents and visitors who come to the downtown core and central waterfront, connecting the two.

Create Better Signage and Wayfinding. The panel recommends creating a new logo or graphic identity for the downtown waterfront to support a new brand identity for downtown St. Petersburg and support a new wayfinding system throughout the downtown and waterfront. Not only will this help change the old image of St. Petersburg, but it will also help visitors navigate the many offerings in the area.

Park Improvements and New Public Space

Expand Public Art. The city has a good start on a public art program that should be encouraged to expand throughout the downtown and the waterfront. One public art opportunity for a major art installation, subject to com-



Two different street frontages in the study area, with an example of a preferable design on the right. Care should be taken to ensure that street frontages are both aesthetically pleasing and functional for the pedestrian.

munity approval, is the previously mentioned pedestrian swing bridge. This would further connect biking and walking along the waterfront edge.

Rethink the Pier. The panel advises a modest approach to the pier, but recommends demolishing the pyramid, rehabbing or rebuilding it as needed, while adding fixed-rail connections, shade, and green. This will create a public space with much to offer: from simple pleasures like walking, biking, fishing, sitting, and people watching, to high-intensity programmed events such as day markets, spillover for large events, and small-scale community activities.

Create a New Medium-Sized Venue. The panel recommends reconfiguring the parking lots on the pier peninsula to make room for more open parkland. This “new land” and existing land can be used to create a medium-sized venue for multipurpose use at the west end of the pier. A new area in the center can host middle-sized programmed activities, served by fixed-rail transit. A limited amount of vehicular access and parking will be maintained for emergency access or special conditions.

Redevelop Al Lang Field. Al Lang Field presents a great opportunity to make additional connections near and to the waterfront and to create a new multipurpose venue to host current and future community uses and events. The panel recommends turning Al Lang Field into a multipurpose venue that extends beyond Beach Drive one block to the south as a convertible street and to Second Street one block east as a convertible street. The panel also recommends that Second Avenue South be designed as a con-



Above: Highlighted in green are the two underused parking lots on the pier peninsula. They offer the potential for programming community events and activities, as well as possible space for relocating some events from Vinoy Park. In combination with the redesign of Bay Shore Drive, this area can provide the community with the type of event capacity that better orients citizens and visitors to the central waterfront. Mudwars (right) is a perfect example of how to create such activity.

vertible street to provide maximum flexibility in the use of the Al Lang Field area. Extend Second and Fourth avenues east to Bay Shore Drive to restore those connections to the waterfront. Fourth Avenue should be detailed as it is west of First Street with on-street parking. The parking lot, ten-plus acres, will be reclaimed to create more park space and a more multifunctional area for sports, art, music, culture, and markets. A large portion of the area could be used as parking when needed for large functions but not exist as a parking lot the many times it will be employed for other uses.

Add Museums. The museums are an important asset that draws people to the downtown waterfront, and as such, this use should be supported, encouraged, and expanded as needed. The panel identified two possible locations for additional museums, depending on the type, size, and timing of potential new developments. The Beach Drive extension creates a site at the northwest corner of First Avenue and First Street. The Fourth Avenue extension could support a site at the southeast corner of Fourth Avenue and First Street for this purpose.

Reimagine Williams Park. The panel supports the current concept to relocate the bus transfer from the perimeter of Williams Park to a new multimodal facility for better pedestrian access, comfort, and multiuse public space. A modest cleanup of the park will prepare it to host a new



music series or other events. For example, a portion of the Saturday Morning Market could be programmed for the park, similar to the farmers market in Madison, Wisconsin.

In addition, the city should consider incentives for redevelopment, including office and residential space to encourage 24-hour occupancy of the area, adding more tax revenue for maintenance, and hard (patrol) and soft (activity) security. Duke Energy's investment in Williams Park is significant in many ways. Duke Energy has much to gain by a strong and vibrant Williams Park and therefore should be encouraged to adopt the park by contributing employee time to lead and company money to fund improvements.

Program Events. Programming and events held on the waterfront draw people, create activity, and generate economic benefits. Given the current conflicts at Vinoy Park and the number and size of the events, both expected to grow, the panel is recommending moving larger (or louder) events (hosting more than 2,500 people) from Vinoy Park to the central district. The panel proposes the suggested medium-sized venue on the pier and a large venue on the reconfigured Al Lang Field site for this purpose. Similarly, the panel feels music and event programming should be extended into reimagined Williams Park—a beautiful space, with an amphitheater, newly connected by the fixed-rail transit.



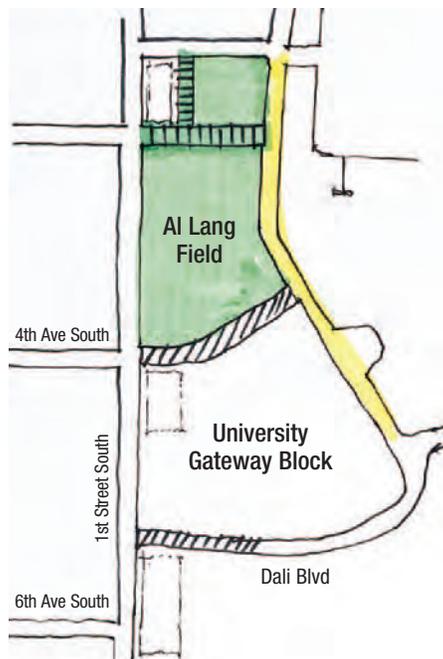
The geometry of Al Lang Field will allow its redevelopment as a multipurpose athletic field facility able to accommodate a variety of sports, including baseball, soccer, football, and lacrosse. The photograph shows a multiuse sports field organized for baseball with movable lights and fencing.

Focus on Family. The downtown and waterfront should provide more affordable activities and offerings for all residents and visitors, including young families. Food trucks, pop-up venues, and other recreation and retail services that cater to this part of the market should be encouraged to locate in the downtown and waterfront areas to increase the attraction and choices for all users.

Manage Stormwater. A best practices approach should be taken by all public and private activities on the waterfront and developed areas adjacent to the waterfront. These should include capturing and filtering runoff, reusing rainwater for irrigation, and increasing pervious surfaces in the park or parking areas whenever possible.



The farmers market in Madison, Wisconsin, shows how flexible programming can help enable Williams Park to become an active, usable space for the city to enjoy.



Increase Downtown Population and Economic Vitality

Retail/Service. Current downtown offerings reflect the market. Food, beverage, services, and specialty shops find a market downtown and in the waterfront, but the major, primary retail offerings will continue to develop elsewhere in the community. The downtown core is supported by a Publix supermarket, a strong indication of current conditions and future expectations for the housing market. This is a great amenity to attract more residents to the core.

Care should be taken to aggregate strong retail and restaurant offerings to create a lively street scene and synergy among uses. The collection on Beach Drive, and aggregation on Second Avenue and Central Avenue, together with the repositioned BayWalk will provide focused offerings that are more interesting and effectively clustered, rather than spread all across downtown.

Office. A limited amount of existing and new office users will add jobs, daytime activity, and vitality to the downtown. Efforts should be made to recruit employers, particularly those in the creative industries, to locate downtown. The

millennials and creative talent pool have shown they want to be downtown.

Housing. The city has seen the first and now second wave of the new demand for downtown housing. Although population growth in St. Petersburg has been flat, downtown population and household formation have been growing, reflecting a changing marketplace. New, growing demand exists for housing options to serve new smaller, one- and two-person households in a variety of new multi-family housing products and price ranges, from affordable flats for students and working people, to townhouses and larger flats for young professionals and empty nesters, to large, luxury lofts and condominiums for affluent residents and second-home visitors.



Mixed-use development with tall towers should provide an appropriate human-scale interface with the street.

The city should continue to encourage development of four- to six-story buildings with active ground floors to spread this residential market throughout the downtown. Doing so will have more impact than single large towers, while helping create more attractive, active, interesting frontages. The city should still permit single towers, but where possible, these buildings should have a more appropriate human-scale interface with the street.



A view of the Innovation District, including the University of South Florida St. Petersburg campus and the adjacent downtown.

South/Innovation District

The panel identified the South study area as having the greatest unrealized potential for diversification, additional jobs, housing, and economic vitality because of its current physical arrangements and poor connections between the downtown core and the waterfront. The panel recognizes that the hospitals, university, and research activities in this area are key drivers of the economy and the job base that will support the continued vitality of the downtown waterfront. In effect, recommendations refer to this area as the “Innovation District” with focus on supporting these major institutions with education-specific land uses. Appropriate changes that cater to the Innovation District by fusing the downtown core with the waterfront not only will benefit the surrounding waterfront neighborhoods, but also will serve the larger regional community with connections, access, lifelong learning, and support for an innovation-powered economy.

The panel proposes two strategies for integrating the Innovation District into the St. Petersburg downtown waterfront:

- University Gateway strategy; and
- Health, education, and research (HER) strategy.

University Gateway Strategy

USF is a big part of St. Petersburg’s future. The panel recommends the following land use accommodations to

physically connect and support future growth of the university as part of the Innovation District:

- **Gateway Block:** To create an essential gateway to the university that will help foster the university's growth, the panel proposes establishing a university frontage with presence on the east side of First Street South and south of Dali Boulevard. This involves realigning Dali Boulevard to create a rectangular parcel and identifying strategies to use the site that currently includes the terminal building. The panel recommendation allows options to infill or adaptively use the terminal and its surrounding site. In all scenarios, development on the gateway block will establish a view terminus where Sixth Ave South intersects First Street South.

- **Infill University Housing:** This will help support USF's goal of expanding campus housing so that 25 percent of the student population can live on campus. Not only will such action meet current and projected university housing demand for students, faculty, and staff, but it will bring additional residents to live in downtown St. Petersburg. Infill development as part of the University Gateway strategy allows locations at the northern edge of the campus to take best advantage of proximity to services, retail, and other downtown assets.

Health, Education, and Research (HER) Strategy

St. Petersburg can further benefit by adopting a HER strategy of "partnerships, parcels, and connections" whereby the city helps promote integration and partnership growth among many research, science, and technology entities and takes an active role in developing the HER cluster. The current group of potential HER partners includes the following:

- All Children's Hospital/Johns Hopkins Hospital;
- Bayfront Health St. Petersburg;
- University of South Florida St. Petersburg;
- Stanford Research Institute (SRI);
- Fish and Wildlife Research Institute (FWRI);

- Center for Ocean Technology (COT);
- Florida Institute of Oceanography (FIO);
- International Ocean Institute (IOI);
- USF College of Marine Science (CMS);
- United States Geological Survey (USGS);
- Tampa Bay Estuary Program (TBEP); and
- National Oceanic and Atmospheric Administration (NOAA).

Expanded Footprint. Second, the HER strategy requires providing opportunities for integrated land development or colocation that take advantage of the synergies among these uses and their missions as part of the Innovation District. Key to the development strategy in the South study area is a three-phase HER cluster footprint expansion.

- **Phase 1:** The panel supports efforts to decommission and demolish the southeast water reclamation plant. In the short term, use this site to provide temporary relocation sites for some airport hangars to free an equivalent site area on the north side of Eighth Avenue South. Second, accommodations for the HER cluster's growth can be facilitated by conveying or leasing land on an equivalent site area on the north side of Eighth Avenue South to one or more of the HER cluster partners for expansion or new HER uses.
- **Phase 2:** Phase 2 involves preparing to relocate and consolidate existing Coast Guard facilities. This can be achieved by relocating the U.S. Coast Guard from the north side of Bayboro Harbor and consolidating it with the Coast Guard's site on the south side of Bayboro.
- **Phase 3:** Last, the panel believes the long-term future of the former water reclamation site should be expanded HER uses, which creates a contiguous parcel for expansion of the waterfront portion of the HER cluster.

Connectivity and Livability Strategies. Last, the panel concluded that connectivity and livability strategies for the HER cluster are essential and should focus on comprehen-

sive access and mobility choices for HER employees and visitors to and from the region and local destinations and services. A variety of means should be introduced, including the following:

- *Walkable proximity* to proposed regional light rail, supported by streetscape and pedestrian safety improvements;
- *“Last-mile connections”* for access by non-single-occupancy vehicles via bike share, a new fixed-route north–south streetcar loop plus multimodal facility (to the north);
- *A comprehensive wayfinding program* of signage and online resources that improve access to Poynter Park and Lassing Park;
- *An employment program* aimed at attracting and retaining local talent from the nearby and greater South St. Petersburg community; and
- *An 18-hour neighborhood*, created by narrowly focused infill development consisting of ample housing and amenities suited to highly concentrated, yet mobile knowledge workers such as researchers and staff. Additional housing is needed throughout the cluster to meet both current and future housing demand, and a critical mass of neighborhood activity—the 18-hour neighborhood. The panel feels this goal can be best supported by including Bayboro Harbor itself, developing a living laboratory, including resilient live/work design among new housing options, attracting research talent, and showcasing the future focus of the HER cluster and the Innovation District.

To take greatest advantage of these combined opportunities, new partnerships and collaborative relationships among the city, the HER entities, and other community stakeholders will be necessary to realize this vision.



The Innovation District's University Gateway and HER strategies. The three phases of HER are labeled 1–3.

Implementation and Organizational Tools

THE URBAN LAND INSTITUTE HAS IDENTIFIED a number of projects and programs that should be undertaken if the potential of St. Petersburg's downtown waterfront is to be fully realized. Some are development projects, others are management programs; some are building related, others are public-space related; some are to be planned, others are to be implemented. The panel brings a multidisciplinary view to the study, with planning work anchored in market reality, and includes strategies to design, implement, finance, and govern.

Old Model versus New Model

In the past, traditional city departments have worked in informal partnerships with the private sector. Although one can look around the St. Petersburg downtown waterfront to see the impressive results of these informal partnerships, the future calls for more, and the public and private sectors in St. Petersburg must organize themselves to be able to conceive, manage, and complete these projects and programs. It will require focus, both financial and human resources, partnerships, and communication.

Old model	New model
City carries load	City shares load
Informal arrangements	Formal partnerships
Opportunistic work plans	Strategic work plans
Project-by-project funding	Reliable funding
20th-century organizational structure	21st-century organizational structures

Five Key Delivery Organizations

The panel strongly recommends a structure that calls for five different organizations working in a coordinated manner on projects and programs for waterfront improvement:

- The current city Division of Urban Planning and Historic Preservation within the Department of Planning and Economic Development, to work on planning initiatives;
- A new Downtown Development Corporation, which would be a city agency, to work on building physical projects and developments;
- The current St. Petersburg Area Chamber of Commerce, a private, not-for-profit corporation, to partner with the city on projects and programs primarily related to job retention and growth;
- A Downtown Business Improvement District (BID), a private, not-for-profit corporation, to partner with the city on programs to create a clean, safe, friendly, well-designed, and well-promoted downtown; and
- A Waterfront Parks Conservancy, a private, not-for-profit corporation, to partner with the city on all initiatives within the downtown waterfront parks.

Of course, current city departments, such as parks, transportation, and police, would continue to offer services downtown as well as throughout the city.

Division of Urban Planning and Historic Preservation

The Division of Urban Planning and Historic Preservation's role should be producing plans. The division should coordinate the Waterfront Master Plan in concert with other major partners and community stakeholders. Several major projects and programs, many recommended in this report, will grow out of the Waterfront Master Plan. Rather than take on all initiatives itself, the city should request partners to share the load in leading implementation efforts. The Division of Urban Planning should prepare itself to immediately undertake some initiatives arising from the Waterfront Master Plan, most appropriately two subarea

planning efforts: planning connections between the waterfront and the downtown core (along Central Avenue and parallel corridors) and planning the Innovation District.

Downtown Development Corporation

The city should consider creating a Downtown Development Corporation to focus on successfully delivering major physical development projects, modifying community redevelopment areas. The Downtown Development Corporation is a public/private partnership with a board of directors consisting of both public and private officials and a professional staff experienced at developing major projects. In addition to developing plans, it is charged with high and consistent levels of communication with various stakeholder groups.

The Downtown Development Corporation should be patterned after such entities in Fort Lauderdale, Jacksonville, Miami, and Orlando. Within the downtown waterfront study area, immediate projects could include development of and around the pier, redevelopment of the Al Lang Field site, reconstruction of Bay Shore Drive into a convertible fixed-rail transit connection, and the University Gateway project.

St. Petersburg Area Chamber of Commerce

The city should request the current chamber of commerce to lead economically based planning and implementation efforts that arise from needs identified in the Waterfront Master Plan, with a focus on jobs. Such anticipated efforts would include an economic study of the Innovation District and collaborative studies with hospitals and universities on the airport and port. Last, the chamber should continue to restart and invigorate its economic development role in attracting and retaining major employers to the downtown area.

Downtown Business Improvement District

The current St. Petersburg Downtown Partnership should create a BID to provide stable, substantial funding for its work program. The BID's focus should shift from special projects to the comprehensive management and marketing of the downtown area. The Downtown Partnership already has a history of success in pursuing special projects and

is proud of being “lean and mean.” However, the lack of downtown management (programs to ensure that downtown is “clean, safe and friendly”) has left a significant gap in the provision of services to help make downtown St. Petersburg a world-class place.

The Downtown BID should be patterned after BIDs in coastal communities, such as Downtown Pasadena and Santa Monica, the Waikiki area of Honolulu, and other downtown BIDs in such cities as Birmingham, Charlotte, Chattanooga, Nashville, Norfolk, New Orleans, Raleigh, and Richmond. The city should request that the reimagined partnership, funded through a BID, tackle such programs as developing a brand for downtown, updating the way-finding signage program, and improving Williams Park.

Waterfront Parks Conservancy

The current Waterfront Parks Foundation represents an exciting, collaborative means of assisting the Department of Parks and Recreation in developing and managing world-class parks along the waterfront. The foundation should consider evolving into a Waterfront Parks Conservancy, moving from an organization that raises money for the parks to one that provides comprehensive management services. The Waterfront Master Plan undoubtedly will identify a number of projects and programs that need to be undertaken to improve the waterfront parks: increasing annual plantings, restoring beaches, improving access to the water, restoring watercraft rentals, and expanding public art come readily to mind. A Waterfront Parks Conservancy, a public/private partnership, would allow these initiatives to occur in innovative ways, leaving the Department of Parks and Recreation to focus on providing maintenance of parks acreage. The conservancy could be patterned after parks conservancies in Charleston, Cleveland, Jersey City, and Louisville.

Master Plan

The panel feels current processes for developing projects on city-owned property have proved to be problematic and broken. A little more than a month ago, several months—if not years—of planning efforts for the St. Petersburg Pier

ended with a 63 percent to 37 percent vote of residents, ordering the city to terminate its design contract to redevelop the pier. The referendum represented the latest in a series of planning efforts where voters have expressed displeasure, the panel would assert, over not only a proposed project but also the process through which it was developed.

Community planning efforts by their very nature are messy and difficult—even more messy and difficult when they involve the sort of “sacred space” represented by the St. Petersburg downtown waterfront. Conflict between stakeholder groups during the planning process for the St. Petersburg waterfront not only is inevitable, but also is to be encouraged. Many trade-offs occur and many balances are struck—between residents and tourists, pedestrian access and automobile access, special event noise and residential peace and quiet, needs of seniors and needs of millennials—all while remembering the past and positioning St. Petersburg for the future.

The upcoming downtown Waterfront Master Plan, commissioned by the voters of St. Petersburg, represents an exciting opportunity for the community to engage in a new planning paradigm. The scope of the Waterfront Master Plan is ambitious but appropriate. The panel suggests a process with the following features:

- All-star teams of consultants broken down into task forces based on expertise not only at master planning but also its individual components, including economics, parks, transportation, airports and ports, universities and hospitals, marine sciences, and especially, community involvement. Task forces and community meetings



are also encouraged to keep residents informed and facilitate dialogue with the community throughout the planning process.

- Wide use of community meetings and task forces, news media and social media, and one-on-one meetings with likely opponents for comprehensive communication.
- Acknowledgment that those who have blocked initiatives in the past are likely to block them in the future and that they require special attention.
- Understanding that the referendum process requires large amounts of intelligent public communication and the identification of advocacy groups.
- Understanding that the downtown Waterfront Master Plan process is the beginning, not the end, of the planning process and that the groups identified here should be called upon to partner with the city on shepherding these efforts.

Linking Downtown to the Waterfront

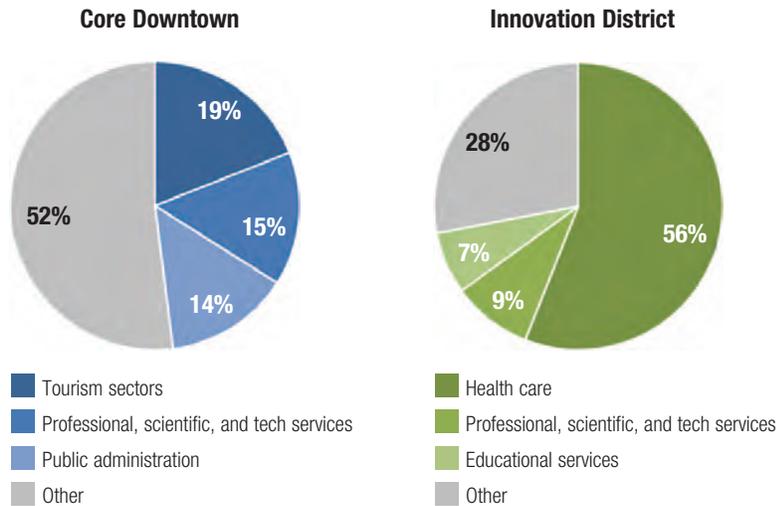
The relationship between downtown and the waterfront should not be underestimated. The panel strongly agrees that a link from the downtown economic engine to the downtown waterfront is essential for both to prosper. Because doing so is critical, the panel feels this link should be an integral part of any new master plan:

- Downtown can take pressure off open spaces by discouraging parking and vehicular uses on the waterfront.
- The waterfront can serve as a gathering place for small to large events supporting downtown businesses.
- Improved connectivity east to west and north to south will create opportunities for new investment and growth for both downtown and the waterfront.

To strike this balance, special attention should be given to coordinating transit, event planning, management, and

An icon from St. Petersburg's past, the green benches serve as a metaphor for the importance of the waterfront—a treasured asset that encourages community interaction and civic engagement.

Jobs by Sector in the Core Downtown and Innovation District



As complementary economic engines in the study area, any future plans must better address the necessary link between the Innovation District, core downtown, and the downtown waterfront.

maintenance between private investment and support services downtown. To foster these new market-driven links, the appeal of the waterfront should be complemented by private investment focused on urban-density housing, intensive office use, and new retail offerings. Support services should include parking, transit, and pedestrian links; auxiliary event spaces; and creating new markets downtown: enhanced waterfront, active marina uses, weekday and weekend events, entertainment, arts and culture, and a mix of recreation uses.

Supporting Downtown Waterfront: Management, Maintenance, and Improvements

To ensure the downtown waterfront is not only accessible but also a desirable attraction for locals and visitors alike, a Downtown Waterfront Enterprise Fund must be established. Enforcement should come from the newly minted conservancy. The fund should cover the following:

- In-town tax increment financing (TIF) with 2013–2025 development activity;
- BID for downtown and waterfront;
- Project and plan governmental partnerships (county, state, and federal);



- Event revenues; and
- Parking revenues.

Tax Increment Strategy

The downtown waterfront has a strong and growing tax base. New development coming to the downtown core should provide new resources to help the city implement its ambitious goals for the waterfront and wider community. The city should extend the downtown as appropriate to capture new revenues to support implementation of the goals and priorities established by the community. Many of the panel’s recommendations could and should be financed with TIF proceeds, but not all TIF proceeds should be directed to large projects. Small improvements are also important, often benefiting from leveraged financing. To the extent possible, the city should revisit the \$50 million public financing for rebuilding of the pier to ensure public dollars are used for top-priority projects such as those proposed by the panel and future projects that reflect the wants and needs of the community.

Conclusion

THE DOWNTOWN WATERFRONT has a qualitative and quantitative impact that is regional in nature. In effect, this unique space along the waterfront, if positioned carefully, will drive investment decisions and population growth and help contribute to St. Petersburg's overall quality of life for future generations. It is an integral part of the community growth engine.

Clearly, the downtown waterfront's primary function is as a one-of-a-kind, active multipurpose recreation, event, education, arts and culture place. St. Petersburg has done an excellent job establishing the waterfront with diverse assets that capture the market's attention regardless of household type, income, or age. This broad appeal provides St. Petersburg with a competitive advantage that enables it to invest and grow in a world-class region and state.

To take full advantage of this opportunity, the St. Petersburg community must focus on the following:

- Continue to protect the waterfront from exclusive private development initiatives such as housing, larger retail projects, and the like.
- Provide ongoing assessment and programming for the waterfront's public spaces in a manner that serves the community, to better accommodate its ever-changing recreational and social needs.
- Encourage appropriate change by treating the waterfront as a living, evolving organism that responds to growth and change in the larger environment: it is not an asset just requiring another roadway, utility, or piece of playground equipment. The public and its leadership, knowing that private development and noninclusive land uses are nonstarters, should allow changes in land configuration and uses in the best interest of the

long-term well-being of the waterfront. Uses that clearly made sense 50–100 years ago should be revisited and new uses considered that will serve future residents and visitors for another five to ten decades. Change should be carefully deliberated and implemented. The question that should always be put forth is whether the change serves the broader community and improves the quality of life for St. Petersburg residents.

- Create a robust set of funding mechanisms that ensure the waterfront is maintained as a first-class asset. Currently, funding sources are limited. New funding sources should be developed, thus taking pressure off of the city's General Fund while simultaneously improving delivery in both the asset maintenance and management areas.
- Understand the downtown waterfront must be someone's or some entity's number-one priority—whether the task is guaranteeing pristine open space or providing unique and relevant cultural, arts, and education offerings to the community. The waterfront is a complex public enterprise with its museums, public facilities, varied open spaces, and water features. As such, it needs leadership and an organizational structure designed by the community to ensure that the waterfront is protected and valued, managed, and fully activated for public enjoyment. St. Petersburg must organize itself to ensure focus and accountability for a first-class, well-run multi-purpose public asset.

The St. Petersburg community is to be commended for its foresight in establishing a unique downtown waterfront and gathering place that is one the country's most unusual. The public's interest, not private interests, has been dutifully served by protecting this important asset. This public stewardship will allow this special place to have a future

that one can only begin to imagine. The waterfront has the ability to expand its arts and cultural offerings, attracting visitors from around the globe, while continuing to appeal to sailors, master swimmers, and the casual walker, jogger, and bicycle enthusiast. Better still, the waterfront has the rare opportunity to be a hub for cutting-edge research and lifelong learning—from preserving oceans to creating the latest medical technologies. The downtown waterfront is seven miles of truly amazing space.

About the Panel

Mike Higbee

*Panel Chair
Indianapolis, Indiana*

Higbee is the managing director of Indianapolis-based DC Development Group, the development wing of Development Concepts Inc., a planning and development consulting services organization founded in 1991. Higbee has worn many hats, including that of project leader, consultant, and instructor. However, he has always remained true to the cornerstone of his expertise, which is conceptualizing development and seeing it through to construction completion.

He has designed and developed numerous successful projects focused on urban environments, such as Avondale Meadows and Martindale on the Monon. A current development project he is now involved with in Indianapolis is the 150-acre site of the former Central State Mental Hospital. The Central State project will incorporate mixed-use development with strong cultural and ethnic themes.

In his work as a consultant, Higbee has used his experience to help create plans and developments that have benefited cities across the country, including the Waukegan Lakefront/Downtown Master Plan, Rockville Town Center Master Plan, Downtown Durham Master Plan, and the West Lafayette, Indiana Wabash Landing Development Project. He has also done consulting work in the United Arab Emirates assisting development companies in structuring development programs for large undeveloped land parcels.

Before forming Development Concepts, Higbee served as the director of Metropolitan Development, one of six departments within the Indianapolis–Marion County consolidated government. During his time with the city of Indianapolis, his department was responsible for the city's economic development and affordable housing initiatives. Some of the

premier projects he facilitated for the city were the Circle Centre Mall development, the Lower Canal Improvement Project, and the negotiations for the United Airlines Maintenance Facility at Indianapolis International Airport.

Stephen M. Antupit

Seattle, Washington

Fish to Water partner Antupit serves as a strategic brand adviser, tactical urbanist, and community connector on projects for people (and places) natural to the urban environment.

Antupit's extensive experience in complex urban design, master planning, and public/private partnerships (including the creation of mixed-income transit communities) is highly respected. His consulting expertise in green infrastructure and smart growth policy helps fuel the Seattle-based firm's strategic visioning and brand development practice.

Known for his passionate ability to make friends in service of an idea, Antupit is a creative force when it comes to crafting "fun with a purpose" campaigns. In all cases, his unwavering goal is the creation of socially equitable, sustainable, and economically thriving communities.

Previously, Antupit led green urbanism and strategic brand efforts at Mithun. Antupit was a founding member of CityLab7, an innovative do-tank committed to connecting people and ideas through tactical urbanism. At the Seattle Housing Authority he served as housing development manager. As a strategic adviser at the city of Seattle, Antupit created and led its transit community planning and mixed-income redevelopment teams.

Antupit holds a master's degree in urban design from the University of Washington and is a graduate of Colorado College.

Tom Gardner

Denver, Colorado

Gardner is a registered landscape architect and urban designer with 15 years of experience. He has worked as lead designer or project manager, directing multidisciplinary teams through the design and construction process on a variety of project types, including urban parks, transit-oriented developments, retail destinations, urban streetscapes, and resort hotels.

He has a comprehensive understanding for regional context, environment, and cultural surroundings and their influences on design. Gardner is currently working on his master's degree in urban design at the University of Colorado at Denver where he is focusing on transit and mixed-use designs as well as urban infill-type developments.

Gardner is a senior associate with RNL Design, a design firm that believes innovation is the minimum metric by which its work should be judged. RNL Design is committed to work toward environmental solutions that uplift spirit and improve the planet.

David Gazek

La Selva Beach, California

Gazek has over 20 years of experience in commercial, residential, and mixed-use real estate for land development, redevelopment, corporate facilities, and the turnaround of distressed assets, involving mid- and high-rise, podium, and garden construction. He is an accomplished team leader, negotiator, creative problem solver, and consensus builder, especially in the areas of strategic planning, public/private partnerships, and development management, and has a strong client/customer focus.

Currently a real estate and organizational development consultant, Gazek serves as a real estate adviser and management consultant. Most recently, he was a principal with AECOM, where he led the Real Estate Advisory Group in the western United States. Before that he was senior vice president with Federal Development, where he man-

aged the master planning, design, market and financial feasibility, and entitlements for a 340-acre, mixed-use resort on the Monterey Peninsula in California as part of the conversion of the former Fort Ord Army Base. Gazek was also senior vice president with AIMCO, where he led the development and redevelopment of apartments in the western United States (conventional and affordable), consisting of more than 10,000 units and a construction value of nearly \$700 million.

Earlier, he was a corporate real estate and workplace consultant with Sun Microsystems, engaged in portfolio planning and change management for over 6 million square feet of office space. He was also a housing development consultant with the University of California, Santa Cruz, where he helped facilitate the successful implementation of a public/private partnership to develop on-campus faculty housing.

From 1996 to 2000, Gazek was director of downtown development for the Redevelopment Agency of the city of San Jose, where he managed the division responsible for negotiating development agreements, government approvals, construction oversight, asset management, and the stewardship of several downtown programs for parking, seismic retrofits, storefront renovation, and grants for housing and commercial improvements. His team delivered over \$400 million of office, residential, retail, and hotel projects through the successful negotiation and implementation of public/private partnerships with developers and corporations.

He was also a partner with the Ratkovich Company and a development manager with Transpacific Development Company, managing the redevelopment of Cerritos Town Center in Cerritos, California; the redevelopment of the historic Chapman Market in Los Angeles; and the development of the headquarters for the Fashion Institute of Technology, also in Los Angeles. Before becoming a developer, Gazek was an urban planner and urban designer with Archisystems, William Pereira, and Gruen Associates.

He has presented at Urban Land Institute and International Council of Shopping Centers meetings and conferences and has been an instructor of urban design and planning

at the University of Southern California and the Southern California Institute of Architecture.

Michael Lander

Minneapolis, Minnesota

Lander is founder and president of Lander Group. He incorporated the company in 1984 in California and has since been active in the planning, design, and development of commercial, residential, and mixed-use real estate projects in California, North Dakota, Minnesota, and Iowa. His experience includes land acquisition, market research, land planning and architectural design, structuring and securing public and private financing, marketing (leasing and sales), partnership formation, property management, and overall development and coordination.

Since relocating to Minneapolis in 1990, the Lander Group, alone and in partnerships with other firms, has developed and sold many successful infill residential projects and completed substantial renovations of mixed-use commercial buildings. As a partner in the urban design firm Town Planning Collaborative, Lander helped create the award-winning plan for St. Louis Park's new town center and an acclaimed design charrette for Minneapolis's Uptown district.

Lander is a member of the Urban Land Institute, the Congress of the New Urbanism, the Minnesota Multi-Housing Association, and the Minnesota chapter of the American Institute of Architects and serves on the public policy committee of the Builders' Association of the Twin Cities. He is a licensed real estate broker and general contractor in Minnesota and holds the Certified Commercial Investment Member (CCIM) designation from the National Association of Realtors. He is a past president of the Minnesota/South Dakota CCIM chapter. Lander currently serves on the national steering committee of LOCUS.

A native of Grand Forks, North Dakota, Lander studied liberal arts at Arizona State University and the University of the Pacific in Stockton, California.

Richard Reinhard

Washington, D.C.

Reinhard is deputy executive director for the Downtown DC Business Improvement District, a nonprofit organization that works to create a remarkable urban experience in the heart of our nation's capital. The Downtown BID is funded through a special district, within which property owners tax themselves and govern how the money is spent to improve the one-square-mile BID area, which has grown from a federal office precinct to a 24/7 activity hub over the decade and a half that the Downtown BID has been in existence.

Reinhard has spent more than two decades on the improvement of cities. He directed the Infrastructure Initiative at the Urban Land Institute. He has managed urban revitalization organizations in Richmond, Buffalo, Atlanta, and Londonderry, Northern Ireland. He served as chief of staff to the mayor of Buffalo and chief operating officer of a Toronto-based real estate development corporation. He began his career as a newspaper reporter in his hometown of Syracuse, New York.

As an adjunct faculty member, Reinhard has taught planning and policy at the University at Buffalo, Emory University, Georgia State University, the University of Ulster, and Virginia Tech's National Capital Campus.

He has a bachelor's degree from the College of William and Mary and a master's degree from Rice University. He was a Loeb Fellow in Advanced Environmental Studies at the Harvard University Graduate School of Design.

Kathleen Rose

Davidson, North Carolina

Rose is president and chief executive officer of Rose and Associates Southeast Inc. She combined decades of experience as a development expert and real estate analyst to build a unique consulting practice that assists public and private sector clients. She has managed the analysis, planning, development, and marketing of a variety of retail, industrial, hotel, office, and mixed-use projects throughout the eastern United States.

She holds the CCIM designation of the Commercial Investment Real Estate Institute of the National Association of Realtors. After receiving the designation in 1989, she went on to serve on the institute's faculty and as chair on a number of regional and national executive committees. Rose also holds the designation of Counselor of Real Estate (CRE) of the National Association of Realtors. The CRE credential is awarded only to those individuals who are invited by their peers as established consultants into the membership of the Counselors of Real Estate. She is also a member of the International Economic Development Council, which confers the Certified Economic Developer Designation and is pending certification. She is also a member of the International City/Council Management Association and its affiliate the Alliance for Innovation.

Rose has authored a number of articles for a wide variety of industry trade publications covering topics including retail, development, urban planning, economic development, and related subjects. She is also often asked to speak to a wide variety of audiences on these topics. Her work in real estate and community and economic development has resulted in her recognition by *Business Today* as a top businesswoman in the Lake Norman region in 2010 and by the *Charlotte Business Journal* as among the top 25 businesswomen in 2011.

To provide living models and case studies for the firm's work, Rose is also managing partner of Urban Organic I LLC, a property company that developed South Main Square in downtown Davidson, North Carolina, a mixed-use revitalization project that was the catalyst for forming the arts district in the South Main Street corridor. Her most recent endeavor is the creation of PiES—the Project for Innovation, Energy and Sustainability, a green industries incubator to serve as a public/private partnership model for community entrepreneurial development. PiES was nominated in 2011 for the Sustainability Award.

Rob Wolcheski

Washington, D.C.

Wolcheski brings more than ten years of real estate and economic development experience to HR&A Advisors Inc.,

specializing in mixed-use market analysis, transactional financial modeling, and public finance strategy.

In Washington, D.C., Wolcheski has advised public and private clients on the economics of major public/private development initiatives. He advised the District of Columbia in the review and selection of developer proposals for complex mixed-use projects, including McMillan Reservoir and the Fifth and Eye site in the Mount Vernon Triangle neighborhood. He also served as an economic adviser to a development team responding to the District's request for proposals for the redevelopment of Hine Junior High School on Capitol Hill. Outside the District of Columbia, he has led feasibility analyses and public finance strategies in support of transit-oriented development and urban redevelopment projects in cities such as Raleigh, North Carolina; Pittsburgh, Pennsylvania; West Palm Beach, Florida; and Blacksburg, Virginia.

Wolcheski has also supported retail revitalization plans in cities across the United States, including Austin, Texas; Burlington, Vermont; and Lower Manhattan, New York City. In addition to market research and consumer analysis, his work on these plans included long-term development strategies with respect to infill development opportunities and tenant recruitment recommendations.

Before joining HR&A, Wolcheski was a director at the Eisen Group, a boutique real estate development consulting firm based in Washington, D.C. He managed all aspects of market analysis, financial modeling, and deal structuring for mixed-use and residential development projects throughout the District of Columbia region. Previously he worked as the finance manager in the Office of Real Estate at the George Washington University and as a project manager at Economics Research Associates.

Wolcheski holds a BS in economics from the George Washington University and is actively involved in the District of Columbia chapter of the Urban Land Institute.

A ULI Advisory Services Panel Report



1025 Thomas Jefferson Street, NW
Suite 500 West
Washington, DC 20007-5201

 Printed on recycled paper.

MEMORANDUM

City of St. Petersburg, City Council Meeting
March 20, 2014

TO: The Honorable Bill Dudley, Chair, and St. Petersburg City Council

FROM: Dave Goodwin, Planning and Economic Development Director 

SUBJECT: Ranking of Downtown Waterfront Master Plan RFQ Respondents

The Planning and Economic Development Department (“Department”) issued a Request for Qualifications (“RFQ”) for a Downtown Waterfront Master Plan on December 6, 2013. The Department received eighteen (18) statements of qualifications in response to the RFQ by the January 17, 2014 deadline.

The Selection Committee met on February 12, 2014 to discuss the statements of qualifications and shortlisted to seven (7) firms. The Selection Committee is comprised of seven persons, five City Staff; Michael Connors, Public Works Administrator, Chair, Joe Kubicki, Transportation and Parking Management Director, Mike Jefferis, Parks and Recreation Director, Derek Kilborn, Urban Planning and Historic Preservation Manager, and Sharon Heal-Eichler, Senior Capital Improvements Coordinator and two non-staff members; Susan Jezek, Executive Director ULI Tampa Bay and Ross Preville, Chamber Downtown Waterfront Master Plan Task Force Chair. The seven (7) shortlisted firms were (1) AECOM, (2) Houseal Lavigne Associates, (3) Ecology and Environment, Inc., (4) Dover, Kohl & Partners, (5) EDSA, (6) Wallace, Roberts & Todd, LLC and (7) Renaissance Planning Group.

On February 28, 2014, the seven (7) shortlisted firms made presentations to the Selection Committee. Based on the presentations, deliberations and the RFQ materials submitted by the seven (7) shortlisted firms, the Selection Committee ranked AECOM the highest followed by Houseal Lavigne Associates, and Ecology and Environment, Inc.

The Selection Committee has completed its duties as set forth in the RFQ and recommends that City Council acknowledge receipt of its ranking and authorize the Mayor, or his designee, to negotiate an agreement with AECOM, the first ranked firm, to prepare the downtown waterfront master plan. Please note that, a mutually agreed upon agreement between the City of St. Petersburg (“City”) and AECOM is subject to approval by City Council. Administration intends to present the proposed final agreement to City Council at its April 17 or May 1, 2014 meeting. In addition, based on feedback from Council at the March 13, 2014, Council Workshop, Administration will review the draft final agreement, with scope and cost options, with Council prior to requesting approval of the agreement.

Finally, administration requests that if the City and AECOM cannot agree on all the material terms of the agreement that it may terminate negotiations with AECOM and report back to City Council to obtain direction on whether to commence negotiations with Houseal Lavigne Associates, the second ranked firm.

Attachment: Resolution

RESOLUTION NO. _____

A RESOLUTION ACKNOWLEDGING RECEIPT OF THE SELECTION COMMITTEE'S RANKING FOR A CONSULTANT FOR THE DOWNTOWN WATERFRONT MASTER PLAN; AUTHORIZING THE MAYOR OR HIS DESIGNEE TO NEGOTIATE AN AGREEMENT WITH THE FIRST RANKED FIRM, WHICH AGREEMENT IS SUBJECT TO CITY COUNCIL APPROVAL; PROVIDING THAT ADMINISTRATION MAY TERMINATE NEGOTIATIONS WITH THE FIRST RANKED FIRM AND REPORT TO CITY COUNCIL IF THE PARTIES CANNOT REACH AN AGREEMENT ON THE MATERIAL TERMS OF THE AGREEMENT; FINDING THAT THE SELECTION COMMITTEE HAS COMPLETED ITS DUTIES AND IS THEREFORE DISSOLVED; AND PROVIDING AN EFFECTIVE DATE.

WHEREAS, the Planning and Economic Development Department issued a Request For Qualifications ("RFQ") for a Downtown Waterfront Master Plan on December 6, 2013; and

WHEREAS, the Planning and Economic Development Department received eighteen (18) statements of qualifications in response to the RFQ; and

WHEREAS, the Selection Committee met on February 12, 2014 to discuss the statements of qualifications and shortlisted to seven (7) firms; and

WHEREAS, the seven (7) shortlisted firms were (1) AECOM, (2) Houseal Lavigne Associates, (3) Ecology and Environment, Inc., (4) Dover, Kohl & Partners, (5) EDSA, (6) Wallace, Roberts & Todd, LLC and (7) Renaissance Planning Group; and

WHEREAS, on February 28, 2014, the seven (7) shortlisted firms made presentations to the Selection Committee; and

WHEREAS, based on the presentations, deliberations and the RFQ materials submitted by the seven (7) shortlisted firms, the Selection Committee ranked AECOM the highest followed by Houseal Lavigne Associates, and Ecology and Environment, Inc.; and

WHEREAS, the Selection Committee has completed its duties as set forth in the RFQ and recommends City Council acknowledge receipt of its ranking and authorize the negotiation of an agreement with AECOM, the first ranked firm.

NOW THEREFORE BE IT RESOLVED by the City Council of the City of St. Petersburg, Florida, that receipt of Selection Committee's ranking for a consultant to prepare the downtown waterfront master plan, which is attached to this Resolution, is hereby acknowledged.

BE IT FURTHER RESOLVED that the Mayor or his designee is authorized to negotiate an agreement ("Agreement") with AECOM, the first ranked firm.

BE IT FURTHER RESOLVED that the mutually agreed upon Agreement between the City of St. Petersburg, Florida ("City") and AECOM is subject to approval by City Council.

BE IT FURTHER RESOLVED that if the City and AECOM cannot reach an agreement on all the material terms of the Agreement, Administration may terminate negotiations with AECOM and report back to this City Council to obtain direction on whether to commence negotiations with Houseal Lavigne Associates, the second ranked firm.

BE IT FURTHER RESOLVED that City Council finds that the Selection Committee has completed its duties as set forth in the RFQ and is therefore dissolved.

This resolution shall become effective immediately upon its adoption.

Approved by:



Macall Dyer
Assistant City Attorney
VI -190017

RANKING OF SELECTION COMMITTEE

1. AECOM
2. HOUSEAL LAVIGNE ASSOCIATES
3. ECOLOGY AND ENVIRONMENT, INC.

ST. PETERSBURG CITY COUNCIL

Meeting of March 20, 2014

TO: The Honorable Bill Dudley, Chair and Members of City Council
FROM: Rick Kriseman, Mayor 
SUBJECT: Conveyance of Pasadena Women's Club property to the City

PRESENT SITUATION

Real Estate and Property Management received a letter from The Pasadena Women's Club, Inc., a Florida non profit corporation ("PWC"), offering to convey its club house property located at 1 Sunset Drive South, St. Petersburg, to the City of St. Petersburg ("City"). PWC has experienced increasing operational costs on its property while at the same time seeing a continuing decrease in its membership and membership participation over the last several years. This economic stress has manifested itself to where PWC is implementing a plan to disband its organization which has been in existence for over 92 years. As part of this process, the members of PWC voted unanimously to convey its property to the City to be used for civic/park purpose. The PWC property is located on the waterfront of Boca Ciega Bay and abuts the City's waterfront portion of Sunset Park.

The subject property is shown in the attached Map and identified as follows:

Address: 1 Sunset Drive South, St. Petersburg 33707
Tax ID: 19/31/16/00000/230/0100
Legal: BEGINNING WHERE THE SOUTH LINE OF CENTRAL AVENUE, IF EXTENDED WOULD INTERSECT WITH THE SEAWALL FOR A POINT OF BEGINNING, RUNNING SOUTHERLY ALONG THE SEAWALL FOR 75 FEET; THENCE NORTHERLY ALONG THE WEST LINE OF BEACH DRIVE TO THE INTERSECTION WITH SOUTH LINE OF CENTRAL AVENUE, IF EXTENDED; THENCE WEST ALONG THE SOUTH LINE OF CENTRAL AVENUE TO THE POINT OF BEGINNING.

The lot dimensions are ±60 feet x 75 feet for a lot area of ±4,500 square feet. The property is zoned NSE (Neighborhood Suburban Estate).

The acquisition of the PWC property will extend the City's existing waterfront parkland. In consideration of the conveyance of the property for the nominal payment of \$500, the agreement provides for the deed to contain a restriction that *"the Property shall be used for park purposes only."* Further, the City will install a plaque or monument on the property acknowledging the conveyance of the property by PWC after its ±90 year presence and service to the community on the site.

BACKGROUND & HISTORY

The PWC was originally organized by thirteen (13) women of the Davista community who met at the home of Mr. Charles Taylor on Friday, January 13, 1922, as the "Davista Women's Club." According to newspaper archives from the Evening Independent, the club, whose objective was to foster social activity and to promote civic improvement in the community, grew to forty-one (41) members by the end of 1922. On September 14, 1922, public records indicate that Geo C. Allen and Mary M. Allen conveyed property on Boca Ciega Bay opposite Sunset Park to Charles F. Taylor, Edward E. Hanna, Otto Zimmerman, Trustees for the Women's Club of Davista, upon which the clubhouse was built and opened for use in 1923 enabling the PWC to be the first women's club in St. Petersburg to own its own clubhouse. Concurrently, the Pasadena community was also growing and the generosity of the members of the community was of great assistance to the young club as influential community leaders and members such as Mrs. Robert Fulton donated the use of the Sunset Inn for card parties and Mrs. Al Lang secured the use of the Jungle Club for the women's club building fund raising efforts. Additionally the club received financial support from area businesses including the Walter P. Fuller Corporation. For this community support, the ladies thought the name of the club should be changed from Davista Women's Club to Pasadena Women's Club which was accomplished with the incorporation of The Pasadena Women's Club, Inc. in 1924 and the conveyance of the property from the trustees to the corporate entity.

As early as 1926, the PWC was quite active and making donations to the Salvation Army, Jacksonville Orphanage, Mercy Hospital and Mound Park Hospital, in addition to, assisting the American Legion Hospital for Crippled Children. In the 1930's, PWC was also furnishing books for the Pasadena School library and providing scholarships to Pasadena children. Other organizations that benefited from the dedicated members of the PWC included the Crippled Children's Hospital, Needlework Guild, Empty Stocking Fund, Katherine Payne Beach Home for Convalescent Children, County Welfare Association, Red Cross, Tuberculosis Association and Faith Mission. According to a December 17, 1950 Evening Independent article, the PWC membership had grown to 120 members including many names notable in the city of St. Petersburg and was a strong influence in the Pasadena community of St. Petersburg as its mission continued to attract many residents to the area as the club proudly served its motto of *"To think only for the best; to work only for the best and to expect only the best."* In addition to PWC's civic involvement and charitable work over the years, the ladies have enjoyed many picnics, dances, luncheons, potluck dinners, bridge games, teas and music programs at the clubhouse.

PWC continued to serve the community through scholarships and fundraising events benefiting abused children and family charitable organizations, even through its years of declining membership. One of its main causes has been to support The Sallie House, which provides a safe haven for children who have been removed from their homes because of abuse, neglect or abandonment. The members of the PWC have served its community with a proud heritage, and irreplaceable personal investment, and have left an indelible print on the success of many in the City of St. Petersburg leaving a legacy that will be difficult to match by any other civic organization.

ANALYSIS

While the property is small in size, it is immeasurable in value as it complements the City-owned Sunset Park which effectively surrounds this property. The generosity of the PWC in conveying this waterfront asset to the City will ensure public use for future generations as the property will, upon conveyance, be protected by the Park and Waterfront Property provisions of the City charter as waterfront property. Leisure Services Administration has viewed the property and concurs with the acquisition of the property under the terms of the agreement.

RECOMMENDATION: Administration recommends that City Council adopt the attached resolution to purchase an improved property located at 1 Sunset Drive South, St. Petersburg, from The Pasadena Women’s Club, Inc., for the sum of \$500; and to pay closing related costs not to exceed \$1,700; and to execute all documents necessary to effectuate same; and providing an effective date.

COST/FUNDING/ASSESSMENT INFORMATION: Funds are available in Parks and Recreation Department Administration Fund: 0001, Agency/Organization: 190/1573.

ATTACHMENTS: Offer Letter, Aerial, Photo and Resolution

Legal: 00189861.doc V. 1

PASADENA WOMEN'S CLUB
1 Sunset Drive South
St. Petersburg, Florida 33707



January 23, 2014

Mr. Bruce E. Grimes, Director
Real Estate & Property Management
City of St. Petersburg
P.O. Box 2842
St. Petersburg, FL 33731-2842

Dear Mr. Grimes:

Our club has come upon hard times lately due to decreasing membership. We do not have the funds necessary to fully keep up with the utilities, insurance, repairs and unforeseen expenses that we incur on a yearly basis.

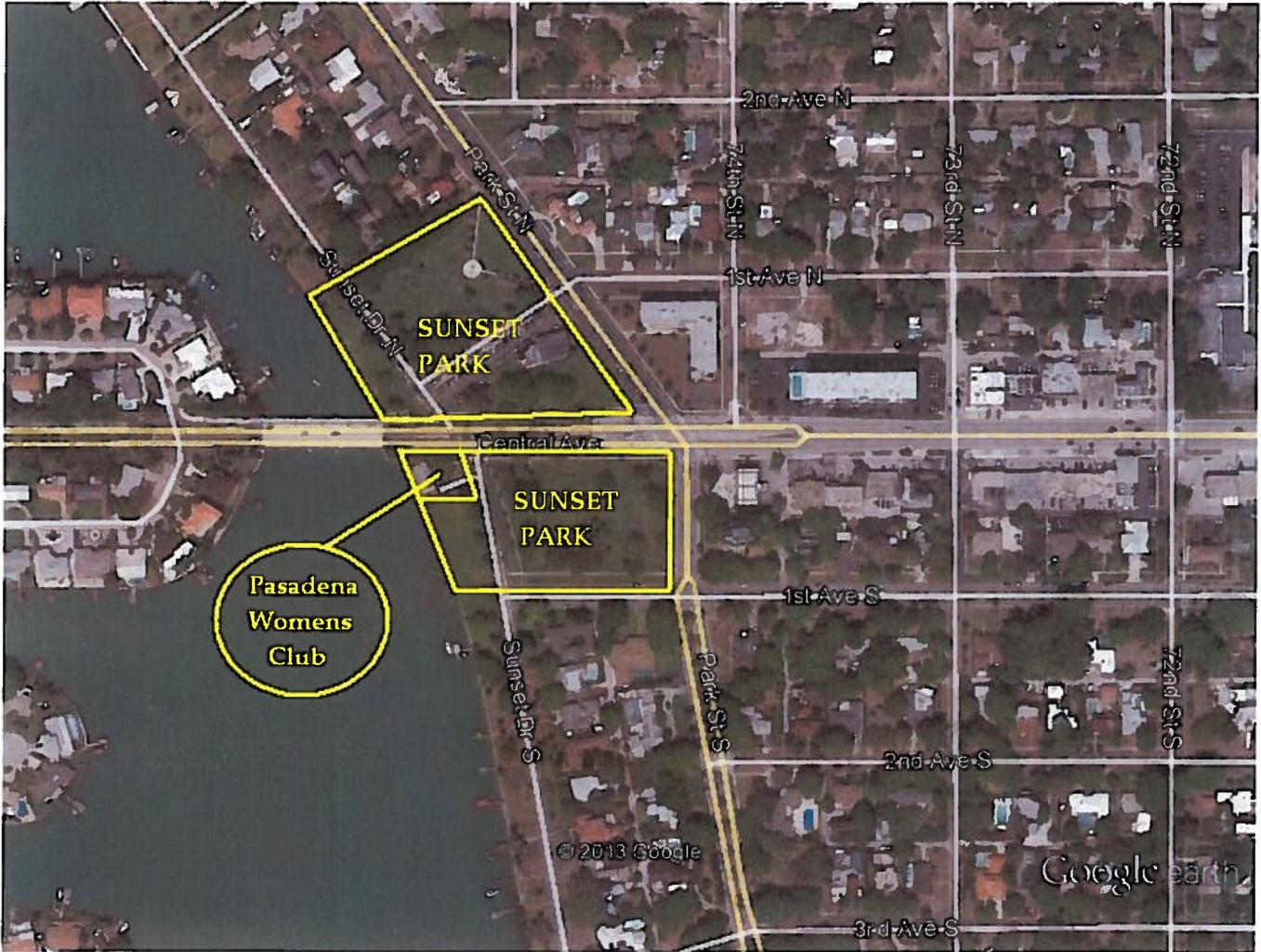
Our members have discussed and voted unanimously that they would like to donate the clubhouse and property to the city. We are a nonprofit, charitable organization that has been in operation since 1922 and would like to see the property used in a civic manner.

I will be out of town until Sunday evening, 1/26/14. If you have any questions, my cell phone number is 301-473-2781. Our last meeting of 2014 will be in April. Thank you for your attention to this matter.

Sincerely,


Tina Martell
President

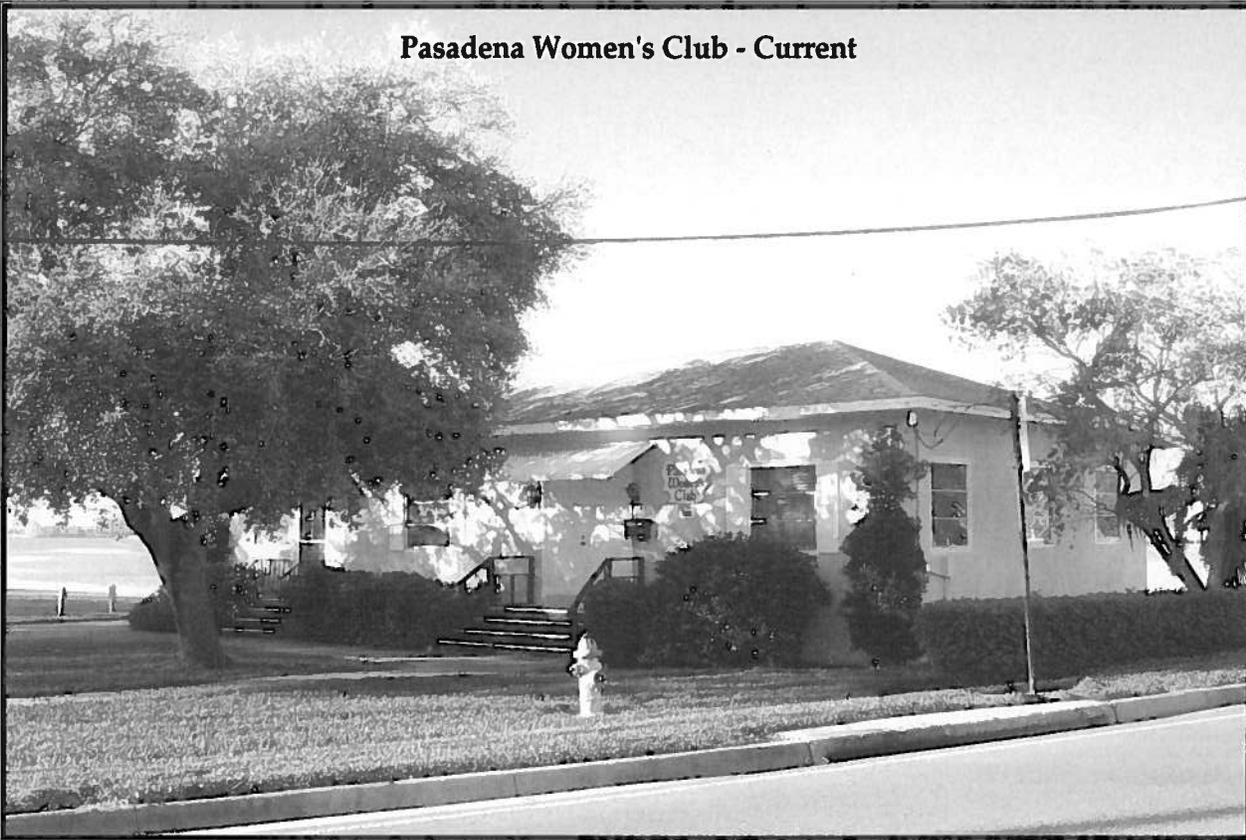
AERIAL



Pasadena Women's Club Building (circa 1924)



Pasadena Women's Club - Current



NOTE: Original structure was significantly altered, has aluminum Miami windows, the fireplace and rear deck removed, building moved forward off the pilings and the façade modernized over the years.

Resolution No. 2014 - _____

A RESOLUTION AUTHORIZING THE MAYOR, OR HIS DESIGNEE, TO PURCHASE AN IMPROVED PROPERTY LOCATED AT 1 SUNSET DRIVE SOUTH, ST. PETERSBURG, FROM THE PASADENA WOMEN'S CLUB, INC., FOR THE SUM OF \$500; AND TO PAY CLOSING RELATED COSTS NOT TO EXCEED \$1,700; AND TO EXECUTE ALL DOCUMENTS NECESSARY TO EFFECTUATE SAME; AND PROVIDING AN EFFECTIVE DATE.

WHEREAS, Real Estate and Property Management received a letter from The Pasadena Women's Club, Inc., a Florida non profit corporation ("PWC"), offering to convey its club house property located at 1 Sunset Drive South, St. Petersburg, to the City of St. Petersburg ("City"); and

WHEREAS, PWC has experienced increasing operational costs on its property while at the same time seeing a continuing decrease in its membership and membership participation over the last several years; and

WHEREAS, this economic stress has manifested itself to where PWC is implementing a plan to disband its organization which has been in existence for over 92 years; and

WHEREAS, as part of this process, the members of PWC voted unanimously to convey its property to the City to be used for civic/park purpose; and

WHEREAS, the PWC property is located on the waterfront of Boca Ciega Bay, abuts the City's waterfront portion of Sunset Park and is legally described as follows:

Address: 1 Sunset Drive South, St. Petersburg 33707

Tax ID: 19/31/16/00000/230/0100

Legal: BEGINNING WHERE THE SOUTH LINE OF CENTRAL AVENUE, IF EXTENDED WOULD INTERSECT WITH THE SEAWALL FOR A POINT OF BEGINNING, RUNNING SOUTHERLY ALONG THE SEAWALL FOR 75 FEET; THENCE NORTHERLY ALONG THE WEST LINE OF BEACH DRIVE TO THE INTERSECTION WITH SOUTH LINE OF CENTRAL AVENUE, IF EXTENDED; THENCE WEST ALONG THE SOUTH LINE OF CENTRAL AVENUE TO THE POINT OF BEGINNING.

The lot dimensions are ±60 feet x 75 feet for a lot area of ±4,500 square feet. The property is zoned NSE (Neighborhood Suburban Estate); and

WHEREAS, the acquisition of the PWC property will extend the City's existing waterfront parkland; and

WHEREAS, in consideration of the conveyance of the property for the nominal payment of \$500, the agreement provides for the deed to contain a restriction that "the Property shall be used for park purposes only"; and

WHEREAS, the agreement provides that the City will install a plaque or monument on the property acknowledging the conveyance of the property by PWC after its ±90 year presence and service to the community on the site; and

WHEREAS, Leisure Services Administration has viewed the property and concurs with the acquisition of the property under the terms of the agreement.

NOW THEREFORE, BE IT RESOLVED by the City Council of the City of St. Petersburg, Florida, that the Mayor, or his Designee, is authorized to purchase an improved property located at 1 Sunset Drive South, St. Petersburg, as legally described above, from The Pasadena Women's Club, Inc., for the sum of \$500; and to pay closing related costs not to exceed \$1,700; and to execute all documents necessary to effectuate same.

This Resolution shall become effective immediately upon its adoption.

LEGAL:



City Attorney (designee)
Legal: 00189861.doc V. 1

APPROVED BY:



Bruce Grimes, Director
Real Estate & Property Management

APPROVED BY:



Sherry McBee, Administrator
Leisure Services

ST. PETERSBURG CITY COUNCIL

Meeting of March 20, 2014

TO: The Honorable Bill Dudley, Chair and Members of City Council
FROM: Rick Kriseman, Mayor 
SUBJECT: Maximo Park Sublease Agreement from FDOT

EXPLANATION: Real Estate & Property Management ("Real Estate") received a request from the City's Transportation & Parking Department ("Transportation") to enter into a Sublease Agreement with the Florida Department of Transportation ("FDOT") for a portion of the property that FDOT leases from the Board of Trustees of the Internal Improvement Trust Fund of the State of Florida ("Trustees") adjacent to City-owned Maximo Park. Currently, the FDOT uses its ±7.88 acre property as a maintenance yard / materials storage area but seldom utilizes the entirety of its property.

For several years, there has been an interest on behalf of the Parks & Recreation Department ("Parks") to expand Maximo Park if a portion or all of the FDOT use could be relocated and the site be made available for City use. Transportation and Real Estate worked on identifying City-owned property that could be potentially exchanged with FDOT, but no mutually-agreeable, suitable site was found. Subsequently, discussions evolved through Transportation's regular meetings with FDOT to provide for the City to sublease a portion of the property that FDOT does not currently utilize all of the time.

The portion of the FDOT's property that is to be subleased to the City ("Subleased Area") contains ±3.9 acres and is legally described as follows:

The following described property, LESS the South 320 feet:

From a point of beginning on the East Line of Section 10, Township 32 South, Range 16 East, 190 feet South of the Southeast corner of the Northeast ¼ of said Section 10, run N00°21'39"W, along said East line of Section 10, a distance of 643 feet; thence S82°05'21"W, 331.09 feet; thence N67°41'39"W, 296 feet; thence N88°11'39"W, 108.97 feet; thence S00°21'39"E, 717.10 feet; thence N89°36'21"E, 710 feet to the Point of Beginning.

LESS that portion of said lands conveyed to the State of Florida for Right-of-way for State Road 55 and also LESS a 0.673 acre parcel described as follows:

Commence at the Southeast corner of the Northeast ¼ of said Section 10; thence S00°09'58"W, 190 feet; thence N89°52'02"W, 132.00 feet to the Point of Beginning; thence N89°52'02"W, 50.00 feet; thence N02°22'13"W, 614.99 feet; thence N82°36'58"E, 54.69 feet; thence S00°09'58"W, 439.49 feet; thence S89°50'02"E, 23.00 feet; thence S00°09'58"W, 182.05 feet to the Point of Beginning.

Pinellas County Parcel I.D. No.: Part of 10/32/16/00000/140/0100

The term of the Sublease Agreement ("Sublease") will be for twenty-five (25) years ending on May 5, 2039. The Sublease requires the City to pay the Trustees an annual administrative fee in the amount of \$300.00. The initial administrative fee shall be payable within thirty (30) days of execution of the Sublease and will be prorated based on the number of months remaining in the fiscal year. Each annual payment thereafter will be due on July 1, which is the beginning of the fiscal year for the Sublease.

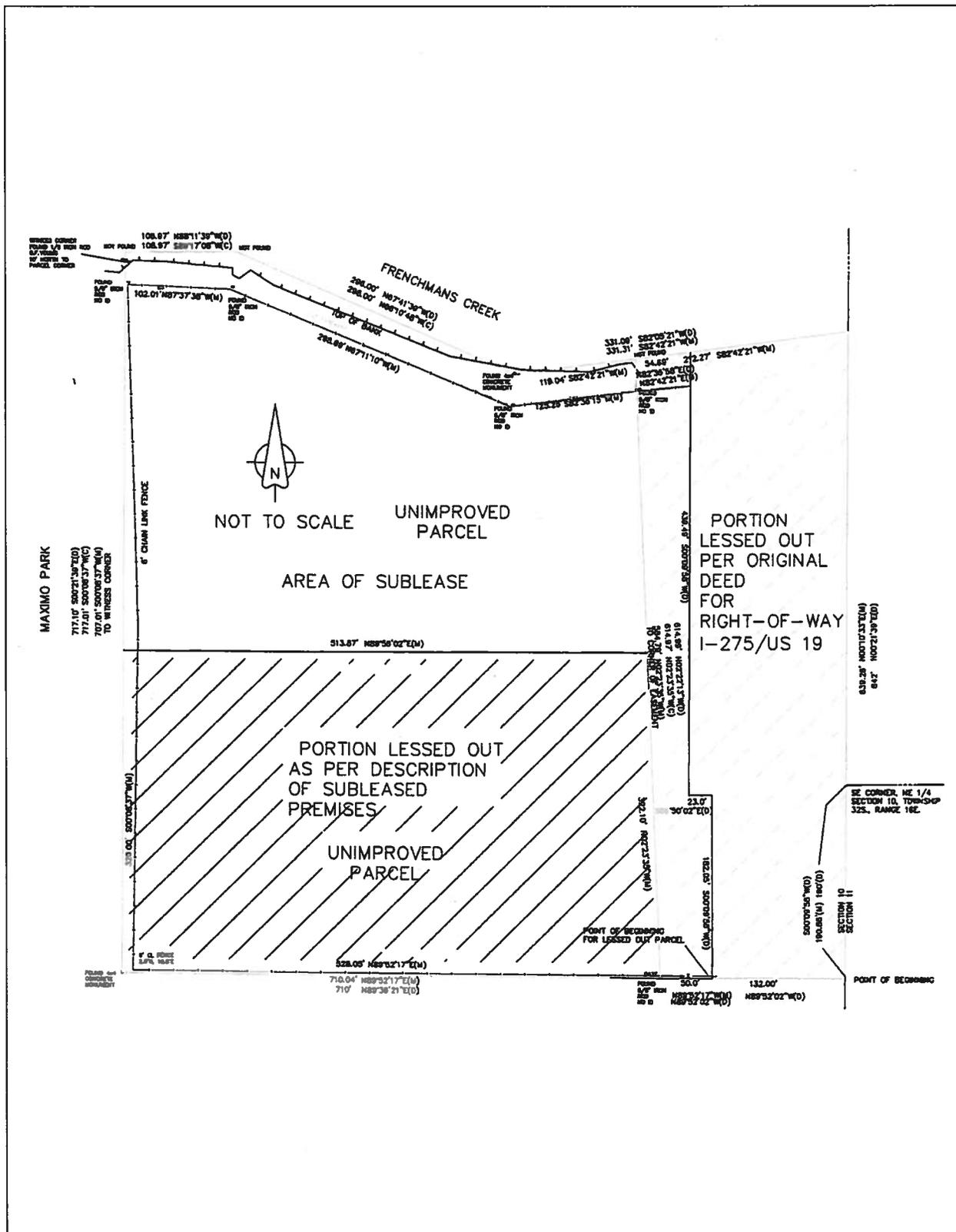
The Sublease also requires the City to fence off the Subleased Area from the rest of Maximo Park with gates that can be opened to allow use of the Subleased Area by the City and closed to enable the FDOT to secure and use the Subleased Area in case of an emergency. The City is required to submit a Management Plan for the Subleased Area in accordance with Section 253.034, Florida Statutes, within twelve (12) months of the effective date of the Sublease.

RECOMMENDATION: Administration recommends that City Council adopt the attached resolution authorizing the Mayor, or his Designee, to execute a Sublease Agreement with the Florida Department of Transportation for the use of ±3.9 acres of property for the Maximo Park expansion for a period of twenty-five (25) years for an annual administrative fee of \$300.00; and to execute all documents necessary to effectuate same; and providing an effective date.

COST/FUNDING/ASSESSMENT INFORMATION: Funds are available in the South District Maintenance Fund: 0001, Agency/Organization: 190/2369.

ATTACHMENTS: Illustration, Aerial and Resolution

ILLUSTRATION



AERIAL

ILLUSTRATION
MAXIMO
PARK / FDOT
SUBLEASE
AREA



A RESOLUTION AUTHORIZING THE MAYOR, OR HIS DESIGNEE, TO EXECUTE A SUBLEASE AGREEMENT WITH THE FLORIDA DEPARTMENT OF TRANSPORTATION FOR THE USE OF ±3.9 ACRES OF PROPERTY FOR THE MAXIMO PARK EXPANSION FOR A PERIOD OF TWENTY-FIVE (25) YEARS FOR AN ANNUAL ADMINISTRATIVE FEE OF \$300.00; AND TO EXECUTE ALL DOCUMENTS NECESSARY TO EFFECTUATE SAME; AND PROVIDING AN EFFECTIVE DATE

WHEREAS, Real Estate & Property Management ("Real Estate") received a request from the City's Transportation & Parking Department ("Transportation") to enter into a Sublease Agreement with the Florida Department of Transportation ("FDOT") for a portion of the property that FDOT leases from the Board of Trustees of the Internal Improvement Trust Fund of the State of Florida ("Trustees") adjacent to City-owned Maximo Park; and

WHEREAS, currently, the FDOT uses its ±7.88 acre property as a maintenance yard / materials storage area but seldom utilizes the entirety of its property; and

WHEREAS, for several years, there has been an interest on behalf of the Parks & Recreation Department ("Parks") to expand Maximo Park if a portion or all of the FDOT use could be relocated and the site be made available for City; and

WHEREAS, Transportation and Real Estate worked on identifying City-owned property that could be potentially exchanged with FDOT, but no mutually-agreeable, suitable site was found; and

WHEREAS, subsequently, discussions evolved through Transportation's regular meetings with FDOT to provide for the City to sublease a portion of the property that FDOT does not currently utilize all of the time; and

WHEREAS, the portion of the FDOT's property that is to be subleased to the City ("Subleased Area") contains ±3.9 acres and is legally described as follows:

The following described property, LESS the South 320 feet:

From a point of beginning on the East Line of Section 10, Township 32 South, Range 16 East, 190 feet South of the Southeast corner of the Northeast ¼ of said Section 10, run N00°21'39"W, along said East line of Section 10, a distance of 643 feet; Thence S82°05'21"W, 331.09 feet; Thence N67°41'39"W, 296 feet; Thence N88°11'39"W, 108.97 feet; Thence S00°21'39"E, 717.10 feet; Thence N89°36'21"E, 710 feet to the Point of Beginning.

LESS that portion of said lands conveyed to the State of Florida for Right-of-way for State Road 55 and also LESS a 0.673 acre parcel described as follows:

Commence at the southeast corner of the Northeast $\frac{1}{4}$ of said Section 10; Thence S00°09'58"W, 190 feet; Thence N89°52'02"W, 132.00 feet to the Point of Beginning; Thence N89°52'02"W, 50.00 feet; Thence N02°22'13"W, 614.99 feet; Thence N82°36'58"E, 54.69 feet; Thence S00°09'58"W, 439.49 feet; Thence S89°50'02"E, 23.00 feet; Thence S00°09'58"W, 182.05 feet to the Point of Beginning.

Pinellas County Parcel I.D. No.: Part of 10/32/16/00000/140/0100; and

WHEREAS, the term of the Sublease Agreement ("Sublease") will be for twenty-five (25) years ending on May 5, 2039; and

WHEREAS, the Sublease requires the City to pay the Trustees an annual administrative fee in the amount of \$300.00; and

WHEREAS, the initial administrative fee shall be payable within thirty (30) days of execution of the Sublease and will be prorated based on the number of months remaining in the fiscal year; and

WHEREAS, each annual payment thereafter will be due on July 1, which is the beginning of the fiscal year for the Sublease; and

WHEREAS, the Sublease also requires the City to fence off the Subleased Area from the rest of Maximo Park with gates for the FDOT to be able to secure and use the Subleased Area in case of an emergency; and

WHEREAS, the Sublease also requires the City to fence off the Subleased Area from the rest of Maximo Park with gates that can be opened to allow use of the Subleased Area by the City and closed to enable the FDOT to secure and use the Subleased Area in case of an emergency; and

WHEREAS, the City is required to submit a Management Plan for the Subleased Area in accordance with Section 253.034, Florida Statutes, within twelve (12) months of the effective date of the Sublease.

NOW THEREFORE, BE IT RESOLVED by the City Council of the City of St. Petersburg, Florida, that the Mayor, or his Designee, is authorized to execute a Sublease Agreement with the Florida Department of Transportation for the use of ± 3.9 acres of property for the Maximo Park expansion, as legally described above, for a period of twenty-five (25) years for an annual administrative fee of \$300.00; and to execute all documents necessary to effectuate same

This Resolution shall become effective immediately upon its adoption.

LEGAL:



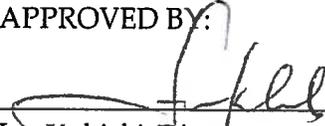
City Attorney (designee)
Legal: 00189562.doc V. 2

APPROVED BY:



Sherry McBee, Administrator
Leisure Services

APPROVED BY:



Joe Kubicki, Director
Transportation & Parking

APPROVED BY:



Bruce Grimes, Director
Real Estate & Property Management

ST. PETERSBURG CITY COUNCIL
Meeting of March 20, 2014

Report

TO: The Honorable Bill Dudley, Chair, and Members of City Council

SUBJECT: Review of downtown garage and streetscape improvements in association with the grand opening of Sundial (formerly known as BayWalk); approving a transfer in the amount of \$250,000 from the unappropriated balance of the Parking Operating Fund (1021) to the Downtown Parking Capital Project Fund (3073); and providing an effective date.

EXPLANATION: BayWalk was once a jewel in the City's downtown redevelopment efforts, drawing approximately 3 million visitors per year in its early years. At its 2005 peak, the BayWalk center (not including Muvico) generated over \$415K in real estate tax revenue annually. In 2013, that figure declined to \$119K. Following the BayWalk property entering into foreclosure in 2009, the City developed and implemented a BayWalk Revitalization Plan to help bring BayWalk back to its former prominence. With new ownership by Loan Ranger Acquisitions ("LRA"), a Bill Edwards Group company, the City is in the process of upgrading publicly owned assets surrounding the (newly named) Sundial project.

Capital investment by the Bill Edwards Group ("Edwards Group") into Sundial began following its purchase in September 2011. The Edwards Group has and continues to make a substantial capital investment in Sundial, with a scheduled completion in 2014. These Edwards Group improvements are not limited to the fee simple area within the Sundial perimeter, but include improvements to the MidCore Garage security systems, streetscape and signage. Following BayWalk's foreclosure five years ago, the City embarked on an aggressive Revitalization Plan (2009) encompassing many targeted public areas to help restore this core asset to its original prominence, including a.) Enhanced Security/Atmosphere, b.) Baywalk's Reinvestment Strategy/Muvico's Vision, c.) Downtown Activity Centers Connector Plan, and d.) A Six-Month Free Parking Program. Subsequent to these 2009 initiatives, in 2012 City Council approved four contracts between the Edwards Group and the City to help rebuild and rebrand the asset, including an employee parking agreement, customer parking validation agreement, pedestrian corridor management agreement, and MidCore Garage security services agreement in an effort to assure adequate parking and seamless security/management between the garage and retail complex.

The garage and streetscape projects underway today carry forward those goals with new paint, awnings, garage access equipment, additional security equipment, waterproofing, new signage and additional lighting improvements. The MidCore garage, opened in late 2000, has served the City well providing core area parking for business, retail and guests. This asset is essential to the success of the Sundial complex, including the approximately 47 foot wide pedestrian connector between the garage and Sundial. In Council action taken in 2012 (effective in 2013), the security and maintenance of the pedestrian corridor as well as the security of the MidCore garage was turned over to the Edwards Group. This long term plan was via a 20 year agreement, to provide visitors with a consistent and unified connection/experience from the garage to the retail center and back with one entity overseeing security and maintenance throughout. The visitor experience does not begin in Sundial but upon arrival to St. Petersburg and the MidCore garage – the improvements to date and ongoing recommendations continue

that theme affording visitors and locals alike a welcoming experience and sense of arrival to downtown.

FY14 MidCore Garage Improvements. The majority of MidCore garage improvements are on-going maintenance items, previously appropriated and in progress. These include exterior painting, breezeway painting, and new awnings. Enhanced garage access equipment including credit card lanes and at least one remote pay station are planned. Garage restriping and interior paint, along with waterproofing are planned as well. Finally, energy efficient lighting improvements, along with call box "awareness lights" will contribute towards a safe customer experience. Interstate signage adjustments on I-275 leading into downtown St. Petersburg are also in progress and paid for by the Edwards Group. Existing Downtown Parking Capital Project Fund (3073) appropriations of \$766,000 are being utilized towards the garage improvements, and approval of a transfer in the amount of \$250,000 from the unappropriated balance of the Parking Operating Fund (1021) to the Downtown Parking Capital Project Fund (3073) is requested of Council and recommended by Administration at this time. Sufficient fund balance exists for this appropriation.

FY14 Streetscape Improvements. Following the purchase of BayWalk by LRA an aggressive restoration process was undertaken culminating in a City Community Redevelopment Authority action finding the Sundial project consistent with the City's Intown Redevelopment plan on February 21, 2013. A part of the Edwards Group investment includes approximately \$277,000 for streetscape improvements in the City's rights-of-way. Consistent with those improvements, the City is providing additional right-of-way streetscape and pedestrian connector improvements, maintenance and way finding signage totaling \$413,000. The City funded improvements include the following components:

- a. **2nd Avenue North.** Replacement of existing colored concrete pavement along 2nd Avenue North between 1st Street and 2nd Street. This is a regular maintenance item to upgrade this concrete which is over 10 years old and clearly tired in appearance.
- b. **2nd Street North.** Install mid-block pedestrian high emphasis crosswalk between 2nd Avenue North and 3rd Avenue North. New flashing traffic beacons will be provided, as well as routine maintenance of the west side sidewalk from mid-block North to 3rd Avenue North.
- c. **1st Street North.** Replace colored asphalt at mid-block pedestrian crosswalk (between 2nd Avenue North and 3rd Avenue North) and replacement of existing flashing pedestrian traffic beacons with upgraded technology.
- d. **1st Street North to Beach Drive Alley, between 2nd Avenue North and 3rd Avenue North.** Replace wayfinding signage at each end of alley to clearly provide direction, as well as improve a portion of the pedestrian corridor (alley) providing an 8 foot wide clearly delineated concrete pedestrian strip.

Due to its critical location between the heart of Beach Drive and BayWalk/Muvico, the subject alley between 2nd and 3rd Avenue North (item "d" above) was identified as a critical East/West pedestrian connector in the 2009 Downtown Activity Centers Connector Plan that was presented by Administration to City Council as part of the BayWalk Revitalization Plan. Of the connectors, this is the only one that is not along a roadway/sidewalk and as such required special treatments to make it safe and attractive for pedestrians. These improvements are

consistent with the City's Intown Redevelopment Plan, which sets forth an objective to create a "unified commercial core" in this area of downtown.

These 2009 improvements included converting the alley to one-way traffic and posting it for no parking after 11 a.m. to reduce vehicular conflicts, planting of new vegetation along the sides, lighting improvements, decorative fencing along adjacent parking lots and substantial entryway/way finding signs, as well as an enhanced mid-block crosswalk from the alley across 1st Street to BayWalk. Additionally, the existing bricks were re-layed to make them more even, along with an approximate one foot concrete band to provide a visual delineator between the vehicular travel lane and pedestrian travel path.

The connector plan, and this link in particular, have proven to be successful. However, an additional improvement to the alley has been identified in advance of the full opening of Sundial to further enhance this critical connection. In order to better separate vehicles from pedestrians and to make the surface safer to walk on, a poured concrete section will be placed between the existing concrete band and south edge of the alley, approximately 6.5 feet in width to provide an approximate 8 foot wide concrete path. This partial conversion from brick to concrete will provide a safer pedestrian connection between Beach Drive and the Sundial site. Pedestrians with high heels, family stroller access, as well as those with physical impairments who may be using wheelchairs or other assistive devices, will benefit from this adjustment.

This alley improvement will require review by the Community Planning and Preservation Commission. Following CPPC review, this alley component will come back to City Council for approval.

COST/FUNDING INFORMATION: Funding for the MidCore garage maintenance and improvements in the amount of \$766,000 is available in the Downtown Parking Capital Project Fund (3073). To complete the work in progress, a transfer in the amount of \$250,000 from the unappropriated balance of the Parking Operating Fund (1021) to the Downtown Parking Capital Project Fund (3073) is needed.

RECOMMENDATION: Administration recommends approval of the attached resolution approving a transfer in the amount of \$250,000 from the unappropriated balance of the Parking Operating Fund (1021) to the Downtown Parking Capital Project Fund (3073). The new Sundial project and the Edwards Group have invested substantial effort and financial resources to bring life back to this asset in the heart of the City, and along with related City improvements to public facilities noted in this report, will reinvigorate the retail core component of the City's Intown Redevelopment Plan. The project will also increase annual City ad valorem and sales tax revenues resulting from the new Sundial project.

ATTACHMENTS: Resolution
Site Plan
Historic BayWalk Property Values/Taxes

RESOLUTION NO. 2014-___

A RESOLUTION APPROVING A TRANSFER IN THE AMOUNT OF \$250,000 FROM THE UNAPPROPRIATED BALANCE OF THE PARKING OPERATING FUND (1021) TO THE DOWNTOWN PARKING CAPITAL PROJECT FUND (3073) FOR MIDCORE GARAGE IMPROVEMENTS IN CONJUNCTION WITH ONGOING MAINTENANCE AND SECURITY UPGRADES; AND PROVIDING AN EFFECTIVE DATE.

WHEREAS; the City of St. Petersburg, Florida ("City") owns and funds capital improvements to the MidCore garage; and

WHEREAS, ongoing maintenance and security enhancements are currently planned for the MidCore garage utilizing funding in the Downtown Parking Capital Project Fund (3073); and

WHEREAS, a transfer in the amount of \$250,000 from the unappropriated balance of the Parking Operating Fund (1021) to the Downtown Parking Capital Project Fund (3073) is needed to complete these improvements.

NOW, THEREFORE, BE IT RESOLVED by the City Council of the City of St. Petersburg, Florida that there is hereby approved the following transfer for FY14:

Parking Operating Fund (1021)

Transfer to: Downtown Parking Capital Project Fund (3073) \$250,000

This resolution shall become effective immediately upon its adoption.

APPROVALS:



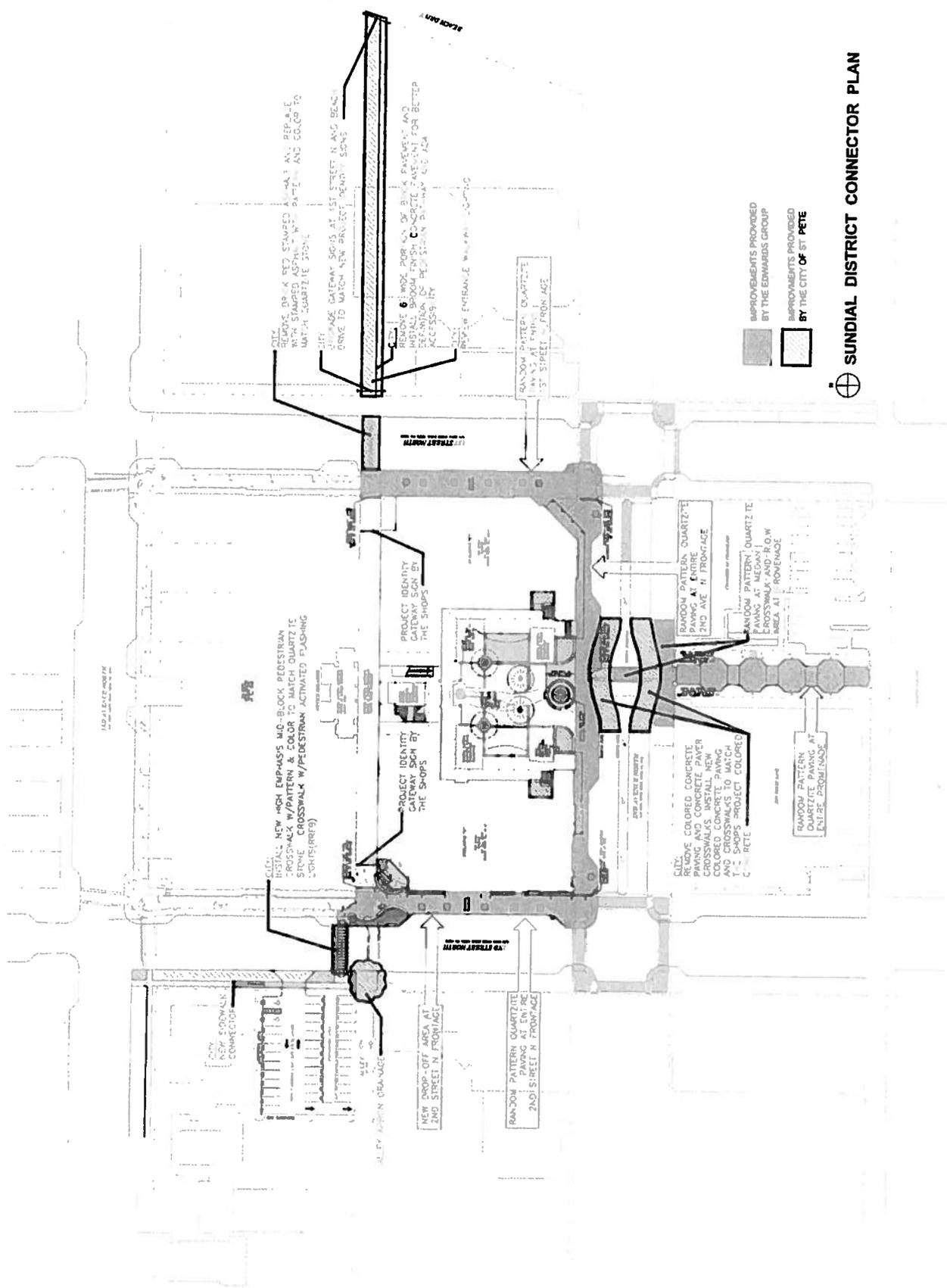
City Attorney (designee)



Budget

 3-11-14

Administration
v3



CITY: REMOVE DARK RED STAINED ASPHALT AND REPAVE WITH STAMPED ASPHALT. MATCH PATTERN AND COLOR TO MATCH BOBBETTE STONE.

CITY: REPAVE GATEWAY SIGNS AT 1ST STREET N AND BEACH BLVD TO MATCH NEW PROJECT IDENTIFY SIGNS.

CITY: REMOVE DARK RED STAINED ASPHALT AND REPAVE WITH STAMPED ASPHALT. MATCH PATTERN AND COLOR TO MATCH BOBBETTE STONE. REPAIR CURB AND GUTTER. REPAIR AND REPAVE SIDEWALKS AND CROSSWALKS FOR BETTER ACCESSIBILITY.

INSTALL NEW ENRANCE WALKWAY LIGHTING.

RANDOM PATTERN QUARTZITE PAVING AT ENTIRE 1ST STREET N FRONTAGE.

CITY: INSTALL NEW HIGH EMPHASIS MID-BLOCK PEDESTRIAN CROSSWALK W/PATTERN & COLOR TO MATCH QUARTZITE STONE. CROSSWALK W/PEDESTRIAN ACTIVATED FLASHING LIGHTS (REF).

PROJECT IDENTITY GATEWAY SIGN BY THE SHOPS.

PROJECT IDENTITY SIGN FOR THE SHOPS.

CITY: REMOVE COLORED CONCRETE PAVING AND CONCRETE PAVEMENT CROSSWALKS. INSTALL NEW COLORED CONCRETE PAVING AND CONCRETE PAVEMENT TO SHOPS. PROJECT COLORED CONCRETE PAVING AT ENTIRE 2ND AVE N FRONTAGE.

RANDOM PATTERN QUARTZITE PAVING AT ENTIRE CROSSWALK AND ROW BEHIND AT ROWHOUSE.

RANDOM PATTERN QUARTZITE PAVING AT ENTIRE FRONTAGE.

NEW DROP-OFF AREA AT 2ND STREET N FRONTAGE.

RANDOM PATTERN QUARTZITE PAVING AT ENTIRE 2ND STREET N FRONTAGE.

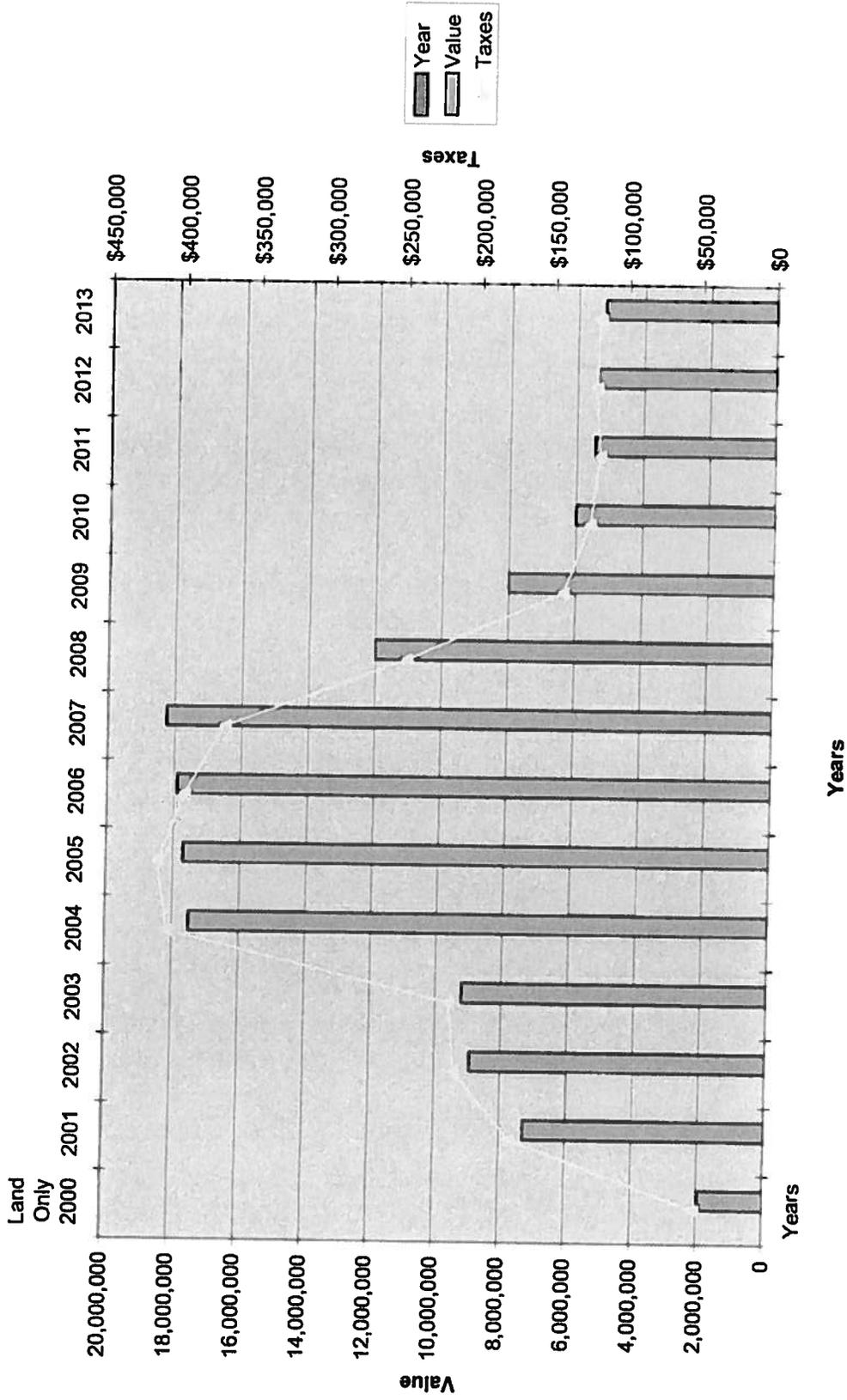
IMPROVEMENTS PROVIDED BY THE EDWARDS GROUP

IMPROVEMENTS PROVIDED BY THE CITY OF ST. PETE

SUNDIAL DISTRICT CONNECTOR PLAN



Baywalk Tax Values



Baywalk
Pinellas County Records - Assessed Value and Real Estate Taxes

Year	BAYWALK		MUVICO	
	Assessed Value	TotalTaxes	Assessed Value	TotalTaxes
Land Only 2000				
2001	\$1,955,000	\$46,508	\$1,624,400	\$39,046
2002	\$7,281,600	\$172,901	\$8,564,200	\$218,186
2003	\$8,936,300	\$211,710	\$9,995,500	\$244,203
2004	\$9,200,000	\$215,696	\$10,400,000	\$253,990
2005	\$17,500,000	\$408,348	\$12,000,000	\$283,927
2006	\$17,700,000	\$415,186	\$12,500,000	\$296,265
2007	\$17,900,000	\$397,899	\$12,900,000	\$286,754
2008	\$18,250,000	\$370,932	\$13,930,000	\$243,477 a
2009	\$12,000,000	\$248,197 a	\$10,500,000	\$217,173 a
2010	\$8,000,000	\$142,640 a	\$8,500,000	\$181,472
2011	\$6,000,000	\$125,048	\$7,400,000	\$165,489
2012	\$5,450,000	\$118,650	\$7,260,000	\$143,428 a
2013	\$5,370,000	\$121,559	\$7,030,000	\$155,888
	\$5,175,000	\$119,594	\$7,100,000	\$157,517

Prior to appeal

Prior to appeal

Prior to appeal

\$336,100

\$294,925

\$300,745

\$232,450

not pd 3/4/14

\$153,266

City Millage	0.0067700
Calculated City Portion	if \$ 5.175 M Valuation
Calculated City Portion	if \$18.250 M Valuation
	\$35,035
	\$123,553
	\$88,518 increase after completion

CITY COUNCIL AGENDA PRESENTATION

March 13, 2014

TO: The Honorable Members of City Council

SUBJECT: Waterfront Usage

PRESENTER: Johannes “Jopie” Helsen, Committee Chairman, Tampa Bay
Marine Industries Association

SCHEDULE FOR COUNCIL ON:
Agenda of March 20, 2014

Amy Foster
Council Member

ST. PETERSBURG CITY COUNCIL

Consent Agenda

Meeting of March 20, 2014

TO: Honorable Bill Dudley, Chair of Council, and Members of City Council

SUBJECT: Authorizing the Mayor or his designee to enter into a Cooperative Funding Agreement with the Southwest Florida Water Management District for the City of St. Petersburg Toilet Replacement Program Phase 14 in the amount of \$100,000.

EXPLANATION: The St. Petersburg Water Resources Department and the Southwest Florida Water Management District (SWFWMD) are proposing to enter into a FY2014 Cooperative Funding Agreement for Phase 14 of a Toilet Replacement Program ("Program"). The first thirteen phases of the Program were highly successful in terms of citizen participation and conservation of potable water, with over 32,000 toilets replaced at almost 27,000 locations.

During the FY2014 program, the City and SWFWMD anticipate providing rebates to single family, multi-family, and non-residential water customers to replace 700 high flush toilets with ultra-low flush (ULF) or high efficiency (HET) fixtures. SWFWMD now requires that single-family and multi-family residential locations install only EPA WaterSense labeled high efficiency toilets (HETs). These fixtures use 1.28 gallons per flush or less, which is twenty percent (20%) less water than the current ULF federal standard of 1.6 gallons per flush. As of January 2014, more than 2,100 WaterSense labeled toilets are available in a wide range of prices and styles. The City's water conservation office has developed or updated applicable information to convey this new requirement for this phase of the Program. Efforts will be made to target customers who have not previously participated in this Program, including low-income residential households. To ensure that monies spent on this long-term conservation program meet the intended goal, the City will include educational materials on leak detection and proper replacement flapper selection and installation to program participants.

The agreement with the SWFWMD has a total project cost of \$100,000. The City of St Petersburg agrees to fund 50% of the total cost or \$50,000 and the SWFWMD agrees to fund 50% of the total cost or \$50,000. The District's form Agreement includes a provision for attorney's fees and costs incurred by the District if the City fails to complete the Project in accordance with the terms of the Agreement, or the City fails to appropriate sufficient funds to complete the Project and the City fails to repay those funds. Historically the City will not enter into a contract which includes attorney fees provisions. The decision to accept funding from the District should be made taking the potential risk of having to pay such fees and costs into account. Staff is not aware of any breach of contract claims or litigation occurring with respect to any of previous co-funding arrangements with the District. The form Agreement also contains a non-appropriation clause which does not specifically limit funding by the City to an annual appropriation. The City's request to amend that provision for this fiscal year was declined; however legal counsel for the District has indicated that the requested change will be included in amendments to the form Agreement for FY2015. Since the entire amount of the City's funding is appropriated in advance of the Project, and given the fact that this co-funding Agreement continues a long-term program that has been implemented without problem, the legal risk that the Agreement would be found void appears small, but should be considered in the acceptance of the District funding.

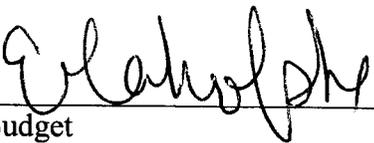
Administration recommends that the Mayor or his designee be authorized to execute the FY2014 Cooperative Funding Agreement with the Southwest Florida Water Management District for funding the City of St. Petersburg Toilet Replacement Program Phase 14.

COST/FUNDING/ASSESSMENT INFORMATION: Funds are available in the Water Resources Operating Fund (4001), Water Conservation Administration (4202133), Toilet Replacement Program (Project #TBD).

ATTACHMENTS: SWFWMD Agreement, Resolution.

APPROVALS:


Administration ^{SK}


Budget

RESOLUTION NO. _____

A RESOLUTION AUTHORIZING THE MAYOR OR HIS DESIGNEE TO ENTER INTO A FOURTEENTH PHASE COOPERATIVE FUNDING AGREEMENT WITH THE SOUTHWEST FLORIDA WATER MANAGEMENT DISTRICT FOR A TOILET REPLACEMENT AND EDUCATION PROJECT AT A TOTAL COST OF \$100,000.00; AND PROVIDING AN EFFECTIVE DATE.

WHEREAS, the Southwest Florida Water Management District ("District") and the City of St. Petersburg, Florida ("City") wish to implement the fourteenth phase of a residential and commercial toilet replacement and education project; and

WHEREAS, the District and the City have agreed upon the type and extent of the program to be completed and the amount and method of compensation to be paid by the District to the City for materials, development and distribution.

NOW, THEREFORE, BE IT RESOLVED by the City Council of the City of St. Petersburg, Florida that the Mayor or his Designee is authorized to enter into a cooperative funding agreement with the District for the fourteenth phase of a toilet replacement and education project at a total project cost of \$100,000.00 with the District's share not to exceed \$50,000.00.

This resolution shall become effective immediately upon its adoption.

APPROVED AS TO FORM AND CONTENT:



City Attorney (Designee)

COOPERATIVE FUNDING AGREEMENT (1)
BETWEEN THE
SOUTHWEST FLORIDA WATER MANAGEMENT DISTRICT
AND
CITY OF ST. PETERSBURG
FOR
ST. PETERSBURG TOILET REPLACEMENT PROGRAM – PHASE 14 (N517)

THIS COOPERATIVE FUNDING AGREEMENT is made and entered into by and between the SOUTHWEST FLORIDA WATER MANAGEMENT DISTRICT, a public corporation of the State of Florida, whose address is 2379 Broad Street, Brooksville, Florida 34604-6899, hereinafter referred to as the "DISTRICT," and CITY OF ST. PETERSBURG, a municipal corporation of the State of Florida, whose address is 175 Fifth Street North, St. Petersburg, Florida 33701, hereinafter referred to as the "CITY."

WITNESSETH:

WHEREAS, the CITY proposed a project to the DISTRICT for funding consideration under the DISTRICT'S cooperative funding program; and

WHEREAS, the project consists of a water conservation incentive program that will provide CITY retail water customers with a toilet rebate, hereinafter referred to as the "PROJECT"; and

WHEREAS, the DISTRICT considers the resource benefits to be achieved by the PROJECT worthwhile and desires to assist the CITY in funding the PROJECT.

NOW THEREFORE, the DISTRICT and the CITY, in consideration of the mutual terms, covenants and conditions set forth herein, agree as follows:

1. PROJECT CONTACTS AND NOTICES. Each party hereby designates the individual set forth below as its prime contact for matters relating to this Agreement. Notices and reports shall be sent to the attention of each party's prime contact as set forth herein by U.S. mail, postage paid, by nationally recognized overnight courier, or personally to the parties' addresses as set forth below. Notice is effective upon receipt.

Contract Manager for the DISTRICT: Jay Hoecker
Southwest Florida Water Management District
2379 Broad Street
Brooksville, FL 34604-6899

Project Manager for the CITY: Christine Claus
City of St. Petersburg
1650 Third Avenue North
St. Petersburg, FL 33713

Any changes to the above representatives or addresses must be provided to the other party in writing.

- 1.1 The DISTRICT'S Contract Manager is authorized to approve requests to extend a PROJECT task deadline set forth in this Agreement. Such approval must be in writing, explain the reason for the extension and be signed by the Contract Manager and his or her Bureau Chief, or Director if the Bureau Chief is the Contract Manager, unless the DISTRICT'S Signature Authority provides otherwise. The DISTRICT'S Signature Authority supersedes the approval requirements provided in this provision. The DISTRICT'S Contract Manager is not authorized to approve any time extension which will result in an increased cost to the DISTRICT or which will exceed the expiration date set forth in this Agreement.
 - 1.2 The DISTRICT'S Contract Manager is authorized to adjust a line item amount of the PROJECT budget contained in the Project Plan set forth in Exhibit "A" or, if applicable, the refined budget as set forth in Subparagraph 3.4 below. The authorization must be in writing, explain the reason for the adjustment, and be signed by all appropriate DISTRICT staff in accordance with the DISTRICT'S Signature Authority. The DISTRICT'S Contract Manager is not authorized to make changes to the Scope of Work and is not authorized to approve any increase in the amounts set forth in the funding section of this Agreement.
2. SCOPE OF WORK. Upon receipt of written notice to proceed from the DISTRICT, the CITY shall perform the services necessary to complete the PROJECT in accordance with the CITY'S Project Plan set forth in Exhibit "A." Any changes to this Agreement, except as provided herein, must be mutually agreed to in a formal written amendment approved by the DISTRICT and the CITY prior to being performed by the CITY. The CITY shall be solely responsible for managing and controlling the PROJECT, including the hiring and supervising of any consultants or contractors it engages.

The parties agree that time is of the essence in the performance of each obligation under this Agreement.

3. FUNDING. The parties anticipate that the total cost of the PROJECT will be One Hundred Thousand Dollars (\$100,000). The DISTRICT agrees to fund PROJECT costs up to Fifty Thousand Dollars (\$50,000) and shall have no obligation to pay any costs beyond this maximum amount. The CITY agrees to provide all remaining funds necessary for the satisfactory completion of the PROJECT.
- 3.1 The DISTRICT'S performance and payment pursuant to this Agreement are contingent upon the DISTRICT'S Governing Board appropriating funds in its approved budget for the PROJECT in each fiscal year of this Agreement. The CITY'S payment of any financial obligation under this Agreement is subject to appropriation by the CITY'S Council of legally available funds.

- 3.2 The CITY shall pay PROJECT costs prior to requesting reimbursement from the DISTRICT. The DISTRICT shall reimburse the CITY for the DISTRICT'S share of allowable PROJECT costs in accordance with the PROJECT budget contained in the Project Plan set forth in Exhibit "A". The DISTRICT shall reimburse the CITY for fifty percent (50%) of all allowable costs in each DISTRICT approved invoice received from the CITY, but at no point in time will the DISTRICT'S expenditure amounts under this Agreement exceed expenditures made by the CITY.
- 3.3 Unless otherwise stated in this Agreement, any federal, state, local or grant monies received by the CITY for this PROJECT shall be applied to equally reduce each party's share of PROJECT costs. The CITY shall provide the DISTRICT with written documentation detailing its allocation of any such funds appropriated for this PROJECT.
- 3.4 The CITY may contract with consultant(s), contractor(s) or both to accomplish the PROJECT. The CITY must obtain the DISTRICT'S written approval prior to posting solicitations for consultants or contractors and prior to entering into agreements with consultants or contractors to ensure that costs to be reimbursed by the DISTRICT under those agreements are reasonable and allowable under this Agreement. The DISTRICT shall provide a written response to the CITY within fifteen (15) business days of receipt of the solicitation or agreement. Upon written DISTRICT approval, the budget amounts for the work set forth in such contract(s) shall refine the amounts set forth in the PROJECT budget and be incorporated herein by reference. The DISTRICT shall not reimburse the CITY for costs incurred under consultant and contractor agreements until the DISTRICT approvals required under this provision have been obtained.
- 3.5 Payment shall be made to the CITY within forty-five (45) days of receipt of an invoice with adequate supporting documentation to satisfy auditing purposes. Invoices shall be submitted to the DISTRICT every two (2) months electronically at invoices@WaterMatters.org, or at the following address:

Accounts Payable Section
Southwest Florida Water Management District
Post Office Box 1166
Brooksville, Florida 34605-1166

In addition to sending an original invoice to the DISTRICT'S Accounts Payable Section as required above, copies of invoices may also be submitted to the DISTRICT'S Contract Manager in order to expedite the review process. Failure of the CITY to submit invoices to the DISTRICT in the manner provided herein shall relieve the DISTRICT of its obligation to pay within the aforementioned timeframe.

- 3.6 The parties acknowledge that the PROJECT was approved for funding by the DISTRICT based upon the resource benefits expected to be achieved by the PROJECT (the "Measurable Benefit"). The parties also acknowledge that the CITY is solely responsible for implementing the PROJECT in such a manner that the expected resource benefits are achieved. If at any point during the progression of the PROJECT, the DISTRICT determines that it is likely that the

Measurable Benefit as set forth in the Project Plan will not be achieved, the DISTRICT shall withhold payments to the CITY until such time as the CITY demonstrates that the PROJECT shall achieve the required resource benefits.

- 3.7 Any travel expenses which may be authorized under this Agreement shall be paid in accordance with Section 112.061, F.S., as may be amended from time to time. The DISTRICT shall not reimburse the CITY for any purpose not specifically identified in Paragraph 2, Scope of Work. Surcharges added to third party invoices are not considered an allowable cost under this Agreement. Costs associated with in-kind services provided by the CITY are not reimbursable by the DISTRICT and may not be included in the CITY'S share of funding contributions under this Agreement.
- 3.8 Each CITY invoice must include the following certification, and the CITY hereby delegates authority by virtue of this Agreement to its Project Manager to affirm said certification:

"I hereby certify that the costs requested for reimbursement and the CITY'S matching funds, as represented in this invoice, are directly related to the performance under the St. Petersburg Toilet Replacement Program – Phase 14 (N517) agreement between the Southwest Florida Water Management District and City of St. Petersburg (Agreement No. 14C0000012), are allowable, allocable, properly documented, and are in accordance with the approved project budget. The CITY has been allocated a total of \$__ in federal, state, local or grant monies for this PROJECT. \$__ has been allocated to this invoice, reducing the DISTRICT'S and CITY'S share to \$__."

- 3.9 In the event any dispute or disagreement arises during the course of the PROJECT, including whether expenses are reimbursable under this Agreement, the CITY will continue to perform the PROJECT work in accordance with the Project Plan. The CITY is under a duty to seek clarification and resolution of any issue, discrepancy, or dispute by providing the details and basis of the dispute to the DISTRICT'S Contract Manager no later than ten (10) days after the precipitating event. If not resolved by the Contract Manager, in consultation with his or her Bureau Chief, within ten (10) days of receipt of notice, the dispute will be forwarded to the DISTRICT'S Executive Director. The DISTRICT'S Executive Director in consultation with the DISTRICT'S Office of General Counsel will issue the DISTRICT'S final determination. The CITY'S continuation of the PROJECT work as required under this provision shall not constitute a waiver of any legal remedy available to the CITY concerning the dispute.
4. COMPLETION DATES. The CITY shall commence the PROJECT by April 1, 2014, shall complete the PROJECT by May 1, 2015, and shall otherwise meet the task deadlines established in this Agreement, as may be extended by the DISTRICT in accordance with Paragraph 1 of this Agreement. In the event of hurricanes, tornados, floods, acts of God, acts of war, or other such catastrophes, or other man-made emergencies such as labor strikes or riots, which are beyond the control of the CITY, the CITY'S obligations to meet the time frames provided in this Agreement shall be suspended for the period of time the condition continues to exist. During such suspension, this Agreement shall

remain in effect. When the CITY is able to resume performance of its obligations under this Agreement, in whole or in part, it shall immediately give the DISTRICT written notice to that effect and shall resume performance no later than two (2) working days after the notice is delivered. The suspension of the CITY'S obligations provided for in this provision shall be the CITY'S sole remedy for the delays set forth herein.

5. REPAYMENT.

5.1 The CITY shall repay the DISTRICT all funds the DISTRICT paid to the CITY under this Agreement, if: a) the CITY fails to complete the PROJECT in accordance with the terms and conditions of this Agreement, including failing to meet the Measurable Benefit; b) the DISTRICT determines, in its sole discretion and judgment, that the CITY has failed to maintain scheduled progress of the PROJECT thereby endangering the timely performance of this Agreement; c) the CITY fails to appropriate sufficient funds to meet the task deadlines unless extended in accordance with Paragraph 1.1; or d) a provision or provisions of this Agreement setting forth the requirements or expectations of a Measurable Benefit resulting from the PROJECT is held to be invalid, illegal or unenforceable during the term of this Agreement. Should any of the above conditions exist that require the CITY to repay the DISTRICT, this Agreement shall terminate in accordance with the procedure set forth in Paragraph 10, Default.

5.2 Notwithstanding the above, the parties acknowledge that if the completed PROJECT fails to meet the Measurable Benefit specified in this Agreement, the CITY may request the DISTRICT Governing Board to waive the repayment obligation, in whole or in part.

5.3 In the event the CITY is obligated to repay the DISTRICT under any provision of this Agreement, the CITY shall repay the DISTRICT within a reasonable time, as determined by the DISTRICT in its sole discretion.

5.4 The CITY shall pay attorneys' fees and costs incurred by the DISTRICT, including appeals, as a result of CITY'S failure to repay the DISTRICT as required by this Agreement.

6. CONTRACT PERIOD. This Agreement shall be effective January 31, 2014 and shall remain in effect through June 1, 2015, or upon satisfactory completion of the PROJECT and subsequent reimbursement to the CITY, whichever occurs first, unless amended in writing by the parties. The CITY shall not be eligible for reimbursement for any work that is commenced, or costs that are incurred, prior to the effective date of this Agreement.

7. PROJECT RECORDS AND DOCUMENTS. Upon request by the DISTRICT, the CITY shall permit the DISTRICT to examine or audit all PROJECT related records and documents during or following completion of the PROJECT at no cost to the DISTRICT. Payments made to the CITY under this Agreement shall be reduced for amounts found to be not allowable under this Agreement by an audit. If an audit is undertaken by either party, all required records shall be maintained until the audit has been completed and all questions arising from it are resolved. Each party shall maintain all such records and

documents for at least three (3) years following completion of the PROJECT. Each party shall allow public access to PROJECT documents and materials made or received by either party in accordance with the Public Records Act, Chapter 119, F.S. Should either party assert any exemption to the requirements of Chapter 119, F.S., the burden of establishing such exemption, by way of injunctive or other relief as provided by law, shall be upon the asserting party.

8. REPORTS.

- 8.1 The CITY shall provide the DISTRICT with a quarterly report describing the progress of the PROJECT tasks, adherence to the performance schedule and any developments affecting the PROJECT. The CITY shall promptly advise the DISTRICT of issues that arise that may impact the successful and timely completion of the PROJECT.
- 8.2 Upon request by the DISTRICT, the CITY shall provide the DISTRICT with copies of reports, models, studies, maps or other documents resulting from the PROJECT. Additionally, two (2) sets, electronic and hardcopy, of any final reports must be submitted to the DISTRICT as Record and Library copies
- 8.3 The CITY shall provide the reports and documents referenced in this provision at no cost to the DISTRICT.

9. RISK, LIABILITY, AND INDEMNITY.

- 9.1 To the extent permitted by Florida law, the CITY assumes all risks relating to the PROJECT and agrees to be solely liable for, and to indemnify and hold the DISTRICT harmless from all claims, loss, damage and other expenses, including attorneys' fees and costs and attorneys' fees and costs on appeal, arising from the implementation of the PROJECT; provided, however, that the CITY shall not indemnify for that portion of any loss or damages proximately caused by the negligent act or omission of the DISTRICT'S officers, employees, contractors and agents. The acceptance of the DISTRICT'S funding by the CITY does not in any way constitute an agency relationship between the DISTRICT and the CITY.
- 9.2 The CITY agrees to indemnify and hold the DISTRICT harmless, to the extent allowed under Section 768.28, F.S., from all claims, loss, damage and other expenses, including attorneys' fees and costs and attorneys' fees and costs on appeal, arising from the negligent acts or omissions of the CITY'S officers, employees, contractors and agents related to its performance under this Agreement.
- 9.3 This Paragraph 9 shall not be construed as a waiver of the CITY'S sovereign immunity or an extension of CITY'S liability beyond the limits established in Section 768.28, F.S. Additionally, this Paragraph 9 will not be construed to impose contractual liability on the CITY for underlying tort claims as described above beyond the limits specified in Section 768.28, F.S., nor be construed as consent by the CITY to be sued by third parties in any manner arising out of this Agreement.

9.4 Nothing in this Agreement shall be interpreted as a waiver of the DISTRICT'S sovereign immunity or an extension of its liability beyond the limits established in Section 768.28, F.S., nor be construed as consent by the DISTRICT to be sued by third parties in any manner arising out of this Agreement.

10. DEFAULT. Either party may terminate this Agreement upon the other party's failure to comply with any term or condition of this Agreement, including the failure to meet task deadlines established in this Agreement, as long as the terminating party is not in default of any term or condition of this Agreement at the time of termination. To effect termination, the terminating party shall provide the defaulting party with a written "Notice of Termination" stating its intent to terminate and describing all terms and conditions with which the defaulting party has failed to comply. If the defaulting party has not remedied its default within thirty (30) days after receiving the Notice of Termination, this Agreement shall automatically terminate. If a default cannot reasonably be cured in thirty (30) days, then the thirty (30) days may be extended at the non-defaulting party's discretion, if the defaulting party is pursuing a cure of the default with reasonable diligence. The rights and remedies in this provision are in addition to any other rights and remedies provided by law or this Agreement.
11. RELEASE OF INFORMATION. The parties agree not to initiate any oral or written media interviews or issue press releases on or about the PROJECT without providing notices or copies to the other party no later than three (3) business days prior to the interview or press release. This provision shall not be construed as preventing the parties from complying with the public records disclosure laws set forth in Chapter 119, F.S.
12. DISTRICT RECOGNITION. The CITY shall recognize DISTRICT funding in any reports, models, studies, maps or other documents resulting from this Agreement, and the form of said recognition shall be subject to DISTRICT approval.
13. LAW COMPLIANCE. The CITY shall comply with all applicable federal, state and local laws, rules, regulations and guidelines, including those of the DISTRICT, related to performance under this Agreement
14. DIVERSITY IN CONTRACTING AND SUBCONTRACTING. The DISTRICT is committed to supplier diversity in the performance of all contracts associated with DISTRICT cooperative funding projects. The DISTRICT requires the CITY to make good faith efforts to encourage the participation of minority owned and woman owned and small business enterprises, both as prime contractors and subcontractors, in the performance of this Agreement, in accordance with applicable laws.
 - 14.1 If requested, the DISTRICT shall assist the CITY by sharing information to help the CITY in ensuring that minority owned and woman owned and small businesses are afforded an opportunity to participate in the performance of this Agreement.
15. ASSIGNMENT. Except as otherwise provided in this Agreement, no party may assign any of its rights or delegate any of its obligations under this Agreement, including any

operation or maintenance duties related to the PROJECT, without the prior written consent of the other party. Any attempted assignment in violation of this provision is void.

16. CONTRACTORS. Nothing in this Agreement shall be construed to create, or be implied to create, any relationship between the DISTRICT and any consultant or contractor of the CITY.
17. THIRD PARTY BENEFICIARIES. Nothing in this Agreement shall be construed to benefit any person or entity not a party to this Agreement.
18. LOBBYING PROHIBITION. Pursuant to Section 216.347, F.S., the CITY is prohibited from using funds provided by this Agreement for the purpose of lobbying the Legislature, the judicial branch or a state agency.
19. PUBLIC ENTITY CRIMES. Pursuant to Subsections 287.133(2) and (3), F.S., a person or affiliate who has been placed on the convicted vendor list following a conviction for a public entity crime may not submit a bid, proposal, or reply on a contract to provide any goods or services to a public entity; may not submit a bid, proposal, or reply on a contract with a public entity for the construction or repair of a public building or public work; may not submit bids, proposals, or replies on leases of real property to a public entity; may not be awarded or perform work as a contractor, supplier, subcontractor, or consultant under a contract with any public entity; and may not transact business with any public entity in excess of the threshold amount provided in Section 287.017, F.S., for Category Two, for a period of 36 months following the date of being placed on the convicted vendor list. The CITY agrees to include this provision in all contracts issued as a result of this Agreement.
20. GOVERNING LAW. This Agreement is governed by Florida law and venue for resolving disputes under this Agreement shall be in Hernando County, Florida.
21. SEVERABILITY. If any provision or provisions of this Agreement shall be held to be invalid, illegal, or unenforceable, the validity, legality and enforceability of the remaining provisions shall not in any way be affected or impaired thereby. Notwithstanding the above, if a provision or provisions of this Agreement setting forth the requirements or expectations of a Measurable Benefit resulting from the PROJECT is held to be invalid, illegal or unenforceable during the term of this Agreement, this Agreement shall terminate in accordance with Subparagraph 5.1.
22. SURVIVAL. The provisions of this Agreement that require performance after the expiration or termination of this Agreement shall remain in force notwithstanding the expiration or termination of this Agreement including Subparagraphs 3.3 and 8.2, and Paragraphs 5, 7, 9, and 21 and any provisions requiring an offset or other continuing resource benefit.
23. ENTIRE AGREEMENT. This Agreement and the attached exhibits listed below constitute the entire agreement between the parties and, unless otherwise provided herein, may be amended only in writing, signed by all parties to this Agreement.

24. DOCUMENTS. The following documents are attached and made a part of this Agreement. In the event of a conflict of contract terminology, priority shall first be given to the language in the body of this Agreement and then to Exhibit "A."

Exhibit "A" CITY'S Project Plan

The remainder of this page intentionally left blank.

IN WITNESS WHEREOF, the parties hereto, or their lawful representatives, have executed this Agreement on the day and year set forth next to their signatures below.

SOUTHWEST FLORIDA WATER MANAGEMENT DISTRICT

By: _____
Robert R. Beltran, P.E. Date
Executive Director

CITY OF ST. PETERSBURG

By: _____
Trish Elston, City Administrator Date

ATTEST

By: _____
Eva A. Andujar, City Clerk Date

APPROVED AS TO FORM AND CONTENT:

By: _____
Date

COOPERATIVE FUNDING AGREEMENT (1)
BETWEEN THE
SOUTHWEST FLORIDA WATER MANAGEMENT DISTRICT
AND
CITY OF ST. PETERSBURG
FOR
ST. PETERSBURG TOILET REPLACEMENT PROGRAM – PHASE 14 (N517)

DISTRICT APPROVAL	INITIALS	DATE
LEGAL	<i>msm</i>	<i>10/11/13</i>
RISK MGMT	<i>N/A</i>	
CONTRACTS	<i>LE</i>	<i>10/08/13</i>
BUREAU CHIEF	<i>REB</i>	<i>10/17/13</i>
DIRECTOR	<i>7/10/13</i>	<i>10/24/13</i>
GOVERNING BOARD	<i>N/A</i>	

**EXHIBIT "A"
CITY'S PROJECT PLAN**

PROJECT DESCRIPTION:

The PROJECT is a water conservation incentive program that will provide CITY retail water customers with up to a \$100 rebate per toilet for the purchase and installation of a high efficiency toilet (HET) (1.28 gallons per flush) for residential accounts and an ultra low flow toilet (ULFT) (1.6 gallons per flush) for commercial accounts that replaces a high-volume toilet installed prior to 1995.

MEASURABLE BENEFITS:

The PROJECT will replace approximately 700 high-volume toilets, producing a water savings of approximately 16,632 gallons per day. The PROJECT'S estimated cost/benefit ratio is \$1.65 per thousand gallons (20 years at 8% interest).

DELIVERABLES:

The CITY shall provide quarterly status reports and a final report. The final report shall be submitted with the final invoice and shall contain the following information: Number of toilets installed and rebates issued, reported by rebate type; full accounting of all funds expended during and in relation to the PROJECT; description of all public awareness efforts; customer surveys to determine the satisfaction with the toilets and the PROJECT; description of old toilet removal and disposal methods; calculation of water savings.

PROJECT BUDGET:

ITEM	CITY	DISTRICT	TOTAL
700 Toilet Rebates, to include: Single, Multi-family, and Commercial toilets @ \$100.00 each	\$35,000	\$35,000	\$70,000
Program Administration: 700 @ \$30.00	\$10,500	\$10,500	\$21,000
Educational Materials, Program Promotion, Surveys. Includes: printing, assembly, & postage.	\$4,500	\$4,500	\$9,000
TOTAL PROJECT COSTS	\$50,000	\$50,000	\$100,000

NOTE: In no instance will the rebate exceed the actual cost of the rebated toilet(s) and installation(s).

COMPLETION SCHEDULE:

TASK	START DATE	END DATE
Toilet Rebate	April 1, 2014	March 1, 2015
Final Report	March 1, 2015	May 1, 2015

IMPLEMENTATION:

The CITY is responsible for, but not limited to:

- Working with customers to guide them through the program.
- Tracking all program activity.

- Procuring and collecting customer survey data and performing subsequent data analysis.
- Promotion of the PROJECT through interaction with the plumbing industry.
- Establishing PROJECT policy.
- Providing program marketing.
- Overseeing program operations.
- Providing for collection and disposal of replaced toilets.

INSPECTIONS:

The CITY shall be responsible for ensuring that all installed toilets are inspected prior to issuance of rebates. All inspections shall include the following, at a minimum:

- Toilet(s) is secured and properly installed.
- Insure that the toilet(s) being replaced was installed prior to 1995.
- Installed HET(s) must be certified to meet WaterSense criteria through the Environmental Protection Agency's (EPA's) WaterSense labeling program. To be eligible for a rebate, the CITY shall verify that each HET installed is on the EPA's approved list.
- ULFT(s) flushes with no more than 1.6 gallons, and HET(s) flushes with no more than 1.28 gallons.
- Toilet(s) does not exhibit any evidence of leakage.
- Observation of the flush out and refill of the toilet(s) to ensure proper operation and to confirm the water level in the tank and bowl is consistent with the manufacturing standards.
- Mark the toilet(s) with the application number using permanent ink.

EDUCATION:

The CITY shall provide participants with educational materials on indoor water conservation, leak detection and proper maintenance practices specific to the make and model of the new toilet to ensure the low volume toilets remain water conservative fixtures.

ST. PETERSBURG CITY COUNCIL

Consent Agenda

Meeting of March 20, 2014

TO: Honorable Bill Dudley, Chair of Council, and Members of City Council

SUBJECT: Authorizing the Mayor or his designee to enter into a Cooperative Funding Agreement with the Southwest Florida Water Management District for the City of St. Petersburg Sensible Sprinkling Program in the amount of \$100,000.

EXPLANATION: The St. Petersburg Water Resources Department and the Southwest Florida Water Management District (SWFWMD) are proposing to enter into the next phase of a water conservation program which performs irrigation system evaluations for users of potable, reclaimed, and private well water. Under this program, a consultant will be hired to provide approximately 300 sprinkler system evaluations and rain sensor installations at no cost to residential, multi-family, and non-residential water customers. An educational packet promoting outdoor and indoor water conservation practices will compliment this Program. Through the previous Program phases (2001 to 2013), almost 1,900 evaluations and 1,500 rain sensor installations were conducted, and over 5,000 residents received water conservation information.

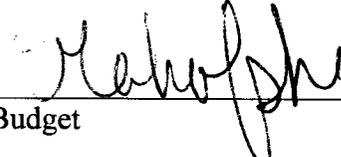
The agreement for the upcoming Phase of this Program with the Southwest Florida Water Management District (SWFWMD) has a total project cost of \$100,000. The City of St Petersburg agrees to fund 50% of the total cost or \$50,000 and the SWFWMD agrees to fund 50% of the total cost or \$50,000. The District's form Agreement includes a provision for attorney's fees and costs incurred by the District if the City fails to complete the Project in accordance with the terms of the Agreement, or the City fails to appropriate sufficient funds to complete the Project and the City fails to repay those funds. Historically the City will not enter into a contract which includes attorney fees provisions. The decision to accept funding from the District should be made taking the potential risk of having to pay such fees and costs into account. Staff is not aware of any breach of contract claims or litigation occurring with respect to any of previous co-funding arrangements with the District. The form Agreement also contains a non-appropriation clause which does not specifically limit funding by the City to an annual appropriation. The City's request to amend that provision for this fiscal year was declined; however legal counsel for the District has indicated that the requested change will be included in amendments to the form Agreement for FY2015. Since the entire amount of the City's funding is appropriated in advance of the Project, and given the fact that this co-funding Agreement continues a long-term program that has been implemented without problem, the legal risk that the Agreement would be found void appears small, but should be considered in the acceptance of the District funding.

Administration recommends that the Mayor or his designee be authorized to execute the FY2014 cooperative funding agreement with the SWFWMD for funding the City of St. Petersburg Sensible Sprinkling Program.

COST/FUNDING/ASSESSMENT INFORMATION: The total project cost is \$100,000. Funds are available in the Water Resources Operating Fund (4001), Water Conservation Administration (4202133), Sensible Sprinkling Program Phase 6 (Project # TBD).

APPROVALS:


Administration *SKL*


Budget

RESOLUTION NO. _____

A RESOLUTION AUTHORIZING THE MAYOR OR HIS DESIGNEE TO ENTER INTO A COOPERATIVE FUNDING AGREEMENT WITH THE SOUTHWEST FLORIDA WATER MANAGEMENT DISTRICT FOR THE CONTINUATION OF THE SENSIBLE SPRINKLING PROGRAM IN THE TOTAL AMOUNT OF \$100,000.00; AND PROVIDING AN EFFECTIVE DATE.

WHEREAS, the Southwest Florida Water Management District ("District") and the City of St. Petersburg ("City") entered into an initial agreement in 2001 and entered into subsequent agreements for a water conservation initiative program known as the Sensible Sprinkling Program ("Project"); and

WHEREAS, the District and the City wish to enter into a new agreement in FY 2014 in order to continue the Project; and

WHEREAS, the District and the City have agreed upon the type and extent of the Project to be completed and the amount and method of compensation to be paid by the District and the City for the implementation of the Project.

NOW, THEREFORE, BE IT RESOLVED by the City Council of the City of St. Petersburg, Florida that the Mayor or his Designee is authorized to enter into a sixth agreement with the District for the Sensible Sprinkling Program at a total Project cost of \$100,000.00 with the District's contribution not to exceed \$50,000.00.

This Resolution shall become effective immediately upon adoption.

APPROVED AS TO FORM AND CONTENT:



City Attorney (Designee)

COOPERATIVE FUNDING AGREEMENT (1)
BETWEEN THE
SOUTHWEST FLORIDA WATER MANAGEMENT DISTRICT
AND
CITY OF ST. PETERSBURG
FOR
ST. PETERSBURG SENSIBLE SPRINKLING PROGRAM – PHASE 6 (N538)

THIS COOPERATIVE FUNDING AGREEMENT is made and entered into by and between the SOUTHWEST FLORIDA WATER MANAGEMENT DISTRICT, a public corporation of the State of Florida, whose address is 2379 Broad Street, Brooksville, Florida 34604-6899, hereinafter referred to as the "DISTRICT," and CITY OF ST. PETERSBURG, a municipal corporation of the State of Florida, whose address is 175 Fifth Street North, St. Petersburg, Florida 33701, hereinafter referred to as the "CITY."

WITNESSETH:

WHEREAS, the CITY proposed a project to the DISTRICT for funding consideration under the DISTRICT'S cooperative funding program; and

WHEREAS, the project consists of an irrigation evaluation project that will educate potable, private well and reclaimed water customers on specific irrigation system modifications to maximize water savings through efficiency, hereinafter referred to as the "PROJECT"; and

WHEREAS, the DISTRICT considers the resource benefits to be achieved by the PROJECT worthwhile and desires to assist the CITY in funding the PROJECT.

NOW THEREFORE, the DISTRICT and the CITY, in consideration of the mutual terms, covenants and conditions set forth herein, agree as follows:

1. PROJECT CONTACTS AND NOTICES. Each party hereby designates the individual set forth below as its prime contact for matters relating to this Agreement. Notices and reports shall be sent to the attention of each party's prime contact as set forth herein by U.S. mail, postage paid, by nationally recognized overnight courier, or personally to the parties' addresses as set forth below. Notice is effective upon receipt.

Contract Manager for the DISTRICT: Jay Hoecker
Southwest Florida Water Management District
2379 Broad Street
Brooksville, FL 34604-6899

Project Manager for the CITY: Christine Claus
City of St. Petersburg
1650 Third Avenue North
St. Petersburg, FL 33713

Any changes to the above representatives or addresses must be provided to the other party in writing.

- 1.1 The DISTRICT'S Contract Manager is authorized to approve requests to extend a PROJECT task deadline set forth in this Agreement. Such approval must be in writing, explain the reason for the extension and be signed by the Contract Manager and his or her Bureau Chief, or Director if the Bureau Chief is the Contract Manager, unless the DISTRICT'S Signature Authority provides otherwise. The DISTRICT'S Signature Authority supersedes the approval requirements provided in this provision. The DISTRICT'S Contract Manager is not authorized to approve any time extension which will result in an increased cost to the DISTRICT or which will exceed the expiration date set forth in this Agreement.
- 1.2 The DISTRICT'S Contract Manager is authorized to adjust a line item amount of the PROJECT budget contained in the Project Plan set forth in Exhibit "A" or, if applicable, the refined budget as set forth in Subparagraph 3.4 below. The authorization must be in writing, explain the reason for the adjustment, and be signed by all appropriate DISTRICT staff in accordance with the DISTRICT'S Signature Authority. The DISTRICT'S Contract Manager is not authorized to make changes to the Scope of Work and is not authorized to approve any increase in the amounts set forth in the funding section of this Agreement.

2. SCOPE OF WORK. Upon receipt of written notice to proceed from the DISTRICT, the CITY shall perform the services necessary to complete the PROJECT in accordance with the CITY'S Project Plan set forth in Exhibit "A." Any changes to this Agreement, except as provided herein, must be mutually agreed to in a formal written amendment approved by the DISTRICT and the CITY prior to being performed by the CITY. The CITY shall be solely responsible for managing and controlling the PROJECT, including the hiring and supervising of any consultants or contractors it engages.

The parties agree that time is of the essence in the performance of each obligation under this Agreement.

3. FUNDING. The parties anticipate that the total cost of the PROJECT will be One Hundred Thousand Dollars (\$100,000). The DISTRICT agrees to fund PROJECT costs up to Fifty Thousand Dollars (\$50,000) and shall have no obligation to pay any costs beyond this maximum amount. The CITY agrees to provide all remaining funds necessary for the satisfactory completion of the PROJECT.
 - 3.1 The DISTRICT'S performance and payment pursuant to this Agreement are contingent upon the DISTRICT'S Governing Board appropriating funds in its approved budget for the PROJECT in each fiscal year of this Agreement. The CITY'S payment of any financial obligation under this Agreement is subject to appropriation by the CITY'S Council of legally available funds.

- 3.2 The CITY shall pay PROJECT costs prior to requesting reimbursement from the DISTRICT. The DISTRICT shall reimburse the CITY for the DISTRICT'S share of allowable PROJECT costs in accordance with the PROJECT budget contained in the Project Plan set forth in Exhibit "A". The DISTRICT shall reimburse the CITY for fifty percent (50%) of all allowable costs in each DISTRICT approved invoice received from the CITY, but at no point in time will the DISTRICT'S expenditure amounts under this Agreement exceed expenditures made by the CITY.
- 3.3 Unless otherwise stated in this Agreement, any federal, state, local or grant monies received by the CITY for this PROJECT shall be applied to equally reduce each party's share of PROJECT costs. The CITY shall provide the DISTRICT with written documentation detailing its allocation of any such funds appropriated for this PROJECT.
- 3.4 The CITY may contract with consultant(s), contractor(s) or both to accomplish the PROJECT. The CITY must obtain the DISTRICT'S written approval prior to posting solicitations for consultants or contractors and prior to entering into agreements with consultants or contractors to ensure that costs to be reimbursed by the DISTRICT under those agreements are reasonable and allowable under this Agreement. The DISTRICT shall provide a written response to the CITY within fifteen (15) business days of receipt of the solicitation or agreement. Upon written DISTRICT approval, the budget amounts for the work set forth in such contract(s) shall refine the amounts set forth in the PROJECT budget and be incorporated herein by reference. The DISTRICT shall not reimburse the CITY for costs incurred under consultant and contractor agreements until the DISTRICT approvals required under this provision have been obtained.
- 3.5 Payment shall be made to the CITY within forty-five (45) days of receipt of an invoice with adequate supporting documentation to satisfy auditing purposes. Invoices shall be submitted to the DISTRICT every two (2) months electronically at invoices@WaterMatters.org, or at the following address:

Accounts Payable Section
Southwest Florida Water Management District
Post Office Box 1166
Brooksville, Florida 34605-1166

In addition to sending an original invoice to the DISTRICT'S Accounts Payable Section as required above, copies of invoices may also be submitted to the DISTRICT'S Contract Manager in order to expedite the review process. Failure of the CITY to submit invoices to the DISTRICT in the manner provided herein shall relieve the DISTRICT of its obligation to pay within the aforementioned timeframe.

- 3.6 The parties acknowledge that the PROJECT was approved for funding by the DISTRICT based upon the resource benefits expected to be achieved by the PROJECT (the "Measurable Benefit"). The parties also acknowledge that the CITY is solely responsible for implementing the PROJECT in such a manner that the expected resource benefits are achieved. If at any point during the progression of the PROJECT, the DISTRICT determines that it is likely that the

Measurable Benefit as set forth in the Project Plan will not be achieved, the DISTRICT shall withhold payments to the CITY until such time as the CITY demonstrates that the PROJECT shall achieve the required resource benefits.

3.7 Any travel expenses which may be authorized under this Agreement shall be paid in accordance with Section 112.061, F.S., as may be amended from time to time. The DISTRICT shall not reimburse the CITY for any purpose not specifically identified in Paragraph 2, Scope of Work. Surcharges added to third party invoices are not considered an allowable cost under this Agreement. Costs associated with in-kind services provided by the CITY are not reimbursable by the DISTRICT and may not be included in the CITY'S share of funding contributions under this Agreement.

3.8 Each CITY invoice must include the following certification, and the CITY hereby delegates authority by virtue of this Agreement to its Project Manager to affirm said certification:

"I hereby certify that the costs requested for reimbursement and the CITY'S matching funds, as represented in this invoice, are directly related to the performance under the St. Petersburg Sensible Sprinkling Program – Phase 6 (N538) agreement between the Southwest Florida Water Management District and City of St. Petersburg (Agreement No. 14C0000010), are allowable, allocable, properly documented, and are in accordance with the approved project budget. The CITY has been allocated a total of \$__ in federal, state, local or grant monies for this PROJECT. \$__ has been allocated to this invoice, reducing the DISTRICT'S and CITY'S share to \$__."

3.9 In the event any dispute or disagreement arises during the course of the PROJECT, including whether expenses are reimbursable under this Agreement, the CITY will continue to perform the PROJECT work in accordance with the Project Plan. The CITY is under a duty to seek clarification and resolution of any issue, discrepancy, or dispute by providing the details and basis of the dispute to the DISTRICT'S Contract Manager no later than ten (10) days after the precipitating event. If not resolved by the Contract Manager, in consultation with his or her Bureau Chief, within ten (10) days of receipt of notice, the dispute will be forwarded to the DISTRICT'S Executive Director. The DISTRICT'S Executive Director in consultation with the DISTRICT'S Office of General Counsel will issue the DISTRICT'S final determination. The CITY'S continuation of the PROJECT work as required under this provision shall not constitute a waiver of any legal remedy available to the CITY concerning the dispute.

4. COMPLETION DATES. The CITY shall commence the PROJECT by January 31, 2014, shall complete the PROJECT by June 1, 2016, and shall otherwise meet the task deadlines established in this Agreement, as may be extended by the DISTRICT in accordance with Paragraph 1 of this Agreement. In the event of hurricanes, tornados, floods, acts of God, acts of war, or other such catastrophes, or other man-made emergencies such as labor strikes or riots, which are beyond the control of the CITY, the CITY'S obligations to meet the time frames provided in this Agreement shall be suspended for the period of time the condition continues to exist. During such

suspension, this Agreement shall remain in effect. When the CITY is able to resume performance of its obligations under this Agreement, in whole or in part, it shall immediately give the DISTRICT written notice to that effect and shall resume performance no later than two (2) working days after the notice is delivered. The suspension of the CITY'S obligations provided for in this provision shall be the CITY'S sole remedy for the delays set forth herein.

5. REPAYMENT.

5.1 The CITY shall repay the DISTRICT all funds the DISTRICT paid to the CITY under this Agreement, if: a) the CITY fails to complete the PROJECT in accordance with the terms and conditions of this Agreement, including failing to meet the Measurable Benefit; b) the DISTRICT determines, in its sole discretion and judgment, that the CITY has failed to maintain scheduled progress of the PROJECT thereby endangering the timely performance of this Agreement; c) the CITY fails to appropriate sufficient funds to meet the task deadlines unless extended in accordance with Paragraph 1.1; or d) a provision or provisions of this Agreement setting forth the requirements or expectations of a Measurable Benefit resulting from the PROJECT is held to be invalid, illegal or unenforceable during the term of this Agreement. Should any of the above conditions exist that require the CITY to repay the DISTRICT, this Agreement shall terminate in accordance with the procedure set forth in Paragraph 10, Default.

5.2 Notwithstanding the above, the parties acknowledge that if the completed PROJECT fails to meet the Measurable Benefit specified in this Agreement, the CITY may request the DISTRICT Governing Board to waive the repayment obligation, in whole or in part.

5.3 In the event the CITY is obligated to repay the DISTRICT under any provision of this Agreement, the CITY shall repay the DISTRICT within a reasonable time, as determined by the DISTRICT in its sole discretion.

5.4 The CITY shall pay attorneys' fees and costs incurred by the DISTRICT, including appeals, as a result of CITY'S failure to repay the DISTRICT as required by this Agreement.

6. CONTRACT PERIOD. This Agreement shall be effective January 31, 2014 and shall remain in effect through September 1, 2016, or upon satisfactory completion of the PROJECT and subsequent reimbursement to the CITY, whichever occurs first, unless amended in writing by the parties. The CITY shall not be eligible for reimbursement for any work that is commenced, or costs that are incurred, prior to the effective date of this Agreement.

7. PROJECT RECORDS AND DOCUMENTS. Upon request by the DISTRICT, the CITY shall permit the DISTRICT to examine or audit all PROJECT related records and documents during or following completion of the PROJECT at no cost to the DISTRICT. Payments made to the CITY under this Agreement shall be reduced for amounts found to be not allowable under this Agreement by an audit. If an audit is undertaken by either party, all required records shall be maintained until the audit has been completed and all

questions arising from it are resolved. Each party shall maintain all such records and documents for at least three (3) years following completion of the PROJECT. Each party shall allow public access to PROJECT documents and materials made or received by either party in accordance with the Public Records Act, Chapter 119, F.S. Should either party assert any exemption to the requirements of Chapter 119, F.S., the burden of establishing such exemption, by way of injunctive or other relief as provided by law, shall be upon the asserting party.

8. REPORTS.

- 8.1 The CITY shall provide the DISTRICT with a quarterly report describing the progress of the PROJECT tasks, adherence to the performance schedule and any developments affecting the PROJECT. The CITY shall promptly advise the DISTRICT of issues that arise that may impact the successful and timely completion of the PROJECT.
- 8.2 Upon request by the DISTRICT, the CITY shall provide the DISTRICT with copies of reports, models, studies, maps or other documents resulting from the PROJECT. Additionally, two (2) sets, electronic and hardcopy, of any final reports must be submitted to the DISTRICT as Record and Library copies
- 8.3 The CITY shall provide the reports and documents referenced in this provision at no cost to the DISTRICT.

9. RISK, LIABILITY, AND INDEMNITY.

- 9.1 To the extent permitted by Florida law, the CITY assumes all risks relating to the PROJECT and agrees to be solely liable for, and to indemnify and hold the DISTRICT harmless from all claims, loss, damage and other expenses, including attorneys' fees and costs and attorneys' fees and costs on appeal, arising from the implementation of the PROJECT; provided, however, that the CITY shall not indemnify for that portion of any loss or damages proximately caused by the negligent act or omission of the DISTRICT'S officers, employees, contractors and agents. The acceptance of the DISTRICT'S funding by the CITY does not in any way constitute an agency relationship between the DISTRICT and the CITY.
- 9.2 The CITY agrees to indemnify and hold the DISTRICT harmless, to the extent allowed under Section 768.28, F.S., from all claims, loss, damage and other expenses, including attorneys' fees and costs and attorneys' fees and costs on appeal, arising from the negligent acts or omissions of the CITY'S officers, employees, contractors and agents related to its performance under this Agreement.
- 9.3 This Paragraph 9 shall not be construed as a waiver of the CITY'S sovereign immunity or an extension of CITY'S liability beyond the limits established in Section 768.28, F.S. Additionally, this Paragraph 9 will not be construed to impose contractual liability on the CITY for underlying tort claims as described above beyond the limits specified in Section 768.28, F.S., nor be construed as

consent by the CITY to be sued by third parties in any manner arising out of this Agreement.

9.4 Nothing in this Agreement shall be interpreted as a waiver of the DISTRICT'S sovereign immunity or an extension of its liability beyond the limits established in Section 768.28, F.S., nor be construed as consent by the DISTRICT to be sued by third parties in any manner arising out of this Agreement.

10. DEFAULT. Either party may terminate this Agreement upon the other party's failure to comply with any term or condition of this Agreement, including the failure to meet task deadlines established in this Agreement, as long as the terminating party is not in default of any term or condition of this Agreement at the time of termination. To effect termination, the terminating party shall provide the defaulting party with a written "Notice of Termination" stating its intent to terminate and describing all terms and conditions with which the defaulting party has failed to comply. If the defaulting party has not remedied its default within thirty (30) days after receiving the Notice of Termination, this Agreement shall automatically terminate. If a default cannot reasonably be cured in thirty (30) days, then the thirty (30) days may be extended at the non-defaulting party's discretion, if the defaulting party is pursuing a cure of the default with reasonable diligence. The rights and remedies in this provision are in addition to any other rights and remedies provided by law or this Agreement.
11. RELEASE OF INFORMATION. The parties agree not to initiate any oral or written media interviews or issue press releases on or about the PROJECT without providing notices or copies to the other party no later than three (3) business days prior to the interview or press release. This provision shall not be construed as preventing the parties from complying with the public records disclosure laws set forth in Chapter 119, F.S.
12. DISTRICT RECOGNITION. The CITY shall recognize DISTRICT funding in any reports, models, studies, maps or other documents resulting from this Agreement, and the form of said recognition shall be subject to DISTRICT approval.
13. LAW COMPLIANCE. The CITY shall comply with all applicable federal, state and local laws, rules, regulations and guidelines, including those of the DISTRICT, related to performance under this Agreement
14. DIVERSITY IN CONTRACTING AND SUBCONTRACTING. The DISTRICT is committed to supplier diversity in the performance of all contracts associated with DISTRICT cooperative funding projects. The DISTRICT requires the CITY to make good faith efforts to encourage the participation of minority owned and woman owned and small business enterprises, both as prime contractors and subcontractors, in the performance of this Agreement, in accordance with applicable laws.
 - 14.1 If requested, the DISTRICT shall assist the CITY by sharing information to help the CITY in ensuring that minority owned and woman owned and small businesses are afforded an opportunity to participate in the performance of this Agreement.

15. ASSIGNMENT. Except as otherwise provided in this Agreement, no party may assign any of its rights or delegate any of its obligations under this Agreement, including any operation or maintenance duties related to the PROJECT, without the prior written consent of the other party. Any attempted assignment in violation of this provision is void.
16. CONTRACTORS. Nothing in this Agreement shall be construed to create, or be implied to create, any relationship between the DISTRICT and any consultant or contractor of the CITY.
17. THIRD PARTY BENEFICIARIES. Nothing in this Agreement shall be construed to benefit any person or entity not a party to this Agreement.
18. LOBBYING PROHIBITION. Pursuant to Section 216.347, F.S., the CITY is prohibited from using funds provided by this Agreement for the purpose of lobbying the Legislature, the judicial branch or a state agency.
19. PUBLIC ENTITY CRIMES. Pursuant to Subsections 287.133(2) and (3), F.S., a person or affiliate who has been placed on the convicted vendor list following a conviction for a public entity crime may not submit a bid, proposal, or reply on a contract to provide any goods or services to a public entity; may not submit a bid, proposal, or reply on a contract with a public entity for the construction or repair of a public building or public work; may not submit bids, proposals, or replies on leases of real property to a public entity; may not be awarded or perform work as a contractor, supplier, subcontractor, or consultant under a contract with any public entity; and may not transact business with any public entity in excess of the threshold amount provided in Section 287.017, F.S., for Category Two, for a period of 36 months following the date of being placed on the convicted vendor list. The CITY agrees to include this provision in all contracts issued as a result of this Agreement.
20. GOVERNING LAW. This Agreement is governed by Florida law and venue for resolving disputes under this Agreement shall be in Hernando County, Florida.
21. SEVERABILITY. If any provision or provisions of this Agreement shall be held to be invalid, illegal, or unenforceable, the validity, legality and enforceability of the remaining provisions shall not in any way be affected or impaired thereby. Notwithstanding the above, if a provision or provisions of this Agreement setting forth the requirements or expectations of a Measurable Benefit resulting from the PROJECT is held to be invalid, illegal or unenforceable during the term of this Agreement, this Agreement shall terminate in accordance with Subparagraph 5.1.
22. SURVIVAL. The provisions of this Agreement that require performance after the expiration or termination of this Agreement shall remain in force notwithstanding the expiration or termination of this Agreement including Subparagraphs 3.3 and 8.2, and Paragraphs 5, 7, 9, and 21 and any provisions requiring an offset or other continuing resource benefit.

23. ENTIRE AGREEMENT. This Agreement and the attached exhibits listed below constitute the entire agreement between the parties and, unless otherwise provided herein, may be amended only in writing, signed by all parties to this Agreement.
24. DOCUMENTS. The following documents are attached and made a part of this Agreement. In the event of a conflict of contract terminology, priority shall first be given to the language in the body of this Agreement and then to Exhibit "A."

Exhibit "A" CITY'S Project Plan

The remainder of this page intentionally left blank.

IN WITNESS WHEREOF, the parties hereto, or their lawful representatives, have executed this Agreement on the day and year set forth next to their signatures below.

SOUTHWEST FLORIDA WATER MANAGEMENT DISTRICT

By: _____
Robert R. Beltran, P.E. Date
Executive Director

CITY OF ST. PETERSBURG

By: _____
Trish Elston, City Administrator Date

ATTEST

By: _____
Eva A. Andujar, City Clerk Date

APPROVED AS TO FORM AND CONTENT:

By: _____
Date

COOPERATIVE FUNDING AGREEMENT (1)
BETWEEN THE
SOUTHWEST FLORIDA WATER MANAGEMENT DISTRICT
AND
CITY OF ST. PETERSBURG
FOR
ST. PETERSBURG SENSIBLE SPRINKING PROGRAM – PHASE 6 (N538)

DISTRICT APPROVAL	INITIALS	DATE
LEGAL	<i>rwsm</i>	<i>10/2/13</i>
RISK MGMT	<i>n/a</i>	
CONTRACTS	<i>[Signature]</i>	<i>10/18/13</i>
BUREAU CHIEF	<i>[Signature]</i>	<i>10/17/13</i>
DIRECTOR	<i>[Signature]</i>	<i>10/24/13</i>
GOVERNING BOARD	<i>n/a</i>	

**EXHIBIT "A"
CITY'S PROJECT PLAN**

PROJECT DESCRIPTION:

The PROJECT is an outdoor water conservation program that will provide CITY water customers an irrigation system evaluation, site-specific recommendations, rain sensor with installation, and an educational packet of water conservation practices at no cost to the customer.

The educational materials shall provide water conservation information to encourage customers to become knowledgeable about how their individual irrigation system can be modified to maximize water savings, Florida-Friendly Landscaping™ information, and other conservation practices.

MEASURABLE BENEFITS:

The PROJECT is expected to provide approximately 300 irrigation system evaluations and up to 300 rain sensor installations (provided where an operable sensor is not present), producing a water savings of approximately 41,096 gallons per day. The PROJECT'S estimated cost effectiveness is \$1.62 per thousand gallons (20 years at 8% interest).

DELIVERABLES:

The CITY will provide quarterly status reports and a final report. The final report will contain the following information: number and location of evaluations performed and the number and location of follow-up evaluations performed; program background, implementation, and methodology used to promote the PROJECT; and participant satisfaction data, distribution data and water savings based on one full year of pre water use data and one full year of post water use data, when available.

PROJECT BUDGET:

ITEM	CITY	DISTRICT	TOTAL
Approximately 300 evaluations @ \$265.00 each* to include: <ul style="list-style-type: none"> • Labor for evaluation • Program Administration 	\$39,750	\$39,750	\$79,500
Approximately 30 follow-up evaluations (based on 10% of 300 total evaluations) @ \$165.00*	\$2,475	\$2,475	\$4,950
Rain Sensor Purchase: <ul style="list-style-type: none"> • 250 wired sensors \$30.00 each* • 50 wireless sensors \$50.00 each* 	\$5,000	\$5,000	\$10,000
Education Materials, Program Promotion, Surveys. Includes: printing, assembly, postage	\$2,775	\$2,775	\$5,550
Total PROJECT costs	\$50,000	\$50,000	\$100,000

*NOTE: Costs are estimated pending vendor contract cost.

COMPLETION SCHEDULE:

TASK	START DATE	END DATE
Irrigation Evaluations	January 31, 2014	January 31, 2015
Follow-up Evaluations	September 1, 2014	January 31, 2016
Final Report	January 31, 2016	June 1, 2016

IMPLEMENTATION:

The CITY plans to hire a qualified contractor to perform the functions of implementing the program. The CITY will ensure its contractor's responsibilities include, but are not limited to:

- Scheduling appointments with customers
- Managing and performing rain sensor installations
- Communication with the CITY
- Providing PROJECT participants with educational materials on outdoor water conservation
- Promotion of the PROJECT through interaction with the irrigation and landscaping industries
- Performing on-site irrigation system evaluations and follow-up evaluations
- Preparing a report of the on-site irrigation system evaluations and providing the finished report to the customer and to the CITY

The CITY will be responsible for:

- Establishing PROJECT policy
- Program promotion and marketing
- Overseeing PROJECT operations
- Assembling educational information and providing such to the contractor
- Communication with the DISTRICT'S Contract Manager
- Managing the day-to-day operations of the PROJECT
- Tracking all program activity in an electronic database
- Working with customers to guide them through the program
- Collecting customer survey data and performing subsequent data analysis in electronic form
- Providing rain sensors and hose nozzles to Contractor

**COUNCIL AGENDA
NEW BUSINESS ITEM**

TO: **Members of City Council**

DATE: **March 5, 2014**

COUNCIL DATE: **March 20, 2014**

RE: ***Boyd Hill Preservation Designation***

ACTION DESIRED:

Respectfully requesting a Committee of the Whole meeting be scheduled to review the land use maps and preservation designation of Boyd Hill.

Amy Foster, Council Member
District 8

**COUNCIL AGENDA
NEW BUSINESS ITEM**

TO: Members of City Council

DATE: March 13, 2014

COUNCIL DATE: March 20, 2014

RE: *Referral to the Youth Services Committee*

ACTION DESIRED:

Respectfully requesting to refer to the Youth Services Committee a discussion of a possible Youth Service Tax for the City of St. Petersburg.

Wengay Newton, Council Member
District 7

ST. PETERSBURG CITY COUNCIL BUDGET, FINANCE & TAXATION COMMITTEE

Committee Report for March 13, 2014

Members & Alternate: Budget, Finance & Taxation Committee: Chair James R. “Jim” Kennedy, Jr.; Vice-Chair Charles Gerdes; Karl Nurse; Leslie Curran and William Dudley (alternate).

Support Staff: Angela Ramirez, Budget Analyst II, Budget Department
Linda Livingston, Accountant III, Finance Department

Call to Order

Approval of Agenda-Approved after addition of IOC to Water Cost Stabilization Fund

Approval of December 12, 2013 Minutes- Approved

Approval of December 19, 2013 Minutes- Approved

1. New / Deferred Business

a. Approval of Property Insurance Premium (Chris Guella)

Chris Guella, Interim Director of Human Resources, presented the annual renewal of the City of St Petersburg’s Property Insurance scheduled for April 1, 2014. The City’s property insurance coverage is divided into two different programs, the Water Resources Program and the General Property Program, which also includes Tropicana Field. The 2014 Water Resources Program discussed consists of four carriers and an insurance coverage limit of \$369,332,900 at a premium of \$1,057,043. This reflects a 1% decrease in premium rate. The 2014 proposed General Property Program discussed provides a program with nineteen participants and multiple sectors. The program offers insurance coverage with a total limit of \$309,000,000 at a premium of \$3,507,513. This premium reflects a 7.46% decrease in premium rate from last year. Total renewal cost for the City will include the Water Resources Program, the General Property Program, Terrorism Coverage on Tropicana Field, the NSP program, and \$82,800 for the fixed broker fee, for the City’s broker of record Brown and Brown, Inc. Councilman Gerdes moved for approval of item. Motion approved. An additional motion was made by Councilman Gerdes for recommendation of BF&T Committee to recommend that administration recommend to City Council for a FEMA coordinator to be incorporated into City staffing. Motion approved.

b. Report of the Investment Oversight Committee

Anne Fritz, Director of Finance, reported on the Investment Oversight Committee meeting held March 11, 2014. The report included the potential for investing up to 25% of the Water Cost Stabilization Fund (WCSF). The committee recommended to the BF&T committee that up to 25% of the balance available for investment in the Water Cost Stabilization fund (approximately \$20 million) to be invested in divided yielding equities in fund, mutual funds, or ETF’s (passive and internally selected). Cash dividends would be transferred as received (monthly), and when the net value of investment reaches 110% of the amount originally invested, one half of the market value gain would be transferred to the water Operating Fund for rate subsidy, and one half of the market value gain would remain in the Water Cost Stabilization Fund, with such determination date when reviewed, but at least quarterly. After the distribution occurs, the floor is reset to that level which is the sum of the prior floor (starting with the amount originally invested) and adding in the amount of the ½ of the distributed market value gain remaining in the Water Cost Stabilization Fund.

Councilman Nurse made motion for Administration to bring recommendation forward to City Council, but instead of moving cash dividends to the Water Operating Fund to move cash dividends into the General Fund pending review by the legal department for compliance. Motion passed.

3. Continued Business / Deferred Business – None

4. Upcoming Meetings Agenda Tentative Issues

1. April 10, 2014

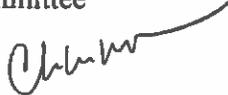
- a. Fund Balance Target Update (Tom Greene)

2. April 24, 2014

- a. Procurement Code (Louis Moore)
- b. Port Business Plan Update (Dave Metz/Walter Miller)

5. Adjournment – Meeting adjourned at 9:20 am

MEMORANDUM

TO: Members of Budget, Finance and Taxation City Council Committee
FROM: Christopher M. Guella, Interim Director, Human Resources 
DATE: March 13, 2014
SUBJECT: Annual Renewal of the City of St. Petersburg's Property Insurance

The property insurance coverage currently in effect for the City of St. Petersburg has a renewal date of April 1, 2014. The City's property insurance coverage is divided into two different programs, the Water Resources Program and the General Property Program, which also includes Tropicana Field.

The current limit of insurance on the Water Resources Program for fire and non-named wind is equal to the total insured value (TIV) of the property in the program. The deductible for Named Windstorm and Flood is 5% of the TIV at the affected location subject to a minimum of \$1,000,000. The deductible for other perils is \$250,000. The Water Resources Program currently has four carriers who are responsible for their respective percentages of a loss and the premium (rate per million of TIV) on this program is significantly less than the General Property Program.

The current General Property Program consists of nineteen participants in multiple tiered sectors of coverage; with carriers at the lowest sector insuring the initial amounts of loss, and those at higher sectors insuring higher loss amounts. Last year, the City of St. Petersburg also participated by self insuring 10% of the primary layer of coverage, which equates to a risk of \$5,000,000. The current deductible for Named Windstorm and Flood in the General Property Insurance Program is 5% of the total insured value at the affected location subject to a minimum of \$1,000,000. The deductible for other perils is \$100,000.

When evaluating reimbursement claims filed as the result of a disaster, FEMA considers among other factors the deductible for Named Windstorm and Flood considered to be "typical" for the geographic region. As can be seen from the attached chart detailing property insurance obtained by other cities in Florida, a 5% deductible for Named Windstorm and Flood is the norm. Accordingly, it is likely that FEMA will look for the City of St. Petersburg to also have a 5% deductible for this coverage if claims reimbursement is considered. In addition, FEMA requires facilities located in the 100 year flood plain to carry NFIP flood insurance or the equivalent. The City's flood coverage to meet this requirement is contained within the first two sectors of coverage.

The 2014 proposed Water Resources Program detailed in the attachments consists of four carriers and an insurance coverage limit of \$369,332,900 at a premium of \$1,057,043. This reflects a 1% decrease in premium rate. The deductible for Named Windstorm and Flood is 5% of the total insured value affected at the location subject to a minimum of \$1,000,000. Named windstorm in excess of \$100,000,000 is covered at 80%. All other perils are subject to a

\$250,000 deductible. Brown and Brown, Inc. lists one option from the base, titled Option 1 which would increase the Named Windstorm and Flood deductibles from 5% to 10% resulting in a premium decrease of \$55,755, but if selected the additional risk assumed by the City would be \$18,466,645 before insurance applies.

The 2014 proposed General Property Program detailed in the attachments provides a program with nineteen participants and multiple sectors. The program offers insurance coverage with a total limit of \$309,000,000 at a premium of \$3,507,513. This premium reflects a 7.46% decrease in premium rate from last year. The program includes a coverage limit of \$100,000,000 for Named Windstorm and Flood annual aggregate. Brown and Brown, Inc. lists two options for the General Property Program. Option 1 would add Terrorism coverage for Tropicana Field for a premium increase of \$51,333. Option 2 would increase the Named Windstorm and Flood Deductible from 5% to 10% resulting in a premium decrease of \$151,255, but if selected the additional risk assumed by the City would be \$36,992,754 before insurance applies.

Last year the City of St. Petersburg purchased property insurance for the Neighborhood Stabilization Program (NSP) properties. The 2014 proposed insurance for the NSP Program provides a single insurer policy with a maximum insurable value of \$2,500,000 at an estimated premium of \$20,000. This policy provides coverage for residential properties that are acquired through the Housing and Community Development Department's NSP Program. As these properties are intended for resale they cannot be covered under the General Property Program.

Total renewal cost for the City of St. Petersburg will include the Water Resources Program, the General Property Program, Terrorism Coverage on Tropicana Field, the NSP Program, and \$82,800 for the fixed broker fee (in lieu of 10% commission), for the City's Broker of Record, Brown and Brown, Inc.

Staff recommends the base option on the Water Resources Program, including NFIP Policies; and the base option on the General Property Program including Terrorism Coverage on Tropicana Field, Boiler & Machinery coverage, NFIP Policies, and Fine Arts Coverage (these policies were included in prior years but not specifically itemized separately from the total program); and proposed coverage for the NSP Program. The total expenditure for the city is \$4,540,477 (which is \$4,806,431 minus \$265,984 for City's 10% participation) including broker fee. The total expenditure is \$196,184 less than the 2013 total expenditure, and is within fund budget for fiscal year 2014.

ATTACHMENTS:

Water Resource Program Comparison Highlights

Water Resource Named Windstorm Limits

General Property Program (Includes Tropicana) Comparison Highlights

General Property Insurance Program Layers

Detailed Comparison of Property Insurance with Other Cities

Neighborhood Stabilization Program Highlights

Proposed Resolution

City of St. Petersburg, Florida

Property Comparison Highlights (as of 2-28-14) (brief description)

Water Resources Program

	Total Insured Value (TIV)	Limit of Insurance	Major Deductibles	Layers	# of Insurer Participants including City	Premium & Tax
4-1-14	369,332,900	369,332,900 Sublimits: <u>Named Windstorm</u> Excess of 100,000,000 is covered at 80% <u>Flood Annual Aggregate</u> All Zones: 50,000,000 Zones V & A: 20,000,000	<u>Named Windstorm</u> 5% of TIV at affected location(s) (subject to a 1,000,000 minimum) Flood 5% of TIV at affected location(s) (subject to a 1,000,000 minimum) <u>All Other Perils</u> 250,000	1	4	<u>1,057,043</u> 2,862 rate per mil TIV 1.00% decrease over 2013 <u>Terrorism (TRIA)</u> 27,017 Engineering: 16,000 NFIP policies: 9,596
4-1-13	361,837,650	361,837,650 Sublimits: <u>Named Windstorm</u> Excess of 100,000,000 is covered at 80% <u>Flood Annual Aggregate</u> All Zones: 50,000,000 Zones V & A: 20,000,000	<u>Named Windstorm</u> 5% of TIV at affected location(s) (subject to a 1,000,000 minimum) Flood 5% of TIV at affected location(s) (subject to a 1,000,000 minimum) <u>All Other Perils</u> 250,000	1	4	<u>1,046,149</u> 2,891 rate per mil TIV 5.98% increase over 2012 <u>Terrorism (TRIA)</u> 27,176 Engineering: 16,000 NFIP policies: 7,937

Option 1: Increase Named Windstorm & Flood deductibles from 5% to 10% per occurrence (note A) - Premium decrease: 55,755
 Note A: Additional first dollar risk assumed by the City per occurrence (before insurance applies) - 18,466,645

Major Underwriting Issues

- Coastal Wind & Flood: Large concentrated values at risk.
- Coastal Wind & Flood: Each underwriter has limited capacity available in the Tampa Bay area, which is selectively allocated.
- Coastal Flood: 190,006,900 of values in Flood Zones V & A (close to sea level)

City of St Petersburg
 Water Resource Property Insurance Program
 Effective April 1, 2014

Water Resource Named Windstorm Limits

369.3 Mil tiv total top layer is 215.44		67.325 mil	107.72 mil	40.395 mil	
100 MIL total	Lexington (AIG) 20 mil of 100 mil	Princeton 25 mil of 100 mil	Ace 40 mil of 100 mil	Westport (Swiss Re) 15 mil of 100 mil	
Totals	20 Mil	92.325 Mil	147.72 Mil	55.395 Mil	
Grand total	315.44				
Deductible	5% of TIV at affected location(s) subject to a 1 Mil minimum				

City of St. Petersburg, Florida

Property Comparison Highlights (as of 2-28-14) (brief description)

General Property Program (including Tropicana, excluding Water Resources)		Major Deductibles		Layers	# of Insurer Participants including City	Premium & Tax
Total Insured Value (TIV)	Limit of Insurance					
4-1-14	739,855,088 Sublimits: 100,000,000 combined maximum for Named Windstorm & Flood Named Windstorm limit is per occurrence and Flood limit is an annual aggregate	309,000,000 5% of TIV at affected location(s) (subject to a 1,000,000 minimum) Flood 5% of TIV at affected location(s) (subject to a 1,000,000 minimum) All Other Perils 100,000		6	19	3,507,513 City Participation (265,984) 3,241,529 4,741 rate per mil TIV 7.46% decrease over 2013 Boiler & Machinery: 21,493 NFIP policy: 5,986 Fine Arts: 7,650
4-1-13	728,258,411 Sublimits: 100,000,000 combined maximum for Named Windstorm & Flood Named Windstorm limit is per occurrence and Flood limit is an annual aggregate	305,000,000 5% of TIV at affected location(s) (subject to a 1,000,000 minimum) Flood 5% of TIV at affected location(s) (subject to a 1,000,000 minimum) All Other Perils 100,000		6	19	3,730,899 City Participation (282,700) 3,448,199 5,123 rate per mil TIV 0.27% increase over 2012 Boiler & Machinery: 21,178 NFIP policy: 4,786 Fine Arts: 7,282

Option 1: Include Terrorism coverage on Tropicana Field - Premium increase: 51,333

Option 2: Increase Named Windstorm & Flood deductibles from 5% to 10% per occurrence (notes A & B) - Premium decrease: 151,255

Note A: Premium decrease assumes the City's 10% participation in the 50MM primary layer

Note B: Additional first dollar risk assumed by the City per occurrence (before insurance applies) - 36,992,754

Major Underwriting Issues

- Coastal Wind & Flood: Large concentrated values at risk.
- Coastal Wind & Flood: Each underwriter has limited capacity available in the Tampa Bay area, which is selectively allocated.
- Coastal Flood: 133,286,078 of values in Flood Zones V & A (close to sea level).
- Tropicana Field (308,311,400): Extraordinarily high single structure value (increases the probable maximum loss of the insurance program).
- Tropicana Field: Unique Roof Construction (lack of historical and actuarial loss data makes insurers uncomfortable).

**City of St Petersburg
General Property Insurance Program**

Effective April 1, 2014

309 mil total This layer 209 Mil			5.225 mil			55.385 mil		148.39 mil 3 carriers
						1 carrier		
100 MIL total This layer 50Mil		13.5 mil	1.25 mil		22 mil 5 carriers	13.25 mil		
		3 carriers	1 carrier					
50 MIL total	35.25mil 5 carriers plus city* 35.25 includes the city 5mil	13.5 mil	1.25 mil					
	A	B	C	D	E	F		
Total in mil	35.25	27	7.725	22	68.635	148.39		
Grand Total	309							
*City participating in first layer at 10% of 50mil = 5 mil								

Detailed Comparison of Property Insurance with Florida Cities Rates and Values

City	Renewal Date	FY06 Coverage & Premium	FY07 Coverage & Premium	FY08 Coverage & Premium	FY09 Coverage & Premium	FY10 Coverage & Premium	FY11 Coverage & Premium	FY12 Coverage & Premium	FY13 Coverage & Premium	TTV	Current Wind Coverage Limits	Wind Deductible	Flood Limits	Flood Deductible
St. Petersburg 2 Programs General Property & WR Annual Premium	4/1/2014	approx. 500 Mil	540 Mil	585.5 Mil	594.7 Mil	615 Mil	616.5	622.4	687 Mil	728,258,411	280 Mil unnamed & 100 Mil named	5% of TIV w/ 1mil min	100,000,000	5% of TIV w/ 1Mil min
Tampa 2 programs	4/15/2014	230 Mil	137 Mil	See Below	See Below	See Below	See Below	See Below	See Below					
Annual Premium		4.5 Mil	3.1 Mil	2.4 Mil	2.8 Mil	2.7 Mil	2.8 Mil	3 Mil	3.1 Mil					
Water & Sewer Program														
Annual Premium			1,382,632	1,243,448	1,283,079	1,162,240	1,015,773	1,251,733	1,313,347					
Orlando Annual Premium	4/1/2014	200 Mil	200 Mil	250 Mil	250 Mil	350 Mil	350 Mil	350 Mil	350 Mil	1.4 billion	150 Mil Non-Named Storm	Named Windstorm 5% / \$500,000 Deductible	25,000,000	5% of TIV w/ 1Mil min
Annual Premium		931,419	1,288,035	1,349,308	1,3 mil	**	1,294,410	1,366,957	1,460,577		50 Mil Named Storm	Named Storm 5% / \$500,000 Min Deductible		5% of TIV w/ 1Mil min
Ft. Lauderdale Annual Premium	4/1/2014	25 Mil	25 Mil	100 Mil	100 Mil	150 Mil	150 Mil	150 Mil	75 Mil	504,826,000	75 Mil	5MM ded on utilities	30,000,000 (A&V)	5% of TIV w/ 1Mil min
Annual Premium		2,023,119	2,390,997	1,833,056	2,184,166	2,026,806	2,112,724	2,166,952	2,025,571			5MM ded on non-utilities		5% of TIV w/ 1Mil min
Jacksonville Annual Premium	3/1/2014	150 Mil	200 Mil	500 mil	480 Mil	500 Mil	600 Mil	600 Mil	400 Mil	2,778,375,919	400 Mil	Named storm 5%, Maximum of \$25,000,000, non named	\$600,000,000 per occ and in aggregate respect to Flood Except. 100yr Flood Zone- 100,000,000	5% of TIV w/ 1Mil min
Annual Premium		4.5 Mil	5,332,940	5,877,420	6,100,000	5.7 Mil	5.4 Mil	5,991,358	5,680,469			non-named 100,000		5% of TIV w/ 1Mil min
Miami 2 Programs Gen. L. & J.L.K Annual Premium	5/1/2014	340,039,284	340,039,284	100,000,000	100,000,000	100,000,000	100,000,000	100,000,000	100,000,000	509,192,890	35 Mil Named Storm	5% subj to 250,000 min zone, 25 Mil inside of 100 yr flood	10,000,000	5% subject to 250,000 min outside of 100yr flood, 1,000,000 min inside of 100yr flood
Annual Premium		3,574,025	3,326,787	80,000,000	80,000,000	80,000,000	45,594,646	46,462,539	46,432,266		45,594,646	Named windstorm hurricane and hail. 250,000		5% subject to 250,000 min outside of 100yr flood, 1,000,000 min inside of 100yr flood
Comments:														
City of Miami removed Orange Bowl from insured list; demolished in May of 08														
* For 2012 Renewal City of St. Petersburg opted to self insure 10% of the Primary \$50,000,000 layer of insurance on the General Property Program														
** City of Orlando discovered they provided inaccurate information for 2010 and revised information was not reported prior to submittal of this data.														

Resolution No. 2014-_____

**A RESOLUTION AUTHORIZING THE ACCEPTANCE OF
THE PROPERTY INSURANCE COVERAGE PROPOSAL
SUBMITTED BY BROWN AND BROWN INC; AND
PROVIDING AN EFFECTIVE DATE.**

WHEREAS, the City's current property insurance coverage expires as of March 31, 2014; and;

WHEREAS, due to the limited number of markets for coverage of this nature and the specialized nature of property insurance programs of this scope, it was determined that it would be most advantageous for the City to utilize the firm of Brown & Brown, Inc. as its designated broker for the purpose of securing proposals for coverage for the policy period April 1, 2014 to March 31, 2015 at a fixed fee of \$82,800 (in lieu of 10% commission); and

WHEREAS, Brown & Brown, Inc. has secured a proposal to provide property insurance for properties assigned to the Water Resources Department for an insured value and limit of \$369,332,900 (Fire and non Named wind) and Named Windstorm excess of \$100,000,000 is covered at eighty percent, and Flood annual aggregate (\$50,000,000 for all zones and \$20,000,000 for zones V & A) with a five percent Named Windstorm and Flood deductible for an approximate annual cost, including National Flood Insurance Policies, Terrorism Coverage, and Loss Engineering fee, of \$1,109,656 including taxes and assessments; and

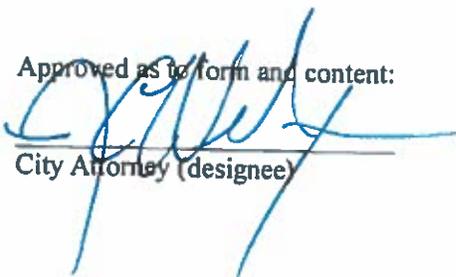
WHEREAS, Brown & Brown, Inc. has secured a proposal to provide property insurance for properties within the Neighborhood Stabilization Program for a maximum insured value of \$2,500,000 and a \$250,000 per property limit with a five percent Windstorm deductible for an approximate annual cost of \$20,000; and

WHEREAS, Brown & Brown, Inc. has secured a proposal to provide property insurance for the remaining City properties including Tropicana Field for a total insured value of \$739,855,088 and a coverage limit of \$309,000,000 (fire & non Named Wind) with a coverage limit of \$100,000,000 for Named Wind Storm per occurrence and Flood annual aggregate with a five percent Named Windstorm and Flood deductible with the City self insuring ten percent of the first layer of \$50,000,000 coverage, for an approximate annual cost, including Boiler & Machinery, Fine Art, National Flood Insurance Policies, and Terrorism Coverage on Tropicana Field, of \$3,593,975; and

NOW, THEREFORE, BE IT RESOLVED By the City Council of St. Petersburg on March 20, 2014 that the Mayor is authorized to accept the aforementioned proposals submitted by Brown & Brown, Inc. to provide property insurance coverage effective April 1, 2014, at a total estimated cost of \$4,806,431.

This resolution shall become effective immediately upon its adoption.

Approved as to form and content:



City Attorney (designee)



Department

City of St. Petersburg
Public Services & Infrastructure Committee
Meeting of March 13, 2014 – 9:15 a.m.
City Hall, Room 100

Members: Chair Bill Dudley; Vice-Chair Steve Kornell
Council Members: Darden Rice and Jim Kennedy

Alternate(s): Jim Kennedy

Support Staff: Ken Betz, primary staff support; Brian Campbell, backup staff support

Others Present:

Council Member Amy Foster, Mark Winn, Gary Cornwell, Mike Connors, Dave Goodwin, Derek Kilborn, Tom Gibson, Holly Greening, and Pat Beneby.

- A. Call to Order and Roll Call – 9:25 a.m.
- B. Approval of Agenda (4 - 0)
- C. Approval of Minutes
 - 1. Minutes of February 27, 2014 (4 - 0)
- D. New Business
 - 1. March 13, 2014

Sea Level Rise

Connors

Opening Discussion and Presentation

Council Member Dudley introduced Mike Connors, who outlined how the topic of Sea Level Rise would be discussed. He then introduced Holly Greening, Executive Director of the Tampa Bay Estuary Program. Ms. Greening gave a presentation about the sea level rise for the immediate area, estimated to range from 7 inches to 27 inches by the year 2060, based on data from the Department of Transportation and the U. S. Army Corps of Engineers. She also discussed the affects sea level rise will have on sea grasses and habitat, and how we would plan for long-term restoration.

Mike Connors explained that the rise in sea level is caused by ocean warming/ice melt and that 75% of our residents live near the coastline. He discussed several areas that will be affected by sea level rise and pointed out Federal, State, Municipal and local Agencies involved with this topic.

Derek Kilborn listed 6 local considerations: Flood Plain Management Ordinance, Community Rating System, Comprehensive Plan Improvements, Land Development Regulations, Engineering Structures, and Infrastructure Improvements.

Tom Gibson discussed how sea level rise would affect 3 Engineering Standards: Drainage Outfall/Design, Sea Wall Design, and Roadway Design.

Mike Connors suggested looking at higher education facilities and hire interns to identify existing plans and to create a framework for a City regional plan.

Committee and Staff Discussion

Darden Rice stated the City plays a role in reducing carbon pollution, which in effect, helps cause sea level rise. She thanked City staff for their pro-active approach to the sea level rise topic.

Steve Kornell felt carbon pollution and sea level rise were two different issues. He would like to see 2 initiatives: Sea Level Rise and Carbon Pollution. He thanked City staff for their comprehensive work on the topic of Sea Level Rise.

Charlie Gerdes questioned if the demolition of the Pier and use of the structure debris would affect sea level rise. Mike Connors advised the structure debris would be used for erosion control of the shoreline not in conjunction with sea level rise. Charlie Gerdes questioned how the Albert Whitted property would be affected by the sea level rise. Mike Connors advised that a 27 inch rise in sea level would still leave the airport property 3 to 5 foot above sea level.

E. Next Meetings

1. March 27, 2014

- | | | |
|----|-------------------|---------|
| a. | Unimproved Alleys | Lazzara |
| b. | Pedal Pub | Dudley |

2. April 10, 2014

- | | | |
|----|--|---------|
| a. | Vertical Elements on Central Avenue Bulbouts | Kubicki |
| b. | 2013 Municipal Quality Index Ranking | Kornell |

F. Adjournment. Meeting Adjourned at 10:14 am.

MEMORANDUM

EMS Committee Report

TO: The Honorable Bill Dudley, Chair, and Members of City Council

FROM: Ian Womack, Acting Rescue Division Chief

DATE: March 7, 2014

SUBJECT: EMS Committee Meeting of March 3, 2014 Report



On March 3, 2014, at 9:00 a.m., the EMS Committee met to discuss the County's most recent CARES2 proposal and the City's position on it. A presentation by Fire & Rescue covered the following information:

- I. St. Petersburg Fire & Rescue (SPF&R) EMS History (Brief)
 - System established by public referendum in 1980. Subsequent State Statute 80-585.
 1. SPF&R was a preexisting EMS provider. Aka "Legacy Provider"
 - 1987 - Pinellas County (the County) proposes an arbitrary funding formula to drastically reduce funding provided to the City of St. Petersburg (the City).
 - The City refused the funding formula and the County sued. The City ultimately prevailed and is the beneficiary of the legal backing referenced as "the 1989 Lawsuit."
 1. County must pay the City the full "reasonable and customary" cost for EMS delivery within the City.
 2. County cannot force the City to ALS its fire engines.
 3. County cannot force the City to abandon its EMS delivery.
 - Lawsuit was rerecorded in 2009 and both parties agreed that it continue in perpetuity.
 - State Statute 08-585 and the 1989 Lawsuit have proven to be necessary protection against County cuts that would impact service delivery.
 1. 1987 – County attempts to drastically cut funding.
 2. 2008 – County cancels existing contract and attempts to drastically cut funding.
 3. 2013 – County attempts to cut City funding by 2.5 million with CARES plan.
 4. 2014 – County attempts to cut City funding by 1.06 million with CARES2 plan.
- II. County EMS Financial Sustainability Proposal
 - Seeks to reduce funding to entire system by \$2,290,650
 1. St. Petersburg is designated to carry 40% of the cut at \$1,069,369
 2. St. Petersburg only receives 30% of the total annual first responder budget.
 3. St. Petersburg handles 30% of the system's demand.
 - Fitch report appraises system value at 99 million yet County only pays 40-42 million per year for it.
 - At no point in the County's status quo analysis does the millage exceed the voter establish cap.
 1. 1989 Lawsuit Judgment – "the fact that the projected costs may be approaching the millage cap is not relevant..."
 - County seeks to reduce funding and freeze payments for three years.
 1. Funding reductions and freezes total \$4,441,572 (at 3%) in first three years and \$22,059,177 by FY2024.

2. Cuts would equate to one rescue truck or 8 paramedic positions by FY17.
 3. Contractually agreeing to a freeze contradicts both the Special Act and the lawsuit which stipulate the City must be reimbursed for the actual reasonable and customary cost of service delivery. Under a freeze, the City would not be reimbursed for any unavoidable increases it may sustain from rising operational costs.
- The County claims their funding plan will produce upwards of 60 million in savings over seven years. They state this is the result of cuts, cost containment, and cost avoidance.
 1. Applying the same approach internally, St. Petersburg has already provided 12.6 million in savings to the County since FY09.
 - Plan fails to consider extra funding required for reinstating needed supervisory positions.

III. CARES – County’s Means To Cut

- CARES (original) – Utilizes 5 Peak Load Units (PLU) in St. Petersburg. (R3, R4, R5, R7, R11)
 1. PLU’s would only operate and be funded for 14hrs during the peak time of 0800-2200 each day.
 2. Fitch & Associates CARES plan acknowledges that two (2) units are necessary during this period of time (1 Rescue, 1 Engine).
 3. Currently, only the Rescue is funded by County EMS dollars and the ALS Engines that facilitate the proposal are operated by the City at no additional cost to the County EMS system.
 4. Obligating the County to fund the cost of the ALS engine for the peak period would add an additional \$495,490 to the current funding level.
 5. The CARES plan saved County EMS Dollars in St. Petersburg only if the City continued to assume the cost of the ALS Engines that facilitated it. (Elaborated below)
- CARES 2 (revision)
 1. CARES 2 utilizes the same data as CARES but no longer acknowledges the need for two units during peak hours.
 2. CARES 2 calls for (1) Rescue from 0800-2200 and (1) ALS Engine from 2200-0800 at each of the five stations.
 3. CARES 2 claims savings by reducing paramedic funding from 48hrs to 38hrs per day for each of the five stations.

IV. CARES 2 Impact On Service Delivery and Legal Standing

- CARES 2 mandates the City use its Fire Engines as primary ALS units.
 1. 1989 Lawsuit makes clear that the County cannot use its authority to intrude in or attempt to control the operation of the City’s Fire Department and therefore cannot force the use of ALS engines.
 - (1) SPF&R currently utilizes engines in a back-up ALS capacity to meet growing demand.

St. Petersburg Fire & Rescue is committed to serving the community and each other by protecting and improving health, safety, and quality of life through exceptional emergency service and education.

- (2) Demand has grown 141% since creation of system in 1980 yet funded resources have only increased 23%. This led to poor first due performance.
- (3) City redeployed funded resources at ZERO cost to the County to meet demand increase. Performance improved by 20-25%.
- CARES 2 would result in a decreased level of service.
 - 1. Fitch estimates an 11sec increase to the average response time and a 7 second increase at the 90th percentile.
 - 2. What it takes to move the needle by 11 seconds:
 - (1) In 2013, it took 959 responses at nearly **a minute more per call** to shift the “Average ALS Response” time 12 seconds in just one district. Consider how many responses are required to move the average 11 seconds in our City with over 42,603 calls.
 - 3. Tasking Fire Engines with the sole responsibility for ALS delivery between 2200-0800 decreases the level of City funded fire readiness.
 - (1) Increases likelihood of fire unit not being available for a fire call.
 - (2) Life Safety risk and fire fatality rate is highest through the nighttime hours.
 - 4. CARES 2 shifts EMS cost and responsibility to the City.

V. St. Petersburg’s Counter Offer

- The County’s FY14 Adopted Budget states that “First responder contracts are currently funded based on actual first responder costs as defined in Board Resolution 09-38.”
- Resolution 09-38 stipulates the formula for determining the amount of staffing required for each funded position. This is called a “staffing multiplier.”
- The multiplier formula used in 09-38 is consistent with industry best practice.
- The County currently funds 23 Paramedic positions in St. Petersburg. Applying the County’s formula yields the following result: 94 Paramedics
 - 1. CARES 2 would require 95 Paramedics
- The County has never fully funded these positions in St. Petersburg, the only provider for which this is the case. Rather, in an effort to provide savings and efficiencies, St. Petersburg has agreed to currently operate with 81 paramedics and a marginal overtime allowance in lieu of the staffing multiplier.
- The City asks that prior to any reductions and in consideration of staffing levels already below the recommended level, the County fully fund the City for all positions. This would put the City at the same starting point with the other 17 providers prior to reductions. The result would leave the City with a net gain over current funding.

VI. County’s Evaluation of St. Petersburg’s Staffing Multiplier

- Ref. 09-38, Paragraph 3 – EMS funding is only allowed to be used for EMS purposes.
 - 1. St. Petersburg is compliant with this requirement.
 - 2. Disagreement exists regarding County defined Cost exceptions.
- Ref. 09-38, Paragraph 6 – Requires annual audit of EMS funding and that any unspent funds be returned to County unless waived by the County.
 - 1. The City is compliant with audits.

St. Petersburg Fire & Rescue is committed to serving the community and each other by protecting and improving health, safety, and quality of life through exceptional emergency service and education.

2. County has waived return of excess funds since system onset. This has created and maintained the City's EMS fund balance.

(1) EMS Fund balance is mutually beneficial for the County and the City.

- The City's audited financials demonstrated the following:
 1. County funding exceeded amount required by City to provide services:
 - (1) FY08 - \$769,517
 - (2) FY09 - \$748,726
 - a. Made possible by City funded EMTs. Annual value of 2.7 million.
 - (3) FY10 - (\$563,299)
 - a. Fund balance tapped to cover costs in excess of revenue.
 - (4) FY11 - \$51,411
 - (5) FY12 - \$57,277
 - a. Excess funds are .004 percent of total budget.
 - County's position is that the City should receive NO additional funding
 1. The City's intent is not to increase funding but rather to simply demonstrate the already cost efficient manner in which it provides EMS services.

VII. Options moving forward

- Defensive – Continue current strategy to maintain funding and staffing levels as is.
 1. Pros and Cons
- Offensive – Declare independence from the County and levy own EMS tax.
 1. Facilitate with abolition of Special Act 08-585 or become a special taxing district.
 2. Pros and Cons
- Neutral – Legally define 1989 levels and staff to full multiplier based upon them.
 1. Pros and Cons



MEMORANDUM

TO: Members of City Council

FROM: Co-sponsored Events Subcommittee Chair Charlie Gerdes and Councilmembers Amy Foster, Jim Kennedy, and Steve Kornell

DATE: March 13, 2014

MEETING DATE: March 13, 2014

SUBJECT: The Subcommittee convened to review the below agenda items.

- A. Call To Order and Roll Call – The meeting was called to order by Subcommittee Chair Gerdes. The motion to approve the meeting agenda was approved by all present.
- B. The committee unanimously approved a request to add one (1) Group B event. Police Appreciation Run, Partners for Life Run/Walk, 5/3/14, Demens Landing Park.
- C. The committee unanimously approved a request to add two (2) Group C events. Pier Dance & Aids Benefit, St. Pete Pride, Inc., 6/29/14, Spa Beach Park. Go Skate St. Pete, The Ian Tilmann Foundation, Inc., 6/21/14, Spa Beach Park.
- D. The committee unanimously approved that the Pier Dance & Aids Benefit event was a new event, and unanimously approved the waiver of a \$1200 late fee.
- E. The committee unanimously approved that an ordinance be written to allow participants of the Go Skate St. Pete event to skate on city streets on 6/21/14.
- F. The committee unanimously approved a request for forty-two (42) Group A events.
- G. The committee unanimously approved a request to add eleven (11) for-profit responsible parties to eleven (11) Group A events.

H. There being no further business the meeting was adjourned at 11:10 a.m.

cc: R. Badgley, Assistant City Attorney
S. McBee, Leisure & Community Services Administrator
M. Jefferis, Parks & Recreation Director
P. Whitehouse, Parks & Field Operations Superintendent
R. Craft, Recreation & Programming Superintendent
C. Davis, Deputy City Clerk

City of St. Petersburg

Co-Sponsored Events Listing by Order Received

Profit / Nonprofit Report

2014 - 2015 Group "A"

Event #	Event Name	1st Year	Non Profit	Profit Organization	Event Dates	Times	Event Location
1	Chill Out St Pete	YES	PARC, INC.	BLOCKTOBER FESTIVAL, LLLC		Cancelled	
2	Downtown Wine and Food Festival	NO	WEST FLORIDA Y RUNNERS CLUB, INC.	CBS RADIO STATIONS INC.	10/11/14	3pm - 10pm	South Straub Park
3	Folkfest St Pete	NO	CREATIVE CLAY INC.		Oct/Nov	10am - 10pm, 10am-5pm,	Central Ave / 13th Street
4	Out of the Darkness Community Walk	NO	AMERICAN FOUNDATION FOR SUICIDE PREVENTION, INC.		10/25/14	7am - 1pm	South Straub Park
5	Light the Night	NO	THE LEUKEMIA & LYMPHOMA SOCIETY, INC		11/06/14	4:30pm - 9:30pm	Vinoy
6	Huntingtons Disease Walk	NO	HUNTINGTON'S DISEASE SOCIETY OF AMERICA, INC.		10/18/14	12PM - 8PM	Demen's landing
7	SPIFFS	NO	ST. PETERSBURG INTERNATIONAL FOLK FAIR SOCIETY, INC.		10/30/14 - 11/02/14	9am - 3pm , 9am - 3pm,	Vinoy Park
8	Ribfest	NO	NORTHEAST EXCHANGE CLUB OF ST. PETERSBURG, FLORIDA, INC.		11/14/14 - 11/16/14	11am-10pm - Fri - 11am	Vinoy Park
9	Purplestride Run / Walk	NO	PANCREATIC CANCER ACTION NETWORK, INC.		11/08/14	6:30am - 12pm	Spa Beach Park
10	Making Strides	NO	AMERICAN CANCER SOCIETY, INC.		10/18/14	7am-12pm	Vinoy Mole
11	Jingle Bell Run	NO	BOLEY CENTERS, INC.		12/10/14 or 12/12/14	6PM - 9PM	Al Lang Lot
12	Tampa Bay Walk for Farm Animals	NO	FARM SANCTUARY, INC		11/01/14	10am-4pm	Spa Beach
13	Craft Art Show	NO	FLORIDA CRAFTSMEN		11/22/14 & 11/23/14	10am-5pm(2days)	Central Ave - 4th&5th St.
14	Rotary Fun Run around the Pier	NO	SUNRISE ROTARY FOUNDATION, INC.		10/11/14	3pm - 8pm	Albert Whitted Park
15	Women's Half Marathon	NO	EDITH SANFORD BREAST CANCER FOUNDATION, INC.	COMPETITOR GROUP, INC.	11/23/14	7am-1pm	Albert Whitted Park
16	Shopapalooza	NO	SAVE OUR STRAYS, INC.	LOCAL SHOPPER, LLC	11/22/14	10am - 8pm	South Straub

Event #	Event Name	1st Year	Non Profit	Profit Organization	Event Dates	Times	Event Location
17	Ties and Tennis Shoes	NO	PINELLAS COUNTY EDUCATION FOUNDATION, INC.		12/06/14	8am-12pm	Tropicana Field
18	Beat Cancer with a Paddle	YES	BEAT CANCER WITH A PADDLE, INC.	PAN AMERICAN DRAGON BOAT ASSOCIATION LLC	10/04/14	6am - 6pm	Lake Maggiore Park
19	Marinequest	NO	Request Waiver	FWC - Florida Fish and Wildlife Research Institute	10/16/14 - 10/18/14	9am-4pm Daily	USF
20	St. Pete Power and Sailboat Show	NO	SAIL AMERICA, INC.	YACHTING PROMOTIONS, INC.	12/04/14-12/07/14	9am-6pm Daily	Albert Whitted Airport
21	Komen Race for the Cure	NO	FLORIDA SUNCOAST AFFILIATE OF THE SUSAN G. KOMEN BREAST CANCER		10/11/14	7am-1pm	Vinoy Park
22	Bungalow Fest	NO	HISTORIC KENWOOD NEIGHBORHOOD ASSOCIATION, INC.		11/1/14 & 11/2/14	7pm-11pm	Seminole Park
23	SPCA Petwalk 3K	NO	SOCIETY FOR THE PREVENTION OF CRUELTY TO ANIMALS, TAMPA BAY, FLORIDA, INC.		10/11/14	8am-2pm	Vinoy Park
24	Red Ribbon Family Fun Day	NO	OPERATION PAR, INC.		10/25/14	9am-3pm	Vinoy Park Mole
25	Creative Loafing Crafts & Drafts	YES	CURRENT OF TAMPA BAY, INC.	CREATIVE LOAFING TAMPA, LLC	11/15/14	10am - 5pm	Mirror Lake Area
26	Autumn ARTS Festival	YES	JUNGLE TERRACE CIVIC ASSOCIATION, INC.		10/12/14	9am - 5pm	Sunset Park
27	Tap 'N' Run	NO	PET PAL RESCUE, INC.	JAM ACTIVE, LLC	11/01/14	5pm - 8pm	Downtown
28	Movies in the Park - (Oct)	NO	SAINT PETERSBURG PRESERVATION, INC		Thurs in October	5pm-11pm	North Straub
29	MLK Breakfast	NO	NATIONAL COUNCIL OF NEGRO WOMEN, ST. PETERSBURG METROPOLITAN SECTION,		01/20/14	7am - 9:30am	Coliseum
30	St Pete Science Fair	NO	PIER AQUARIUM, INC		10/17/14 & 10/18/14	8AM - 5PM	USF/ Poynter Park
31	Get Downtown	NO	THE BREAKFAST OPTIMIST CLUB OF ST. PETERSBURG, FLORIDA, INC		1st Friday every month	5pm-11pm	Central Ave - 2nd&3rd
32	Blue Water Event	YES	DIABETES RESEARCH INSTITUTE FOUNDATION, INC.	BLUEWATER MEDIA, LLC	10/24/14	6:30pm-12am	Spa Beach
33	Vintage Car Show	NO	ST. PETERSBURG YACHT CLUB		11/09/14	8am - 5pm	South Straub
34	Circus McGurkis	NO	SOUTHEASTERN YEARLY MEETING, RELIGIOUS SOCIETY OF FRIENDS, INC.		10/25/14	9am-5pm	Lake Vista Park

Event #	Event Name	1st Year	Non Profit	Profit Organization	Event Dates	Times	Event Location
35	Candle Light Tour of Homes	NO	HISTORIC OLD NORTHEAST NEIGHBORHOOD ASSOCIATION OF ST. PETERSBURG, INC		12/14/14	3pm - 8pm	Historic NE Neighborhood
36	Florida Orchestra the Park	NO	THE FLORIDA ORCHESTRA, INC.		10/18/14	6pm-0pm	Vinoy Park
37	Rotary Club Lighted Boat Parade	NO	ROTARY CLUB OF ST. PETERSBURG, INC		12/13/14	4pm - 8pm	Waterfront - Bayshore Dr
38	Second Time Arounders	NO	SECOND TIME AROUNDERS MARCHING BAND, INC.		01/15 -06/15	6pm - 10pm	Coliseum
39	MLK Battle of the Bands	NO	MARTIN LUTHER KING, JR. HOLIDAY & LEGACY ASSOCIATION, INC.		01/18/14	1pm-6pm	Tropicana Field
40	Sunshine Music Festival	NO	MY HOPE CHEST CORPORATION	LIVE NATION WORLDWIDE, INC.	01/17/15 OR 01/18/15	1PM - 10PM	Vinoy Park
41	97X Next Big Thing	NO	PARC, INC.	COX MEDIA, LLC.	12/13/14 or 12/14/14	10am - 10pm	Vinoy Park
42	First Night St Pete	NO	FIRST NIGHT ST. PETERSBURG, INC.		12/31/14 & 01/01/14	4pm - 12:30am	Downtown Parks

City of St. Petersburg

Co-Sponsored Events Listing by Order Received Waiver Request - Adding a For-Profit Entity 2014 - 2015 Group "A"

Event #	Event Name	1st Year	Non Profit	Profit Organization	Event Dates	Times	Event Location
1	Chill Out St Pete	YES	PARC, INC.	BLOCKTOBER FESTIVALS, LLC.		Cancelled	
2	Downtown Wine and Food Festival	NO	WEST FLORIDA Y RUNNERS CLUB, INC.	CBS RADIO STATIONS INC.	10/11/14	3pm - 10pm	South Straub Park
15	Women's Half Marathon	NO	EDITH SANFORD BREAST CANCER FOUNDATION, INC.	COMPETITOR GROUP, INC.	11/23/14	7am-1pm	Albert Whitted Park
16	Shopapalooza	NO	SAVE OUR STRAYS, INC.	LOCAL SHOPPER, LLC	11/22/14	10am - 8pm	South Straub
18	Beat Cancer with a Paddle	YES	BEAT CANCER WITH A PADDLE, INC.	PAN AMERICAN DRAGON BOAT ASSOCIATION, LLC	10/04/14	6am - 6pm	Lake Maggiore Park
20	St. Pete Power and Sailboat Show	NO	SAIL AMERICA, INC.	YACHTING PROMOTIONS, INC.	12/04/14-12/07/14	9am-6pm Daily	Albert Whitted Airport
25	Creative Loafing Crafts & Drafts	YES	CURRENT OF TAMPA BAY, INC.	CREATIVE LOAFING TAMPA, LLC	11/15/14	10am - 5pm	Mirror Lake Area
27	Tap 'N' Run	NO	PET PAL RESCUE, INC.	JAM ACTIVE, LLC	11/01/14	5pm - 8pm	Downtown
32	Blue Water Event	YES	DIABETES RESEARCH INSTITUTE FOUNDATION, INC.	BLUEWATER MEDIA, LLC	10/24/14	6:30pm-12am	Spa Beach
40	Sunshine Music Festival	NO	MY HOPE CHEST CORPORATION	LIVE NATION WORLDWIDE, INC.	01/17/15 OR 01/18/15	1PM - 10PM	Vinoy Park
41	97X Next Big Thing	NO	PARC, INC.	COX MEDIA, LLC.	12/13/14 or 12/14/14	10am - 10pm	Vinoy Park

City of St. Petersburg

Co-Sponsored Events Listing by Order Received

Profit / Nonprofit Report

2013 - 2014 Group "B" & "C" Addons

Event #	1st Year	Mailing Group	Event Name	Non Profit	Profit Organization	Event Dates	Times	Event Location
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101	NO	B	Partners for Life Run/Walk	PARTNERS FOR LIFE FOUNDATION, INC		05/03/14	7am-12pm	Demens Landing
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Event #	1st Year	Mailing Group	Event Name	Non Profit	Profit Organization	Event Dates	Times	Event Location
102	YES	C	Pier Dance & Aids Benefit	ST. PETE PRIDE, INC.		06/29/14	5pm - 10pm	Spa Beach Park
103	YES	C	Go Skate St Pete	THE IAN TILMANN FOUNDATION, INC		06/21/14	11am - 5pm	Spa Beach Park

Resolution No. 2014-_____

A RESOLUTION APPROVING EVENTS FOR CO-SPONSORSHIP IN NAME ONLY BY THE CITY FOR FISCAL YEAR 2015; WAIVING THE NON-PROFIT REQUIREMENT OF RESOLUTION NO. 2000-562(a)8 FOR THE CO-SPONSORED EVENTS TO BE PRESENTED BY BLOCKTOBER FESTIVALS, LLC, CBS RADIO STATIONS INC., COMPETITOR GROUP, INC., LOCAL SHOPPER, LLC, PAN AMERICAN DRAGON BOAT ASSOCIATION LLC, YACHTING PROMOTIONS, INC., CREATIVE LOAFING TAMPA, LLC, JAM ACTIVE, LLC, BLUEWATER MEDIA, LLC, LIVE NATION WORLDWIDE, INC. AND COX MEDIA, LLC; AUTHORIZING THE MAYOR OR HIS DESIGNEE TO EXECUTE ALL DOCUMENTS NECESSARY TO EFFECTUATE THIS RESOLUTION; AND PROVIDING AN EFFECTIVE DATE.

WHEREAS, various entities have requested that the City co-sponsor their public events in name only for Fiscal Year 2015; and

WHEREAS, the City Council Co-Sponsored Events Committee has reviewed these requests in accordance with City Council Resolution No. 2000-562, as amended, and has made recommendations to City Council as to which requests to approve in name only; and

WHEREAS, City Council has reviewed the recommendations and has determined which of these requests to approve in name only; and

WHEREAS, City Council Resolution No. 2000-562(a) 8. requires:

The applicant agency [requesting co-sponsorship] must have been a non-profit or not for profit corporation, exempt from federal income tax (26 U.S.C. Sec. 501(c)(3) or similar federal tax provision) for a period of 1 year prior to the date of application and must provide a letter of endorsement for the event from the corporation's board of directors. Proof of corporate existence and tax status are required at the time of making application.

;and

WHEREAS, City Council Resolution No. 2006-119 exempts governmental entities from the non-profit requirements of Resolution No. 2000-562(a) 8; and

WHEREAS, Blocktober Festivals, LLC, CBS Radio Stations, Inc., Competitor Group, Inc., Local Shopper, LLC, Pan American Dragon Boat Association LLC, Yachting Promotions,

Inc., Creative Loafing Tampa, LLC, Jam Active, LLC, Bluewater Media, LLC, Live Nation Worldwide, Inc. and Cox Media, LLC (collectively, “For Profit Entities”); do not meet the non-profit requirement of Resolution No. 2000-562(a) 8; and

WHEREAS, in order for the City to enter into co-sponsorship agreements with the For Profit Entities, the non-profit requirements of Resolution No. 2000-562 (a) 8. must be waived by City Council; and

WHEREAS, the Administration and the City Council Co-sponsored Events Committee have reviewed the events set forth below that have been proposed by the various entities and recognize them as events that will benefit the community and recommend approval of the events for co-sponsorship and that a waiver be granted to the For Profit Entities.

NOW THEREFORE, BE IT RESOLVED by the City Council of the City of St. Petersburg, Florida, that the following events for co-sponsorship by the City in name only are approved for Fiscal Year 2015:

Event Name	Promoter	Event Dates
Chill Out St Pete	Blocktober Festival, LLLC	10/04/14 or 11/29/14
Downtown Wine and Food Festival	CBS Radio Stations Inc.	10/11/14
Folkfest St Pete	Creative Clay Inc.	11/01/14 & 11/02/14
Out of the Darkness Community Walk	American Foundation for Suicide Prevention, Inc.	10/25/14
Light the Night	The Leukemia & Lymphoma Society, Inc	11/06/14
Huntingtons Disease Walk	Huntington's Disease Society of America, Inc.	10/18/14
SPIFFS	St. Petersburg International Folk Fair Society, Inc.	10/30/14 - 11/02/14
Ribfest	Northeast Exchange Club of St. Petersburg, Florida, Inc.	11/14/14 - 11/16/14
Purplestride Run / Walk	Pancreatic Cancer Action Network, Inc.	11/08/14
Making Strides	American Cancer Society, Inc.	10/18/14
Jingle Bell Run	Boley Centers, Inc.	12/10/14 or 12/12/14
Tampa Bay Walk for Farm Animals	Farm Sanctuary Inc	11/01/14
Craft Art Show	Florida Craftsmen	11/22/14 & 11/23/14
Rotary Fun Run around the Pier	Sunrise Rotary Foundation, Inc.	10/11/14
Women's Half Marathon	Competitor Group, Inc.	11/23/14
Shopapalooza	Local Shopper, LLC	11/22/14

Event Name	Promoter	Event Dates
Ties and Tennis Shoes	Pinellas County Education Foundation, Inc	12/06/14
Beat Cancer with a Paddle	Pan American Dragon Boat Association LLC	10/04/14
Marinequest	FWC - Florida Fish and Wildlife Research Institute	10/16/14 - 10/18/14
St. Pete Power and Sailboat Show	Yachting Promotions, Inc.	12/04/14-12/07/14
Komen Race for the Cure	Florida Suncoast Affiliate of The Susan G. Komen Breast Cancer Foundation, Inc.	10/11/14
Bungalow Fest	Historic Kenwood Neighborhood Association, Inc.	11/1/14 & 11/2/14
SPCA Petwalk 3K	Society for the Prevention of Cruelty to Animals, Tampa Bay, Florida, Inc.	10/11/14
Red Ribbon Family Fun Day	Operation Par, Inc.	10/25/14
Creative Loafing Crafts & Drafts	Creative Loafing Tampa, LLC	11/15/14
Autumn ARTS Festival	Jungle Terrace Civic Association, Inc.	10/12/14
Tap 'N' Run	Jam Active, LLC	11/01/14
Movies in the Park - (Oct)	Saint Petersburg Preservation, Inc	Thurs in October
MLK Breakfast	National Council of Negro Women, St. Petersburg Metropolitan Section, Inc.	01/20/14
St Pete Science Fair	Pier Aquarium, Inc	10/17/14 & 10/18/14
Get Downtown	The Breakfast Optimist Club of St. Petersburg, Florida, Inc	1st Friday every month
Blue Water Event	Bluewater Media, LLC	10/24/14
Vintage Car Show	St. Petersburg Yacht Club	11/09/14
Circus McGurkis	Southeastern Yearly Meeting, Religious Society of Friends, Inc.	10/25/14
Candle Light Tour of Homes	Historic Old Northeast Neighborhood Association of St. Petersburg, Inc	12/14/14
Florida Orchestra the Park	The Florida Orchestra, Inc.	10/18/14
Rotary Club Lighted Boat Parade	Rotary Club of St. Petersburg, Inc	12/13/14
Second Time Arounders	Second Time Arounders Marching Band, Inc.	01/15 -06/15
MLK Battle of the Bands	Martin Luther King, Jr. Holiday & Legacy Association, Inc.	01/18/14
Sunshine Music Festival	Live Nation Worldwide, Inc.	01/17/15 OR 01/18/15

Event Name	Promoter	Event Dates
97X Next Big Thing	Cox Media, LLC.	12/13/14 or 12/14/14
First Night St Pete	First Night St. Petersburg, Inc.	12/31/14 & 01/01/14

; and

BE IT FURTHER RESOLVED that the non-profit requirement of Resolution No. 2000-562(a) 8. for the Co-sponsored Events to be presented by Blocktober Festivals, LLC, CBS Radio Stations, Inc., Competitor Group, Inc., Local Shopper, LLC, Pan American Dragon Boat Association LLC, Yachting Promotions, Inc., Creative Loafing Tampa, LLC, Jam Active, LLC, Bluewater Media, LLC, Live Nation Worldwide, Inc. and Cox Media, LLC FY 2015 is waived; and

BE IT FURTHER RESOLVED that the Mayor or his designee is authorized to execute all documents necessary to effectuate this resolution.

This resolution shall become effective immediately upon its adoption.

Approvals:

Legal: _____

Administration: _____

Budget: _____

Legal: 00191031.doc V. 1

Resolution No. 2014-_____

A RESOLUTION APPROVING EVENTS FOR CO-SPONSORSHIP IN NAME ONLY BY THE CITY FOR FISCAL YEAR 2015; WAIVING THE NON-PROFIT REQUIREMENT OF RESOLUTION NO. 2000-562(a)8 FOR THE CO-SPONSORED EVENTS TO BE PRESENTED BY BLOCKTOBER FESTIVALS, LLC, CBS RADIO STATIONS INC., COMPETITOR GROUP, INC. LOCAL SHOPPER, LLC PAN AMERICAN DRAGON BOAT ASSOCIATION LLC YACHTING PROMOTIONS, INC., CREATIVE LOAFING TAMPA, LLC, JAM ACTIVE, LLC, BLUEWATER MEDIA, LLC, LIVE NATION WORLDWIDE, INC. AND COX MEDIA, LLC; AUTHORIZING THE MAYOR OR HIS DESIGNEE TO EXECUTE ALL DOCUMENTS NECESSARY TO EFFECTUATE THIS RESOLUTION; AND PROVIDING AN EFFECTIVE DATE.

WHEREAS, various entities have requested that the City co-sponsor their public events in name only for Fiscal Year 2015; and

WHEREAS, the City Council Co-Sponsored Events Committee has reviewed these requests in accordance with City Council Resolution No. 2000-562, as amended, and has made recommendations to City Council as to which requests to approve in name only; and

WHEREAS, City Council has reviewed the recommendations and has determined which of these requests to approve in name only; and

WHEREAS, City Council Resolution No. 2000-562(a) 8. requires:

The applicant agency [requesting co-sponsorship] must have been a non-profit or not for profit corporation, exempt from federal income tax (26 U.S.C. Sec. 501(c)(3) or similar federal tax provision) for a period of 1 year prior to the date of application and must provide a letter of endorsement for the event from the corporation's board of directors. Proof of corporate existence and tax status are required at the time of making application.

;and

WHEREAS, City Council Resolution No. 2006-119 exempts governmental entities from the non-profit requirements of Resolution No. 2000-562(a) 8; and

WHEREAS, Blocktober Festivals, LLC, CBS Radio Stations, Inc., Competitor Group, Inc., Local Shopper, LLC, Pan American Dragon Boat Association LLC, Yachting Promotions,

Inc., Creative Loafing Tampa, LLC, Jam Active, LLC, Bluewater Media, LLC, Live Nation Worldwide, Inc. and Cox Media, LLC (collectively, “For Profit Entities”); do not meet the non-profit requirement of Resolution No. 2000-562(a) 8; and

WHEREAS, in order for the City to enter into co-sponsorship agreements with the For Profit Entities, the non-profit requirements of Resolution No. 2000-562 (a) 8. must be waived by City Council; and

WHEREAS, the Administration and the City Council Co-sponsored Events Committee have reviewed the events set forth below that have been proposed by the various entities and recognize them as events that will benefit the community and recommend approval of the events for co-sponsorship and that a waiver be granted to the For Profit Entities.

NOW THEREFORE, BE IT RESOLVED by the City Council of the City of St. Petersburg, Florida, that the following events for co-sponsorship by the City in name only are approved for Fiscal Year 2015:

Event Name	Promoter	Event Dates
Chill Out St Pete	Blocktober Festival, LLLC	10/04/14 or 11/29/14
Downtown Wine and Food Festival	CBS Radio Stations Inc.	10/11/14
Folkfest St Pete	Creative Clay Inc.	11/01/14 & 11/02/14
Out of the Darkness Community Walk	American Foundation for Suicide Prevention, Inc.	10/25/14
Light the Night	The Leukemia & Lymphoma Society, Inc	11/06/14
Huntingtons Disease Walk	Huntington's Disease Society of America, Inc.	10/18/14
SPIFFS	St. Petersburg International Folk Fair Society, Inc.	10/30/14 - 11/02/14
Ribfest	Northeast Exchange Club of St. Petersburg, Florida, Inc.	11/14/14 - 11/16/14
Purplestride Run / Walk	Pancreatic Cancer Action Network, Inc.	11/08/14
Making Strides	American Cancer Society, Inc.	10/18/14
Jingle Bell Run	Boley Centers, Inc.	12/10/14 or 12/12/14
Tampa Bay Walk for Farm Animals	Farm Sanctuary Inc	11/01/14
Craft Art Show	Florida Craftsmen	11/22/14 & 11/23/14
Rotary Fun Run around the Pier	Sunrise Rotary Foundation, Inc.	10/11/14
Women's Half Marathon	Competitor Group, Inc.	11/23/14
Shopapalooza	Local Shopper, LLC	11/22/14

Event Name	Promoter	Event Dates
Ties and Tennis Shoes	Pinellas County Education Foundation, Inc	12/06/14
Beat Cancer with a Paddle	Pan American Dragon Boat Association LLC	10/04/14
Marinequest	FWC - Florida Fish and Wildlife Research Institute	10/16/14 - 10/18/14
St. Pete Power and Sailboat Show	Yachting Promotions, Inc.	12/04/14-12/07/14
Komen Race for the Cure	Florida Suncoast Affiliate of The Susan G. Komen Breast Cancer Foundation, Inc.	10/11/14
Bungalow Fest	Historic Kenwood Neighborhood Association, Inc.	11/1/14 & 11/2/14
SPCA Petwalk 3K	Society for the Prevention of Cruelty to Animals, Tampa Bay, Florida, Inc.	10/11/14
Red Ribbon Family Fun Day	Operation Par, Inc.	10/25/14
Creative Loafing Crafts & Drafts	Creative Loafing Tampa, LLC	11/15/14
Autumn ARTS Festival	Jungle Terrace Civic Association, Inc.	10/12/14
Tap 'N' Run	Jam Active, LLC	11/01/14
Movies in the Park - (Oct)	Saint Petersburg Preservation, Inc	Thurs in October
MLK Breakfast	National Council of Negro Women, St. Petersburg Metropolitan Section, Inc.	01/20/14
St Pete Science Fair	Pier Aquarium, Inc	10/17/14 & 10/18/14
Get Downtown	The Breakfast Optimist Club of St. Petersburg, Florida, Inc	1st Friday every month
Blue Water Event	Bluewater Media, LLC	10/24/14
Vintage Car Show	St. Petersburg Yacht Club	11/09/14
Circus McGurkis	Southeastern Yearly Meeting, Religious Society of Friends, Inc.	10/25/14
Candle Light Tour of Homes	Historic Old Northeast Neighborhood Association of St. Petersburg, Inc	12/14/14
Florida Orchestra the Park	The Florida Orchestra, Inc.	10/18/14
Rotary Club Lighted Boat Parade	Rotary Club of St. Petersburg, Inc	12/13/14
Second Time Arounders	Second Time Arounders Marching Band, Inc.	01/15 -06/15
MLK Battle of the Bands	Martin Luther King, Jr. Holiday & Legacy Association, Inc.	01/18/14
Sunshine Music Festival	Live Nation Worldwide, Inc.	01/17/15 OR 01/18/15

Event Name	Promoter	Event Dates
97X Next Big Thing	Cox Media, LLC.	12/13/14 or 12/14/14
First Night St Pete	First Night St. Petersburg, Inc.	12/31/14 & 01/01/14

; and

BE IT FURTHER RESOLVED that the non-profit requirement of Resolution No. 2000-562(a) 8. for the Co-sponsored Events to be presented by Blocktober Festivals, LLC, CBS Radio Stations, Inc., Competitor Group, Inc., Local Shopper, LLC, Pan American Dragon Boat Association LLC, Yachting Promotions, Inc., Creative Loafing Tampa, LLC, Jam Active, LLC, Bluewater Media, LLC, Live Nation Worldwide, Inc. and Cox Media, LLC FY 2015 is waived; and

BE IT FURTHER RESOLVED that the Mayor or his designee is authorized to execute all documents necessary to effectuate this resolution.

This resolution shall become effective immediately upon its adoption.

Approvals:

Legal: _____

Administration: _____

Budget: _____

Legal: 00191031.doc V. 1

Ordinance No. _____

AN ORDINANCE WAIVING ST. PETERSBURG CITY CODE SECTION 20-80 (1) THAT PROVIDES THAT IT IS UNLAWFUL FOR ANY PERSON TO OPERATE OR RIDE A SKATEBOARD IN OR UPON ANY SIDEWALK OR STREET WITHIN THE AREA BOUNDED BY FIFTH AVENUE NORTH, TAMPA BAY, FIFTH AVENUE SOUTH, AND 16TH STREET, ON THE STREETS AND SIDEWALKS CLOSED PURSUANT TO A STREET CLOSURE PERMIT DURING THE TIMES OF ACTUAL CLOSURE FOR THE JUNE 21, 2014 CITY CO-SPONSORED EVENT ENTITLED GO SKATE ST. PETE PRESENTED BY THE IAN TILMANN FOUNDATION, INC. BETWEEN THE HOURS OF 11:00 A.M. AND 5:00 P.M. IN SPA BEACH PARK AND ADJACENT DOWNTOWN STREETS; AND PROVIDING AN EFFECTIVE DATE.

THE CITY OF ST. PETERSBURG DOES ORDAIN:

SECTION 1. Notwithstanding any other Ordinance of the City of St. Petersburg, the operation or riding a skateboard in or upon any sidewalk or street within the area bounded by Fifth Avenue North, Tampa Bay, Fifth Avenue South, and 16th Street, shall be permissible on the streets and sidewalks closed pursuant to a street closure permit during the times of actual closure for the June 21, 2014 City co-sponsored event entitled Go Skate St. Pete presented by The Ian Tilmann Foundation, Inc. between the hours of 11:00 a.m. and 5:00 p.m in Spa Beach Park and adjacent downtown streets...

SECTION 2. In the event this ordinance is not vetoed by the Mayor in accordance with the City Charter, it shall become effective after the fifth business day after adoption unless the Mayor notifies the City Council through written notice filed with the City Clerk that the Mayor will not veto the ordinance, in which case the ordinance shall take effect immediately upon filing such written notice with the City Clerk. In the event this ordinance is vetoed by the Mayor in accordance with the City Charter, it shall not become effective unless and until the City Council overrides the veto in accordance with the City Charter, in which case it shall become effective immediately upon a successful vote to override the veto.

Approved as to form and content:

City Attorney (designee)

ST. PETERSBURG CITY COUNCIL

MEETING OF: March 20, 2014

TO: COUNCIL CHAIR AND MEMBERS OF CITY COUNCIL

SUBJECT: Confirming Preliminary Assessment for
Lot Clearing Number LCA 1531

EXPLANATION: The Sanitation Department has cleared the following number of properties under Chapter 16, Article XIII, of the St. Petersburg City Code. The interest rate is **12%** per annum on the unpaid balance.

LCA:	<u>1531</u>
NUMBER OF STRUCTURES:	<u>51</u>
ASSESSABLE AMOUNT:	<u>\$10,676.26</u>

According to the City Code, these assessments constitute a lien on each property. It is recommended that the assessments be confirmed.

COST/FUNDING/ASSESSMENT INFORMATION:

The total assessable amount of **\$10,676.26** will be fully assessable to the property owners.

ATTACHMENTS:

MAYOR: _____

COUNCIL ACTION: _____

FOLLOW-UP: _____

AGENDA NO. _____

ASSESSMENT NUMBER	OWNER NAME /MAILING ADDRESS	PARCEL ID /LEGAL DESCRIPTION	PROPERTY ADDRESS	ORIGINAL ASSESSMENT
LCA 1531 66880	LARKIN, PETER G 25 PERRY LN WEST DENNIS MA 026702114	28 31 16 02052 000 0270 BACK BAY MANOR LOT 27	1910 48TH ST S	184.38
LCA 1531 66881	BROWN, KIM-NELSON 1007 ALHAMBRA WAY S SAINT PETERSBURG FL 337054616	34 31 16 05526 002 0170 BAYVIEW TERRACE, ROY SCOTTS BLK 2, LOT 17	3735 27TH AVE S	204.43
LCA 1531 66882	ATKINSON, ANGELA 3783 ABINGTON AVE S SAINT PETERSBURG FL 337113519	34 31 16 05526 004 0230 BAYVIEW TERRACE, ROY SCOTTS BLK 4, LOT 23	3783 ABINGTON AVE S	184.38
LCA 1531 66883	BENSON, ROGER C 2158 BLOSSOM WAY S SAINT PETERSBURG FL 337126016	27 31 16 09576 003 0030 BOCA CEIGA HEIGHTS BLK C, LOT 3	1826 42ND ST S	184.38
LCA 1531 66884	CITIMORTGAGE INC 1000 TECHNOLOGY DR MS 314 O FALLON MO 633682239	14 31 16 12492 000 0300 BRUNSON SUB LOT 30	2252 8TH AVE N	184.38
LCA 1531 66885	MERCURY 1 LLC 18305 BISCAYNE BLVD STE 400 NORTH MIAMI BEACH FL 331602172	25 31 16 14742 000 0080 CHAMBER'S 1ST ADD TO HOLLYWOOD LOT 8	1460 13TH ST S	184.38
LCA 1531 66886	TARPON IV LLC 18305 BISCAYNE BLVD STE 400 NORTH MIAMI BEACH FL 331602172	25 31 16 14742 000 0111 CHAMBER'S 1ST ADD TO HOLLYWOOD W 79FT OF LOT 11	1500 13TH ST S	184.38

ASSESSMENT NUMBER	OWNER NAME /MAILING ADDRESS	PARCEL ID /LEGAL DESCRIPTION	PROPERTY ADDRESS	ORIGINAL ASSESSMENT
LCA 1531 66887	WHITE, TERRY 1307 33RD ST E PALMETTO FL 342212439	30 31 17 15372 009 0080 CHICAGO SUB NO. 3 BLK 9, LOT 8	811 9TH AVE S	184.38
LCA 1531 66888	RUSSO, PHILIP J 4401 1ST WAY NE SAINT PETERSBURG FL 337034921	05 31 17 19260 001 0140 CRISP MANOR BLK 1, LOT 14(SEE S06 MAP)	4401 1ST WAY NE	184.38
LCA 1531 66889	VALDES, KATHERINE 2144 2ND AVE N SAINT PETERSBURG FL 337138808	25 31 16 19350 002 0151 CROMWELL HEIGHTS BLK B, S 67FT OF LOTS 15 AND 16	1831 10TH ST S	224.47
LCA 1531 66890	7TH CAVALRY CORP 2701 S BAYSHORE DR COCONUT GROVE FL 331335309	25 31 16 19350 003 0010 CROMWELL HEIGHTS BLK C, S 1/2 OF LOTS 1 AND 2	1915 10TH ST S	184.38
LCA 1531 66891	SEAMAN, CHRISTOPHER J 2677 RICHARDS RD TARPON SPRINGS FL 346887320	25 31 16 20232 002 0230 DALY'S SUB REVISED BLK 2, LOT 23	1050 19TH ST S	184.38
LCA 1531 66892	SEELEY, CHRISTOPHER A 7320 3RD AVE N SAINT PETERSBURG FL 33710	19 31 16 20484 025 0030 DAVISTA, REV MAP OF BLK 25, LOT 3	7320 3RD AVE N	184.38
LCA 1531 66893	VENTURE AT MIDTOWN I LLC 2164 15TH CIR N SAINT PETERSBURG FL 337134062	30 31 17 21564 000 0110 DISTRICT FLA CORP SUB NO 1 LOT 11	847 PARIS AVE S	204.43

ASSESSMENT NUMBER	OWNER NAME /MAILING ADDRESS	PARCEL ID /LEGAL DESCRIPTION	PROPERTY ADDRESS	ORIGINAL ASSESSMENT
LCA 1531 66894	HATCHER, FRED 718 22ND AVE S SAINT PETERSBURG FL 337053004	23 31 16 24138 014 0050 EAST ROSELAWN BLK 14, LOT 5	2930 FAIRFIELD AVE S	184.38
LCA 1531 66895	SEIKUS, ROMAN F 5564 PERSHING ST NE SAINT PETERSBURG FL 337032416	31 30 17 24876 009 0020 EDGEMOOR ESTATES REPLAT. BLK 9, LOT 2	490 DAWSON AVE NE	224.47
LCA 1531 66896	HUYNH, LINDA 6511 12TH ST N SAINT PETERSBURG FL 337027307	25 31 16 26028 000 0026 ERWIN'S SUB W 46.5FT OF S 80FT OF E 131FT OF LOT 2	1211 12TH AVE S	184.38
LCA 1531 66897	WALLACE, MARY E 4100 ALBERCA WAY S SAINT PETERSBURG FL 337124017	02 32 16 27378 000 0160 FAIRWAY GREEN REPLAT LOT 16	4100 ALBERCA WAY S	244.52
LCA 1531 66898	HANKINS, KIM A 309 CHAMISA DR DURANGO CO 813038203	14 31 16 28152 005 0110 FLORAL VILLA ESTATES BLK 5, LOT 11	3200 11TH AVE N	184.38
LCA 1531 66899	DANLEY, LEVOTA F 543 PLEASANT ST SE GRAND RAPIDS MI 495035440	25 31 16 29682 010 0190 FRUITLAND HEIGHTS PLAT B BLK J, LOT 19	1810 19TH AVE S	224.47
LCA 1531 66900	DALLAND PROPERTIES LP 2300 E LAS OLAS BLVD STE 2NW FORT LAUDERDALE FL 333011598	25 31 16 29682 013 0110 FRUITLAND HEIGHTS PLAT B BLK M, LOT 11	1927 19TH ST S	224.47

ASSESSMENT NUMBER	OWNER NAME /MAILING ADDRESS	TAX PARCEL ID	PARCEL ID /LEGAL DESCRIPTION	PROPERTY ADDRESS	ORIGINAL ASSESSMENT
LCA 1531 66901	LIND, JOSE 4104 W CREST AVE TAMPA FL 336146542	27 31 16 29754 001 0153	FULLER'S GARDEN HOMES BLK A, E 50FT OF W 170FT OF LOT 15 LESS ST	3941 8TH AVE S	224.47
LCA 1531 66902	WILSON, THOMAS JR 766 21ST AVE S SAINT PETERSBURG FL 337052770	30 31 17 31302 001 0090	GLENWOOD PARK ADD BLK 1, LOT 9	766 21ST AVE S	184.38
LCA 1531 66903	ISON, BRIAN J EST 3235 KINGSTON ST N SAINT PETERSBURG FL 337132343	10 31 16 31410 000 0500	GOLDEN CREST N 44.29FT OF LOT 50 & S 9.42FT OF LOT 51, & W 8FT OF VAC ALLEY ADJ TO E	3235 KINGSTON ST N	184.38
LCA 1531 66904	O'DONNELL, PATRICIA K 7100 2ND AVE S SAINT PETERSBURG FL 337071226	01 31 16 37080 002 0171	HARRIS SCHOOL ADD BLK B, N'LY 58FT OF LOTS 17 & 18	4710 21ST ST N	184.38
LCA 1531 66905	G G H 47 LLC 18305 BISCAYNE BLVD STE 400 NORTH MIAMI BEACH FL 331602172	25 31 16 40734 005 0170	HOLLYWOOD ADD. REV MAP OF BLK 5, LOT 17	1111 16TH AVE S	184.38
LCA 1531 66906	PHYTHIAN, MICHAEL J 6247 4TH AVE N SAINT PETERSBURG FL 337107828	20 31 16 48204 022 0100	LAKE PASADENA DEVELOPMENT BLK 22, LOT 10	6233 4TH AVE N	224.47
LCA 1531 66907	PHYTHIAN, JACQUELINE J EST 6247 4TH AVE N SAINT PETERSBURG FL 337107828	20 31 16 48204 022 0110	LAKE PASADENA DEVELOPMENT BLK 22, LOT 11	6247 4TH AVE N	264.56

ASSESSMENT NUMBER	OWNER NAME /MAILING ADDRESS	PARCEL ID /LEGAL DESCRIPTION	PROPERTY ADDRESS	ORIGINAL ASSESSMENT
LCA 1531 66908	GILCHRIST, THURZA 967 22ND AVE S SAINT PETERSBURG FL 337052963	25 31 16 48960 000 0820 LAKEVIEW HEIGHTS LOTS 80 THRU 83	967 22ND AVE S	264.56
LCA 1531 66909	SOUTHERN INVESTMENT ASSOC LLC PO BOX 130728 TAMPA FL 336810728	06 32 17 51444 014 0040 LEWIS ISLAND SEC 1 BLK 14, LOT 4	3971 ELKCAM BLVD SE	184.38
LCA 1531 66910	USA FED NATL MTG ASSN 950 E PACES FERRY RD STE 1900 ATLANTA GA 303261384	27 31 16 52020 000 0070 LINDQUIST SUB LOT 7	4325 11TH AVE S	264.56
LCA 1531 66911	MATTESON, DONALD J 10084 GULF BLVD APT 3 ST PETE BEACH FL 337064849	06 31 17 54540 001 0250 MAINE SUB BLK A, LOT 25	620 46TH AVE N	184.38
LCA 1531 66912	BRANCH BANKING & TRUST CO 301 COLLEGE ST GREENVILLE SC 296012014	03 32 16 56178 000 0030 MAXIMO MOORINGS UNIT 1 PARTIAL REPLAT LOT 3	5046 38TH ST S	224.47
LCA 1531 66913	TITAN DEVELOPMENT GROUP LLC 4118 CAUSEWAY VISTA DR TAMPA FL 336155416	25 31 16 59670 001 0010 NEBRASKA PLACE SUB BLK A, LOT 1	1200 12TH AVE S	224.47
LCA 1531 66914	CURRY, ABRAHAM PO BOX 15124 SAINT PETERSBURG FL 337335124	25 31 16 59670 001 0050 NEBRASKA PLACE SUB BLK A, N 1/2 OF LOT 5	1228 12TH AVE S	184.38

ASSESSMENT NUMBER	OWNER NAME /MAILING ADDRESS	PARCEL ID /LEGAL DESCRIPTION	PROPERTY ADDRESS	ORIGINAL ASSESSMENT
LCA 1531 66915	VIVAS, ANA PO BOX 262904 TAMPA FL 336852904	25 31 16 59670 001 0091 NEBRASKA PLACE SUB BLK A, S 60FT OF LOT 9	1271 13TH AVE S	184.38
LCA 1531 66916	DALLAND PROPERTIES LP 2300 E LAS OLAS BLVD FORT LAUDERDALE FL 333011598	25 31 16 62388 000 0270 OAK GROVE SUB LOT 27	1233 20TH AVE S	184.38
LCA 1531 66917	ANDERSON, LARRY 1035 8TH AVE S SAINT PETERSBURG FL 33705	25 31 16 63612 000 0140 OAK VILLA SUB LOT 14	1035 8TH AVE S	184.38
LCA 1531 66918	TARPON IV LLC 18305 BISCAYNE BLVD STE 400 NORTH MIAMI BEACH FL 331602172	25 31 16 63612 000 0170 OAK VILLA SUB S 45FT OF N 53.25 FT OF LOTS 17 AND 18	719 10TH ST S	184.38
LCA 1531 66919	CARLOCK, THOMAS G 470 3RD ST S UNIT 311 SAINT PETERSBURG FL 337014644	36 31 16 65358 003 0180 PALLANZA PARK REV MAP BLK 3, LOT 18	955 28TH AVE S	204.43
LCA 1531 66920	FREEDOMS EAGLE LLC 911 CHESTNUT ST CLEARWATER FL 337565643	36 31 16 65358 004 0120 PALLANZA PARK REV MAP BLK 4, LOT 12	2600 DR. ML KING JR ST S	184.38
LCA 1531 66921	UPHAM, JOHN WESLEY 550 80TH AVE N SAINT PETERSBURG FL 33702	30 30 17 75546 003 0130 RIO VISTA BLK C, LOT 13	555 80TH AVE N	224.47

ASSESSMENT NUMBER	OWNER NAME /MAILING ADDRESS	PARCEL ID /LEGAL DESCRIPTION	PROPERTY ADDRESS	ORIGINAL ASSESSMENT
LCA 1531 66922	BURROW, MARCUS 1632 BAKER RD LUTZ FL 335593329	34 31 16 76248 000 0030 RODES', G. C., SUB LOT 3	2222 37TH ST S	224.47
LCA 1531 66923	TITAN DEVELOPMENT GROUP LLC 4118 CAUSEWAY VISTA DR TAMPA FL 336155416	28 31 16 76374 000 0110 ROGER'S SUB, J. H. LOTS 11 AND 12	1753 TIFTON TERR S	184.38
LCA 1531 66924	LOREVIL LAND TRUST AGM NO 13 PO BOX 16766 SAINT PETERSBURG FL 337336766	28 31 16 76374 000 0130 ROGER'S SUB, J. H. LOTS 13 AND 14	1773 TIFTON TERR S	184.38
LCA 1531 66925	BRICKLEY, MICHAEL 2240 ASBURY DR CLEARWATER FL 337646712	22 31 16 77562 005 0130 RUSSELL PARK BLK 5, LOT 13	4127 4TH AVE N	184.38
LCA 1531 66926	LOREVIL LAND TRUST AGM NO 1 PO BOX 16766 SAINT PETERSBURG FL 337336766	25 31 16 82008 000 0090 SILVER LAKE SUB LOT 9	1237 12TH AVE S	184.38
LCA 1531 66927	HUYNH, LINDA 6511 12TH ST N SAINT PETERSBURG FL 337027307	25 31 16 82008 000 0120 SILVER LAKE SUB LOT 12	1221 12TH AVE S	184.38
LCA 1531 66928	LOREVIL LAND TRUST AGM NO 8 PO BOX 16766 SAINT PETERSBURG FL 337336766	27 31 16 87156 001 0030 SUNNY SLOPE SUB BLK A, LOT 3	4100 18TH AVE S	214.45

ASSESSMENT NUMBER	OWNER NAME /MAILING ADDRESS	PARCEL ID /LEGAL DESCRIPTION	PROPERTY ADDRESS	ORIGINAL ASSESSMENT
LCA 1531 66929	ART VILLAGE I LLC 4905 S WESTSHORE BLVD TAMPA FL 33611	19 31 17 94843 001 0010 WARD & BAUM'S ADD PARTIAL REPLAT BLK 1, LOTS 1,2,3 & 4	801 CENTRAL AVE	665.46
LCA 1531 66930	V & V CORPORATE INVESTMENTS IN PO BOX 4925 CLEARWATER FL 337584925	33 31 16 96714 001 0170 WEST SHADOW LAWN BLK A, LOTS 17 & 18	4682 22ND AVE S	184.38

TOTAL NUMBER OF ASSESSMENTS: 51

TOTAL ASSESSMENT AMOUNT: 10,676.26

LOT CLEARING NUMBER 1531
COST / FUNDING / ASSESSMENT INFORMATION

CATEGORY ASSESSED

AMOUNT TO BE ASSESSED

LOT CLEARING COST

\$ 7,361.26

ADMINISTRATIVE FEE

\$ 3,315.00

TOTAL:

\$ 10,676.26

RESOLUTION CONFIRMING AND APPROVING PRELIMINARY ASSESSMENT ROLLS FOR LOT CLEARING NO. 1531; PROVIDING FOR AN INTEREST RATE ON UNPAID ASSESSMENTS; AND PROVIDING AN EFFECTIVE DATE.

WHEREAS, preliminary assessment rolls for Lot Clearing No. 1531 has been submitted by the Mayor to the City Council pursuant to St. Petersburg Code Section 16.40.060.4.4; and

WHEREAS, notice of the public hearing was duly published in accordance with St. Petersburg City Code Section 16.40.060.4.4; and

WHEREAS, City Council did meet at the time and place specified in the notice and heard any and all complaints that any person affected by said proposed assessments wished to offer; and

WHEREAS, City Council has corrected any and all mistakes or errors appearing on said preliminary assessment rolls.

NOW, THEREFORE, BE IT RESOLVED By the City Council of the City of St. Petersburg, Florida, that the preliminary assessment rolls for Lot Clearing No. 1531 is approved; and

BE IT FURTHER RESOLVED that the principal amount of all assessment liens levied and assessed herein shall bear interest at the rate of 12% per annum from the date this resolution.

This resolution shall become effective immediately upon its adoption.

Approved as to Form and Substance:



City Attorney (Designee)

ST. PETERSBURG CITY COUNCIL

MEETING OF: March 20, 2014

TO: COUNCIL CHAIR AND MEMBERS OF CITY COUNCIL

SUBJECT: Confirming Preliminary Assessment for Building Securing Number **SEC 1186**

EXPLANATION: Codes Compliance Assistance has secured the attached structures which were found to be unfit or unsafe under Chapter 8, Article VII, of the St. Petersburg City Code. The interest rate is 12% per annum on the unpaid balance.

SEC:	<u>1186</u>
NUMBER OF STRUCTURES	<u>28</u>
ASSESSABLE AMOUNT:	<u>\$3,825.47</u>

According to the City Code, these assessments constitute a lien on each property. It is recommended that the assessments be confirmed.

COST/FUNDING/ASSESSMENT INFORMATION:

The total assessable amount of **\$3,825.47** will be fully assessable to the property owners.

ATTACHMENTS:

MAYOR: _____

COUNCIL ACTION: _____

FOLLOW-UP: _____

AGENDA NO. _____

ASSESSMENT NUMBER	OWNER NAME /MAILING ADDRESS	PARCEL ID /LEGAL DESCRIPTION	PROPERTY ADDRESS	ORIGINAL ASSESSMENT
SEC 1186 06850	DALLAND PROPERTIES LP 2300 E LAS OLAS BLVD 4TH FL FORT LAUDERDALE FL 333011578	21 31 16 07191 007 0100 BELLECREST HEIGHTS REV PLAT OF BLKS 1, 6 & 7 BLK 7, LOT 10	4917 4TH AVE S	148.83
SEC 1186 06851	PHILLIPS, RICKY 15395 LINWOOD ST APT 201 DETROIT MI 482382867	13 31 16 11196 001 0170 BRICKETT'S, C. E. BLK A, E 33FT OF LOT 17	4 YOUNGS CT N	123.78
SEC 1186 06852	GOLDEN OAK HOMES INC PO BOX 1248 PINELLAS PARK FL 337801248	23 31 16 14778 091 0080 CHANDLER'S REPLAT BLK 9A, LOT 8	3035 FREEMONT TERR S	120.49
SEC 1186 06853	SECOND BERT BIEGEL TRUST IRR T 4830 WEST KENNEDY BLVD STE 300 TAMPA FL 336092521	23 31 16 17442 003 0100 COLONIAL PLACE REV BLK 3, LOT 10	2751 2ND AVE S	108.28
SEC 1186 06854	818 40TH ST S TRUST 601 N LOIS AVE TAMPA FL 336092216	27 31 16 20610 001 0030 DEARMIN'S SUB NO. 4 BLK 1, LOT 3	818 40TH ST S	103.33
SEC 1186 06855	GYDEN, HENRY G 3410 E 25TH AVE TAMPA FL 336052218	28 31 16 21420 000 0220 DISSTON PARK LOTS 22 & 23	4635 12TH AVE S	121.60
SEC 1186 06856	HART, MARCUS 1175 PINELLAS POINT DR S APT 3 SAINT PETERSBURG FL 337053104	31 31 17 36684 000 0770 HARBORDALE SUB LOT 77	2550 6TH ST S	103.33

ASSESSMENT NUMBER	OWNER NAME /MAILING ADDRESS	PARCEL ID /LEGAL DESCRIPTION	PROPERTY ADDRESS	ORIGINAL ASSESSMENT
SEC 1186 06857	MALONEY, MARY T EST 2835 24TH ST N SAINT PETERSBURG FL 337134056	11 31 16 38268 000 0410 HERKIMER HEIGHTS LOT 41	2835 24TH ST N	84.99
SEC 1186 06858	SMITH, RAYMOND 761 16TH AVE S SAINT PETERSBURG FL 337015710	30 31 17 43686 001 0180 JACKSON SQUARE BLK A, LOT 18	761 16TH AVE S	187.99
SEC 1186 06859	TARPON IV LLC 18305 BISCAYNE BLVD STE 400 NORTH MIAMI BEACH FL 331602172	18 31 17 46836 002 0160 KINYON & WOODS ADD BLK B, N 44FT OF LOT 16	801 8TH ST N	114.58
SEC 1186 06860	MIDFIRST BANK 999 NW GRAND BLVD STE 100 OKLAHOMA CITY OK 731186116	06 32 17 49752 001 0140 LAKEWOOD TERRACE BLK 1, S 1/2 OF LOTS 14 AND 15	4015 7TH ST S	118.83
SEC 1186 06861	FLOURNOY, ANTOINETTE L 1608 27TH AVE S SAINT PETERSBURG FL 337123649	07 31 17 57978 001 0040 MILLER'S ADD BLK A, LOT 4	540 30TH AVE N	130.58
SEC 1186 06862	GOLDBERG, MICHAEL E 6959 ABERFELDY AVE N SAINT PETERSBURG FL 337091419	31 30 17 61146 054 0010 NORTH ST PETERSBURG BLK 54, LOT 1	163 SE LINCOLN CIR N	134.83
SEC 1186 06863	YOUNG, WENDELL E 620 29TH AVE S SAINT PETERSBURG FL 337053711	31 31 17 62460 000 0670 OAK HARBOR LOT 67	620 29TH AVE S	185.33

ASSESSMENT NUMBER	OWNER NAME /MAILING ADDRESS	PARCEL ID /LEGAL DESCRIPTION	PROPERTY ADDRESS	ORIGINAL ASSESSMENT
SEC 1186 06864	SERAPHIN, AISHA 1921 26TH AVE S SAINT PETERSBURG FL 337123644	36 31 16 63792 002 0131 OHIO PARK BLK 2, E 60FT OF LOT 13 & E 60FT OF S 1/2 LOT 12	1921 26TH AVE S	120.49
SEC 1186 06865	JOHNSON, HORACE L 754 27TH AVE S SAINT PETERSBURG FL 337053031	36 31 16 65358 006 0100 PALLANZA PARK REV MAP BLK 6, LOT 10 & W 1/2 OF LOT 11	754 27TH AVE S	213.78
SEC 1186 06866	LOREUIL LAND TRUST AGM NO 19 PO BOX 16766 SAINT PETERSBURG FL 337336766	35 31 16 68130 001 0030 PECAN HIGHLANDS BLK 1, LOT 3	2321 25TH AVE S	207.99
SEC 1186 06867	CHEDID, TANNOUS 795 26TH AVE N SAINT PETERSBURG FL 337042711	07 31 17 68814 000 0850 PIEDMONT PLACE LOT 85	795 26TH AVE N	148.83
SEC 1186 06868	NANO AG LLC 1265 WOODVIEW TER LOS ALTOS CA 94024	26 31 16 72846 000 0120 PRATHER'S HIGHLAND HOMES LOTS 12 AND 13	1439 28TH ST S	79.08
SEC 1186 06869	RES-FL SIX LLC 700 NW 107TH AVE STE 200 MIAMI FL 331723138	31 31 17 74304 000 0700 RENWICK, ERLE SUB NO. 2 LOT 70	2346 GROVE ST S	271.58
SEC 1186 06870	TITAN DEVELOPMENT GROUP LLC 4118 CAUSEWAY VISTA DR TAMPA FL 336155416	23 31 16 76613 001 0011 ROOSEVELT PARK BEAUPRE REP BLK 1, E 45FT OF LOT 1	3321 5TH AVE S	114.58

**** City of St. Petersburg ****
 Special Assessments Division
 FINAL ASSESSMENT ROLL
 3-20-2014

ASSESSMENT NUMBER	OWNER NAME /MAILING ADDRESS	OWNER ID /LEGAL DESCRIPTION	PROPERTY ADDRESS	ORIGINAL ASSESSMENT
SEC 1186 06871	STOKES, JOHNNY 4310 NABAL DR LA MESA CA 91941	23 31 16 78390 033 0130 ST PETERSBURG INVESTMENT CO SUB BLK 33, LOT 13	2425 4TH AVE S	137.60
SEC 1186 06872	THOMPSON ENTERPRISES INC 8624 RIDGE RD SEMINOLE FL 337723527	25 31 16 83142 000 0060 SMITH'S, S.V. REVISED LOTS 6 & 7	740 21ST ST S	83.33
SEC 1186 06873	SMITH, RAYMOND 2035 18TH AVE S SAINT PETERSBURG FL 337122717	25 31 16 89766 002 0170 TANHURST SUB BLK B, LOT 17 & E 1/2 OF LOT 18	2035 18TH AVE S	121.60
SEC 1186 06874	MORGAN, LYNDIA 3150 66TH WAY N SAINT PETERSBURG FL 337103163	07 31 16 90162 000 1020 TERESA GARDENS LOT 102	3150 66TH WAY N	79.08
SEC 1186 06875	ALESSANDRINI, BERNARD 910 43RD ST S SAINT PETERSBURG FL 337111925	27 31 16 95382 000 0620 WEBB'S SUB REPLAT, T.E. LOT 62	910 43RD ST S	121.60
SEC 1186 06876	U S BANK NATL ASSN 4801 FREDERICA ST OWENSBORO KY 423017441	22 31 16 96228 002 0020 WEST CENTRAL AVE RESUB BLK 2, E 45FT OF LOT 2	3510 1ST AVE S	133.83
SEC 1186 06877	LENDERS DIRECT CAPITAL CORP 26140 ENTERPRISE WAY 2ND FL LAKE FOREST CA 926308410	33 31 16 96714 003 0230 WEST SHADOW LAWN BLK C, LOT 23	4613 YARMOUTH AVE S	205.33

2/24/14 8:02:12:

**** City of St. Petersburg ****
Special Assessments Division
FINAL ASSESSMENT ROLL
3-20-2014

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ASSESSMENT NUMBER	OWNER NAME /MAILING ADDRESS	PARCEL ID /LEGAL DESCRIPTION	PROPERTY ADDRESS	ORIGINAL ASSESSMENT
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TOTAL NUMBER OF ASSESSMENTS: 28

TOTAL ASSESSMENT AMOUNT: 3,825.47

BUILDING SECURING NUMBER SEC 1186

COST/FUNDING/ASSESSMENT INFORMATION

<u>CATEGORY</u>	<u>AMOUNT TO BE ASSESSED</u>
SECURING COST	\$ 1,100.00
MATERIAL COST	\$ 803.50
LEGAL AD	\$ 661.97
ADMIN. FEE	\$ <u>1,260.00</u>
TOTAL:	\$ 3,825.47

A RESOLUTION ASSESSING THE COSTS OF SECURING LISTED ON SECURING BUILDING NO. 1186 ("SEC 1186") AS LIENS AGAINST THE RESPECTIVE REAL PROPERTY ON WHICH THE COSTS WERE INCURRED; PROVIDING THAT SAID LIENS HAVE A PRIORITY AS ESTABLISHED BY CITY CODE SECTION 8-270; PROVIDING FOR AN INTEREST RATE ON UNPAID BALANCES; AUTHORIZING THE MAYOR OR HIS DESIGNEE TO EXECUTE AND RECORD NOTICE(S) OF LIEN(S) IN THE PUBLIC RECORDS OF THE COUNTY; AND PROVIDING AN EFFECTIVE DATE.

WHEREAS, the City of St. Petersburg has proceeded under the provision of Chapter 8, of the St. Petersburg City Code to secure certain properties; and

WHEREAS, the structures so secured are listed on Securing Building No. 1186 ("SEC 1186"); and

WHEREAS, Section 8-270 of the St. Petersburg City Code provides that the City Council shall assess the entire cost of such securing against the property on which the costs were incurred and that assessments shall become a lien upon the property superior to all others, except taxes; and

WHEREAS, the City Council has held a public hearing on March 20, 2014, to hear all persons who wished to be heard concerning this matter.

NOW THEREFORE, BE IT RESOLVED By the City Council of the City of St. Petersburg, Florida, that this Council assesses the costs of securing listed on Securing Building No. 1186 ("SEC 1186") as liens against the respective real property on which the costs were incurred and that pursuant to Section 8-270 of the St. Petersburg City Code said liens shall be superior in dignity to all other liens except taxes; and

BE IT FURTHER RESOLVED that the Mayor or his designee is authorized to execute and record notice(s) of the lien(s) provided for herein in the public records of the County.

BE IT FURTHER RESOLVED that the Special Assessment Certificates to be issued hereunder shall bear interest at the rate of 12% per annum on the unpaid balance from the date of the adoption of this resolution.

This resolution shall become effective immediately upon its adoption.

Approved as to Form and Substance:



City Attorney (Designee)

ST. PETERSBURG CITY COUNCIL

MEETING OF: March 20, 2014

TO: COUNCIL CHAIR AND MEMBERS OF CITY COUNCIL

SUBJECT: Confirming Preliminary Assessment for
Building Demolition Number **DMO 413**

EXPLANATION: The privately owned structures on the attached list were condemned by the City in response to unfit or unsafe conditions as authorized under Chapter 8, Article VII of the St. Petersburg City Code. The City's Codes Compliance Assistance Department incurred costs of condemnation/securing/appeal/abatement/demolition and under the provisions of City Code Section 8-270, these costs are to be assessed to the property. The interest rate is 12% per annum on the unpaid balance.

DMO:	<u>413</u>
NUMBER OF STRUCTURES:	<u>1</u>
ASSESSABLE AMOUNT:	<u>\$9,635.28</u>

According to the City Code, these assessments constitute a lien on each property. It is recommended that the assessments be confirmed.

COST/FUNDING/ASSESSMENT INFORMATION:

The total assessable amount of **\$9,635.28** will be fully assessable to the property owners.

ATTACHMENTS:

MAYOR: _____

COUNCIL ACTION: _____

FOLLOW-UP: _____ **AGENDA NO.** _____

2/21/14 12:33:35:

**** City of St. Petersburg ****
Special Assessments Division
FINAL ASSESSMENT ROLL
3-20-2014

Page 1

ASSESSMENT NUMBER	OWNER NAME /MAILING ADDRESS	PARCEL ID /LEGAL DESCRIPTION	PROPERTY ADDRESS	ORIGINAL ASSESSMENT
DMD 0413 03025	JOHNSON, PHYLLIS A LIV TRUST 1010 FOREST OVERLOOK TRL SW ATLANTA GA 303318331	23 31 16 78390 032 0130 ST PETERSBURG INVESTMENT CO SUB BLK 32, LOT 13	2325 4TH AVE S	9,635.28

TOTAL NUMBER OF ASSESSMENTS: 1

TOTAL ASSESSMENT AMOUNT: 9,635.28

SASE05R

BUILDING DEMOLITION NUMBER DMO 413
COST/FUNDING/ASSESSMENT INFORMATION

<u>CATEGORY</u>	<u>AMOUNT TO BE ASSESSED</u>
Demolition Cost	\$ 5,890.00
Asbestos Cost	\$ 3,274.00
Legal Ad	\$ 246.28
Engineer's Chg	\$.00
Administrative Fee	\$ <u>225.00</u>
TOTAL:	\$ 9,635.28

ST. PETERSBURG CITY COUNCIL

MEETING OF: Marh 20, 2014

TO: COUNCIL CHAIR AND MEMBERS OF CITY COUNCIL

SUBJECT: Confirming Preliminary Assessment for Building Demolition Number **DMO 507**

EXPLANATION: The privately owned structures on the attached list were condemned by the City in response to unfit or unsafe conditions as authorized under Chapter 8, Article VII of the St. Petersburg City Code. The City's Codes Compliance Assistance Department incurred costs of condemnation/securing/appeal/abatement/demolition and under the provisions of City Code Section 8-270, these costs are to be assessed to the property. The interest rate is 12% per annum on the unpaid balance.

DMO:	<u>507</u>
NUMBER OF STRUCTURES:	<u>2</u>
ASSESSABLE AMOUNT:	<u>\$17,673.56</u>

According to the City Code, these assessments constitute a lien on each property. It is recommended that the assessments be confirmed.

COST/FUNDING/ASSESSMENT INFORMATION:

The total assessable amount of **\$17,673.56** will be fully assessable to the property owners.

ATTACHMENTS:

MAYOR: _____

COUNCIL ACTION: _____

FOLLOW-UP: _____ **AGENDA NO.** _____

**** City of St. Petersburg ****
Special Assessments Division
FINAL ASSESSMENT ROLL
3-20-2014

ASSESSMENT NUMBER	OWNER NAME /MAILING ADDRESS	PARCEL ID /LEGAL DESCRIPTION	PROPERTY ADDRESS	ORIGINAL ASSESSMENT
DMD 0507 05018	NEWKIRK, LOUISE EST 1827 13TH AVE S SAINT PETERSBURG FL 337122315	25 31 16 28944 000 0060 FORREST HILL NELLIE M DAVIS LOT 6	1827 13TH AVE S	7,597.28
DMD 0507 05019	CRISWELL, MARGARET 2020 OAK ST NE SAINT PETERSBURG FL 337043552	25 31 16 69264 000 0090 PINE GROVE SUB LOT 9	2167 14TH AVE S	10,076.28

TOTAL NUMBER OF ASSESSMENTS: 2

TOTAL ASSESSMENT AMOUNT: 17,673.56

BUILDING DEMOLITION NUMBER DMO 507
COST/FUNDING/ASSESSMENT INFORMATION

<u>CATEGORY</u>	<u>AMOUNT TO BE ASSESSED</u>
Demolition Cost	\$ 7,494.00
Asbestos Cost	\$ 9,223.00
Legal Ad	\$ 506.56
Engineer's Chg	\$.00
Administrative Fee	\$ <u>450.00</u>
TOTAL:	\$ 17,673.56

A RESOLUTION ASSESSING THE COSTS OF DEMOLITION LISTED ON BUILDING DEMOLITION NOS. 413 AND 507 ("DMO 413 AND 507") AS LIENS AGAINST THE RESPECTIVE REAL PROPERTY ON WHICH THE COSTS WERE INCURRED; PROVIDING THAT SAID LIENS HAVE A PRIORITY AS ESTABLISHED BY CITY CODE SECTION 8-270; PROVIDING FOR AN INTEREST RATE ON UNPAID BALANCES; AUTHORIZING THE MAYOR OR HIS DESIGNEE TO EXECUTE AND RECORD NOTICE(S) OF LIEN(S) IN THE PUBLIC RECORDS OF THE COUNTY; AND PROVIDING AN EFFECTIVE DATE.

WHEREAS, the City of St. Petersburg has proceeded under the provision of Chapter 8, of the St. Petersburg City Code to demolish certain properties; and

WHEREAS, the structures so demolished are listed on Building Demolition Nos. 413 and 507 ("DMO 413 and 507"); and

WHEREAS, Section 8-270 of the St. Petersburg City Code provides that the City Council shall assess the entire cost of such demolition against the property on which the costs were incurred and that assessments shall become a lien upon the property superior to all others, except taxes; and

WHEREAS, the City Council has held a public hearing on March 20, 2014, to hear all persons who wished to be heard concerning this matter.

NOW THEREFORE, BE IT RESOLVED By the City Council of the City of St. Petersburg, Florida, that this Council assesses the costs of the demolition listed on Building Demolition Nos. 413 and 507 ("DMO 413 and 507") as liens against the respective real property on which the costs were incurred and that pursuant to Section 8-270 of the St. Petersburg City Code said liens shall be superior in dignity to all other liens except taxes; and

BE IT FURTHER RESOLVED that the Special Assessment Certificates to be issued hereunder shall bear interest at the rate of 12% per annum on the unpaid balance from the date of the adoption of this resolution.

BE IT FURTHER RESOLVED that the Mayor or his designee is authorized to execute and record notice(s) of the lien(s) provided for herein in the public records of the County.

This resolution shall become effective immediately upon its adoption.

Approved as to Form and Substance:



City Attorney (Designee)



SAINT PETERSBURG CITY COUNCIL

Meeting of March 20, 2014

TO: The Honorable Bill Dudley, Chair, and Members of City Council

SUBJECT: Ordinance approving a vacation of Plaza Comercio, an 80 foot wide unimproved right-of-way, situated north of Savona Drive and east of San Merino Boulevard Northeast (City File No.: 13-33000016)

RECOMMENDATION: The Administration and the Development Review Commission recommend **APPROVAL**.

RECOMMENDED CITY COUNCIL ACTION:

- 1) Conduct the first reading of the attached proposed ordinance; and
- 2) Set the second reading and public hearing for March 20, 2014.

Background: The applicants are the owners of the vacant land to the north and south of the right-of-way proposed for vacation. The applicants obtain approval for this request in 2007. However, the approval lapsed after the required replat was not completed within the maximum period of time permitted by the City Code. The applicants have resubmitted a new application for a new approval and intend to complete the associated conditions in a timely manner.

Discussion: The area of the right-of-way proposed for vacation is depicted on the attached maps (Attachments "A" and "B") and surveyor's sketch (Attachment "C"). The applicant's goal is to consolidate the properties along with the vacated right-of-way for redevelopment. As set forth in the attached report to the Development Review Commission (DRC), Staff finds that vacating the subject right-of-way would be consistent with the criteria in the City Code, subject to the suggested special conditions.

Agency Review & Public Comments: The application was routed to City departments and outside utility providers. No objections were noted. The applicant provided the required public notices.

DRC Action/Public Comments: On February 5, 2014, the Development Review Commission (DRC) held a public hearing on the subject application. No person spoke in opposition to the request. After the public hearing, the DRC voted to recommend approval of the proposed vacation. In advance of this report, no additional comments or concerns were expressed to the author.

RECOMMENDATION:

The Administration recommends **APPROVAL** of the street vacation, subject to the following conditions:

1. The applicant shall pay any outstanding assessments on the property prior to the City Clerk recording the vacation ordinance.
2. Prior to the City Clerk recording the vacation ordinance, the applicant shall obtain City Council approval of a final replat for the vacated public right-of-way together with the abutting private property to the north and south.

ORDINANCE NO. _____

AN ORDINANCE APPROVING A VACATION OF A PORTION OF PLAZA COMERCIO, AN 80 FOOT WIDE UNIMPROVED RIGHT-OF-WAY SITUATED BETWEEN SAN MERINO BOULEVARD NORTHEAST AND SAVONA DRIVE NORTHEAST; SETTING FORTH CONDITIONS FOR THE VACATION TO BECOME EFFECTIVE; AND PROVIDING FOR AN EFFECTIVE DATE.

THE CITY OF ST. PETERSBURG DOES ORDAIN:

SECTION 1. The following right-of-way is hereby vacated as recommended by the Administration and the Development Review Commission:

See Exhibit "A"

SECTION 2. The above-mentioned right-of-way is not needed for public use or travel.

SECTION 3. The vacation is subject to and conditional upon the following:

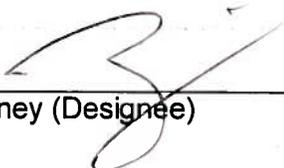
1. The applicant shall pay any outstanding assessments on the property prior to the City Clerk recording the vacation ordinance.
2. Prior to the City Clerk recording the vacation ordinance, the applicant shall obtain City Council approval of a final replat for the vacated public right-of-way together with the abutting private property to the north and south.

SECTION 4. In the event this ordinance is not vetoed by the Mayor in accordance with the City Charter, it shall become effective upon the expiration of the fifth business day after adoption unless the Mayor notifies the City Council through written notice filed with the City Clerk that the Mayor will not veto the ordinance, in which case the ordinance shall become effective immediately upon filing such written notice with the City Clerk. In the event this ordinance is vetoed by the Mayor in accordance with the City Charter, it shall not become effective unless and until the City Council overrides the veto in accordance with the City Charter, in which case it shall become effective immediately upon a successful vote to override the veto.

APPROVED AS TO FORM AND SUBSTANCE:



Planning & Economic Development Dept. 2-11-14
Date

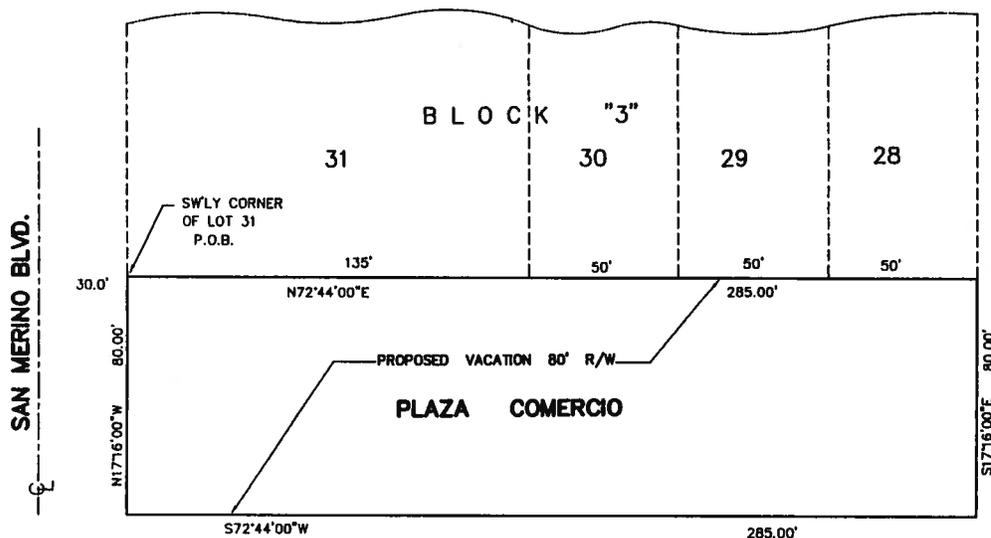


City Attorney (Designee) 2/11/14
Date



Exhibit "A"

SCALE: 1" = 50'



SKETCH AND LEGAL DESCRIPTION OF THE PROPOSED VACATION OF A PORTION OF PLAZA COMERCIO RIGHT-OF-WAY

THAT PORTION OF AN 80 FOOT WIDE RIGHT-OF-WAY KNOWN AS PLAZA COMERCIO LYING SOUTH OF AND COINCIDENT WITH THE SOUTH LINE OF LOTS 28, 29, 30, AND 31, ACCORDING TO THE PLAT OF "SECTION "D" FLORIDA RIVIERA PLAT NO. 5 AS REVISED BY REPLAT OF BLOCK 7, 3, AND 9, AS RECORDED IN PLAT BOOK 17, PAGE 37 OF THE PUBLIC RECORDS OF PINELLAS COUNTY, FLORIDA MORE PARTICULARLY DESCRIBED AS FOLLOWS: COMMENCING AT THE SOUTHWEST CORNER OF SAID LOT 31 AS A POINT OF BEGINNING RUN THENCE; NORTH 72°44'00" EAST 285 FEET ALONG THE SOUTH LINE LOTS 28 THROUGH 31; THENCE SOUTH 17°16'00" EAST 80 FEET; THENCE SOUTH 72°44'00" WEST 285.00 FEET ALONG. THE SOUTH RIGHT-OF-WAY LINE: THENCE NORTH 17°16'00" WEST 80 FEET TO THE POINT OF BEGINNING.

THIS IS NOT A SURVEY

BASIS OF BEARINGS: PLAT

BEARING & DISTANCE PER PLAT

This Sketch and Legal Description was prepared without the benefit of a title search and is subject to all easements, Rights-of-way, and other matters of record.

NOTE: Sketch and Legal Description not valid without the signature and the original raised seal of a Florida Licensed Surveyor and Mapper.

I hereby certify that the sketch and Legal Description represented hereon meets the requirements of Chapter 61G17-6, Florida Administrative Code.

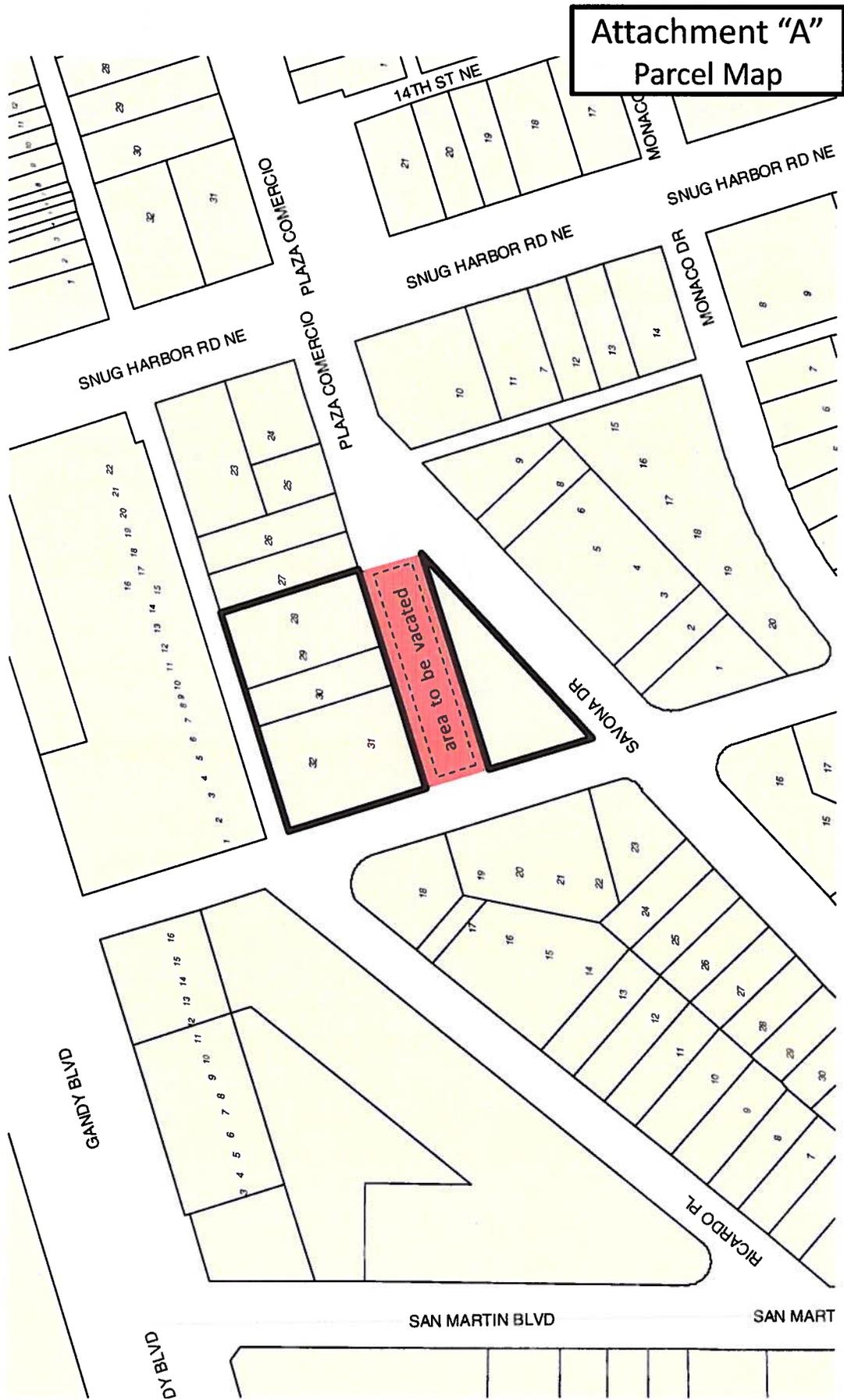
John C. Brendla
JOHN C. BRENDLA
 Florida Surveyor's Registration No. 1269
 Certificate of Authorization No. LB 760

Prepared by:
JOHN C. BRENDLA & ASSOCIATES, INC.
 CONSULTING ENGINEERS AND LAND SURVEYORS
 4015 82nd Avenue North
 Pinellas Park, Florida 33781
 phone (727) 576-7546 ~ fax (727) 577-9932

0602-25

0303-78-L28-31

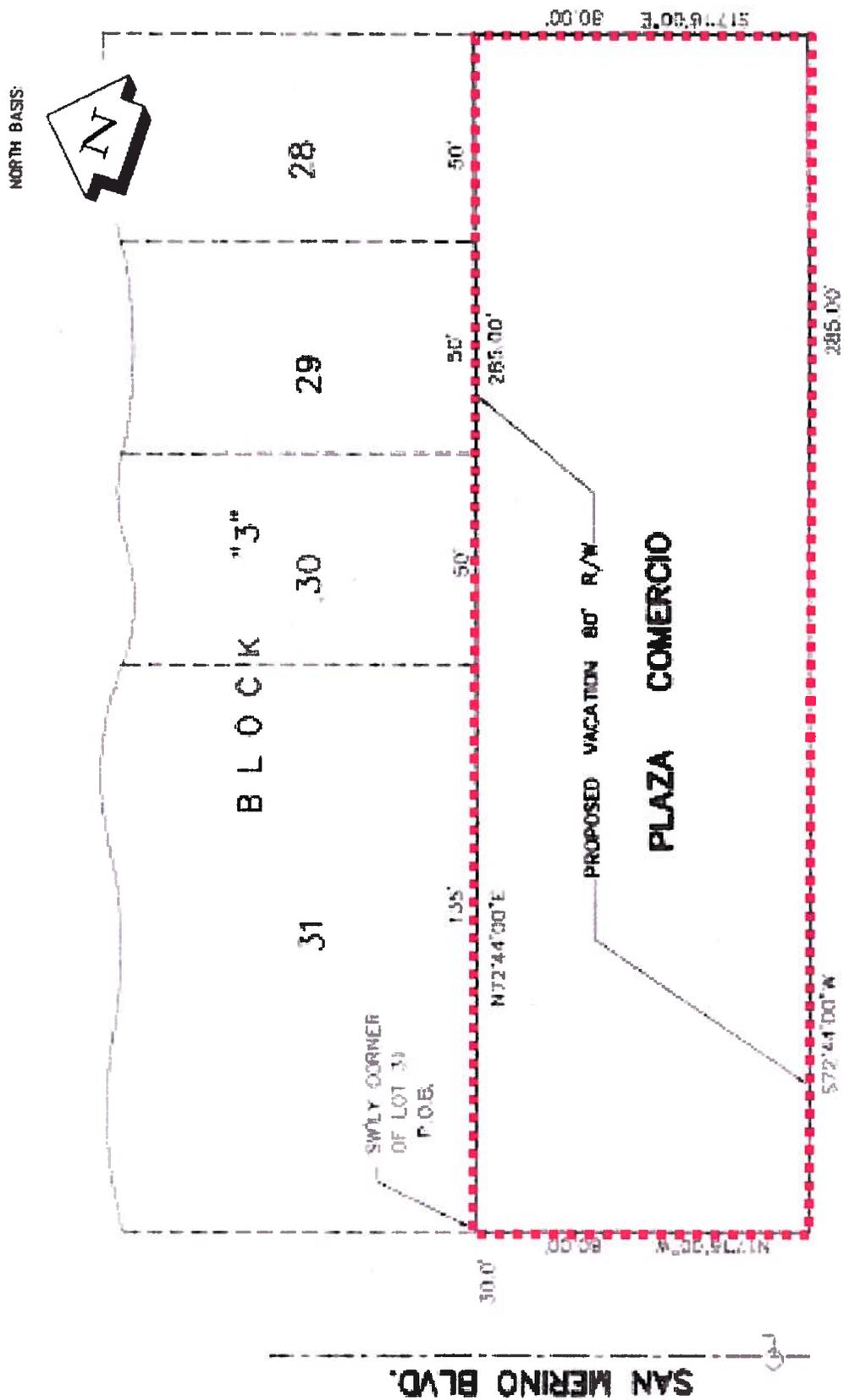
Attachment "A"
Parcel Map



Attachment "B"
Aerial Map



Attachment "C"
Surveyor's Sketch



Analysis – Staff's review of a vacation application is guided by the City's Land Development Regulations (LDR's), the City's Comprehensive Plan and any adopted neighborhood or special area plans. In this case, Staff finds that vacating the subject easement can be supported, subject to specific conditions described at the end of this report.

A. Land Development Regulations

Section 16.40.140.2.1E of the LDR's contains the criteria for reviewing proposed vacations. The criteria are provided below in italics, followed by itemized findings by Staff.

1. Easements for public utilities including stormwater drainage and pedestrian easements may be retained or required to be dedicated as requested by the various departments or utility companies.

There are no records of existing utility lines or infrastructure within the area of the proposed vacation. No easements have been requested by City departments or non-City utility providers.

2. The vacation shall not cause a substantial detrimental effect upon or substantially impair or deny access to any lot of record as shown from the testimony and evidence at the public hearing.

The applicant owns all of the land on both sides of the right-of-way. Vacation of this unimproved right-of-way will not have a detrimental effect upon access to any other lot of record. If approved, the vacation will allow for land assembly which will facilitate development of the existing vacant land to the north and south.

3. The vacation shall not adversely impact the existing roadway network, such as to create dead-end rights-of-way, substantially alter utilized travel patterns, or undermine the integrity of historic plats of designated historic landmarks or neighborhoods.

Vacation will not alter or impact the existing network of paved streets or alter current public travel patterns.

4. The easement is not needed for the purpose for which the City has a legal interest and, for rights-of-way, there is no present or future need for the right-of-way for public vehicular or pedestrian access, or for public utility corridors.

The City's legal interest in the subject right-of-way is to accommodate a public street and any associated utilities that may be necessary to serve nearby development. The right-of-way has never been utilized for those purposes and is not planned for such use in the future.

5. The POD, Development Review Commission, and City Council shall also consider any other factors affecting the public health, safety, or welfare.

The far northeastern part of the City, was platted prior to 1950 but was not developed until much later under county regulations and without the benefit of long-term planning. Uses typically found throughout this area include mobile home parks, boat yards, marinas, industrial activities, strip commercial uses, and scattered residential subdivisions. Redevelopment of this area has been handicapped by an irregular street pattern in the area including a number of unimproved rights-of-way, awkward intersections and irregularly-shaped lots. Given the limited land resources available within the City, it is in the public interest improve the development potential

of land if there is no adverse public impact. In this case, the City can, by vacation of an unimproved and unnecessary right-of-way, help the applicant to consolidate lands and the right-of-way to create a more efficient and beneficial development site.

B. Comprehensive Plan

Transportation Element Policy T2.4: *The City should preserve the historical grid street pattern, including alleys, and shall not vacate public right-of-way until it is determined that the right-of-way is not required for present or future public use.*

This policy language in the Comprehensive Plan requires consideration of both current and future public use when determining whether vacation is appropriate. As noted earlier in this report, the subject right-of-way is not improved, contains no utilities, is not used by the public and is not planned for improvements in the future.

C. Adopted Neighborhood or Special Area Plans

There are no adopted neighborhood or special area plans which address vacation of this particular right-of-way.

Comments from Agencies and the Public

No requests for easements have been received from City departments or non-City utilities. No other public comments have been received as of the date of this report.

RECOMMENDATION:

Staff recommends **APPROVAL** of the proposed vacation, subject to the following condition.

1. The applicant shall pay any outstanding assessments on the property prior to scheduling of the application for City Council consideration.
2. Prior to the City Clerk recording the vacation ordinance, the applicant shall obtain City Council approval of a final replat for the vacated public right-of-way together with the abutting private property to the north and south.

REPORT PREPARED BY:



PHILIP T. LAZZARA, AICP, Zoning Official (POD)
Development Review Services Division
Planning & Economic Development Department

01.29.2014

DATE

Ordinance No. _____

AN ORDINANCE SUSPENDING CITY CODE SECTIONS 21-31 (f) (13) AND 21-31 (l) (1) FOR ONE HUNDRED EIGHTY (180) DAYS FROM THE DATE OF THIS ORDINANCE TO RELIEVE A CONFLICT BETWEEN THOSE SECTIONS OF THE CITY CODE REGULATING PARK PERMITS AND CITY COUNCIL AND ADMINISTRATION PROCEDURES FOR CO-SPONSORED EVENTS, PENDING A PERMANENT RESOLUTION OF THE CONFLICT; SUBSTITUTING TEMPORARY REPLACEMENT PROVISIONS FOR THE SUSPENDED SECTIONS; RATIFYING AND APPROVING EXISTING PAYMENT AGREEMENTS FOR CITY CO-SPONSORED EVENTS; PROVIDING FOR EXPIRATION; AND PROVIDING AN EFFECTIVE DATE.

THE CITY OF ST. PETERSBURG DOES ORDAIN:

Section 1. St. Petersburg City Code Sections 21-31 (f)(13) and 21-31 (l)(1) “Park Permit Sections”) provide in part for the payment of fees for a proposed activity in a City park, including fees for Park Permits and for additional services to be provided by the City. Known costs are required to be paid prior to issuance of a Park Permit and for any portion of fees that cannot be finally calculated until conclusion of the activity, an estimated amount must be paid no more than five days after the application is approved. If the estimated amount of the fees paid for City services is less than the total amount of fees owed, the difference between the amount previously paid and the total amount must be paid within 15 days of the date that the City notifies the applicant of the amount due.

Section 2. City Council and the Administration have developed procedures for payment for City services for City co-sponsored events that permit the Administration to enter into agreements with promoters that establish payment arrangements that in some instances conflict with the Park Permit Sections.

Section 3. The Co-Sponsored Events Committee and the Administration are engaged in a revision of the Co-Sponsored Events procedures that will address this conflict and consolidate all of the relevant previously adopted City Council Resolutions and City Code Sections into a cohesive set of procedures, which will be presented to City Council for its consideration. The Administration and the Co-Sponsored Events Committee have proposed that in the interim, the conflict should be temporarily resolved by suspending the Park Permit Sections and substituting provisions that continue the Park Permitting process compatible with the Co-sponsorship procedures for payment for fees.

Section 4. St. Petersburg City Code Section 21-31 (f)(13) is suspended for a period of one hundred and eighty (180) days from the effective date of this ordinance. During the suspension period the following shall be substituted for the suspended section:

(13) The applicant has tendered the fees required to be paid in connection with the proposed activity (payment of estimated fees are acceptable if the final amount of the fees cannot be determined until conclusion of the activity, e.g., fees for City services), or in the case of a City co-sponsored event, the applicant has entered into a payment agreement as allowed in City Code Section 21-31 (l)(1).

Section 5. St. Petersburg City Code Section 21-31 (l)(1) is suspended for a period of one hundred and eighty (180) days from the effective date of this ordinance. During the suspension period the following shall be substituted for the suspended section:

(1) If the application includes the use of City facilities or equipment or if the proposed activity requires additional City services (including police, fire or sanitation), the applicant shall pay the fees associated with such facilities, equipment and services in accordance with the City's schedule of fees. If the amount of such fees is known at the time the application is submitted, the fees shall be paid at that time. For any portion of fees that cannot be finally calculated until conclusion of the activity (e.g., fees for City services), the permittee shall pay the estimated amount of fees no more than five days after the application is approved. If the estimated amount of fees paid is less than the total amount of fees owed, the applicant shall pay the City the difference between the amount previously paid and the total amount owed. This payment shall be made within 15 days of the date that the City notifies the applicant of the amount due. If the estimated payment of fees paid is more than the total amount of fees owed, the City shall refund the applicant the difference between the amount previously paid and the total amount due. If the applicant has applied for City co-sponsorship event status for the proposed activity, the POD may enter into an agreement with the applicant that provides for payment of the fees in a reasonable manner based on sound business practices and taking into consideration the financial circumstances of the applicant and the proposed activity. If the application for co-sponsorship event status is not granted, the agreement shall become null and void.

SECTION 6. On the effective date of this Ordinance, there are existing payment agreements for fees that do not comply with the Park Permit Sections. In order to create consistency in dealing with City co-sponsored events, existing payment agreements for city co-sponsored events are hereby ratified and approved.

SECTION 7. This Ordinance shall expire one hundred and eighty (180) days from its effective date whereupon the suspended sections will be re-instated and the substituted sections shall be null and void from that date forward.

SECTION 8. In the event this ordinance is not vetoed by the Mayor in accordance with the City Charter, it shall become effective after the fifth business day after adoption unless the Mayor notifies the City Council through written notice filed with the City Clerk that the Mayor will not veto the ordinance, in which case the ordinance shall take effect immediately upon filing such written notice with the City Clerk. In the event this ordinance is vetoed by the Mayor in accordance with the City Charter, it shall not become effective unless and until the City Council overrides the veto in accordance with the City Charter, in which case it shall become effective immediately upon a successful vote to override the veto.

Approvals:

Legal: _____ Administration: _____

Legal: 189266.doc v. 3

ST. PETERSBURG CITY COUNCIL

Meeting of March 20, 2014

TO: The Honorable William H. Dudley, Chair, and Members of City Council

SUBJECT: **City File FLUM-18:** The 7.32 acre subject property is generally located on the northeast corner of 34th Street North and 13th Avenue North.

A detailed analysis of the request is provided in the attached Staff Report FLUM-18.

- REQUEST:**
- (A) ORDINANCE 703-L amending the Future Land Use Map designation from Industrial Limited to Planned Redevelopment-Mixed Use.
 - (B) ORDINANCE 732-Z rezoning the above described property from IS (Industrial Suburban) to CCS-1 (Corridor Commercial Suburban), or other less intensive use.
 - (C) RESOLUTION _____ requesting amendment to the Countywide Future Land Use Plan, as described above, to comply with the requirements of the Pinellas Planning Council and Pinellas County Board of County Commissioners.

RECOMMENDATION:

Administration: The Administration recommends APPROVAL.

Public Input: The subject property is located within the boundaries of the North Kenwood Neighborhood Association. The Planning & Economic Development Department received:

- Two (2) telephone calls regarding this application. Each telephone call was a general inquiry about the public notice. The callers did not express support for, or opposition to, the application.
- Two (2) letters regarding this application:
 - One (1) letter was submitted by a property owner in the North Kenwood neighborhood and expressed general opposition to the application;
 - One (1) letter was received by CSX Real Property, owner of abutting property. CSX Real Property recommended: 1) designation of a 50-foot buffer between any development and the rail right-of-way; and 2) installation of a fence along the common property line between the operating track and any future development.

Planning & Visioning Commission (PVC): On December 10, 2013 the PVC held a public hearing on this matter. The PVC recommended APPROVAL of both "Parcel A" and "Parcel B" by a vote of four (4) to one (1).

City Council: This application was originally scheduled for public hearing review on January 23, 2014. At the request of the applicant, and consent of the City Council, the application was deferred. The purpose of the request was to allow additional time for the applicant to consult with the Pinellas Planning Council (PPC) staff.

Recommended City Council Action: 1) CONDUCT the second reading and public hearing for the proposed ordinances; 2) APPROVE the attached resolution; and 3) ADOPT the attached ordinances.

Attachments: Ordinances (2), Resolution, Maps, draft Planning & Visioning Commission Minutes and Staff Report.

ORDINANCE NO. ___-Z

AN ORDINANCE AMENDING THE OFFICIAL ZONING MAP OF THE CITY OF ST. PETERSBURG, FLORIDA; BY CHANGING THE ZONING OF PROPERTY GENERALLY LOCATED ON THE NORTHEAST CORNER OF 34th STREET NORTH AND 13th AVENUE NORTH, FROM INDUSTRIAL SUBURBAN (IS) TO CCS-1 (CORRIDOR COMMERCIAL SUBURBAN); PROVIDING FOR REPEAL OF CONFLICTING ORDINANCES AND PORTIONS THEREOF; AND PROVIDING AN EFFECTIVE DATE.

THE CITY OF ST. PETERSBURG DOES ORDAIN:

SECTION 1. The Official Zoning Map of the City of St. Petersburg is amended by placing the hereinafter described property in a Zoning District as follows:

Property

"Parcel A"

COMMENCING FOR REFERENCE AT THE NORTHEAST CORNER OF THE INTERSECTION OF 13TH AVENUE NORTH AND 34TH STREET NORTH;

THENCE, BEARING NORTH 00°06'36" EAST, A DISTANCE OF 30.00 FEET TO THE POINT AND PLACE OF BEGINNING OF THE HEREIN DESCRIBED PARCEL;

BEARING NORTH 00°06'36" EAST, A DISTANCE OF 928.98 FEET TO A POINT;

THENCE, BEARING NORTH 89°55'48" EAST, A DISTANCE OF 278.50 FEET TO A POINT;

THENCE, BEARING SOUTH 00°06'15" WEST, A DISTANCE OF 960.62 FEET TO A POINT;

THENCE, BEARING NORTH 89°31'53" WEST, A DISTANCE OF 178.45 FEET TO A POINT;

THENCE, BEARING SOUTH 89°49'35" WEST, A DISTANCE OF 70.00 FEET TO A POINT;

SAID POINT BEING THE BEGINNING OF A CURVE CONCAVE NORTHEASTERLY, HAVING A RADIUS OF 30.00 FEET, A CENTRAL ANGLE OF 90°17'01", A CHORD LENGTH OF 42.53 FEET BEARING NORTH 45°01'55" WEST;

THENCE, NORTHWESTERLY ALONG THE ARC OF SAID CURVE, A DISTANCE OF 47.27 FEET TO THE POINT OF BEGINNING.

THE ABOVE DESCRIBED PREMISES CONTAIN AN AREA OF 267,075 SQUARE FEET OR 6.13 ACRES, MORE OR LESS. SUBJECT TO ALL EASEMENTS, CONDITIONS AND RESTRICTIONS AS CONTAINED WITHIN THE CHAIN OF TITLE.

"Parcel B"

COMMENCING FOR REFERENCE AT THE NORTHEAST CORNER OF THE INTERSECTION OF 13TH AVENUE NORTH AND 34TH STREET NORTH;

THENCE, BEARING NORTH 00°06'36" EAST, A DISTANCE OF 958.98 FEET TO A POINT;

THENCE, BEARING NORTH 89°55'48" EAST, A DISTANCE OF 292.20 FEET TO THE POINT AND PLACE OF BEGINNING OF THE HEREIN DESCRIBED PARCEL;

THENCE, BEARING NORTH 00°09'54" EAST, A DISTANCE OF 302.07 FEET TO A POINT;

THENCE, BEARING NORTH 89°59'21" EAST, A DISTANCE OF 149.01 FEET TO A POINT;

THENCE, BEARING SOUTH 00°04'15" EAST, A DISTANCE OF 301.91 FEET TO A POINT;

SAID POINT BEING THE BEGINNING OF A NON TANGENT CURVE CONCAVE SOUTHEASTERLY, HAVING A RADIUS OF 371.97 FEET, A CENTRAL ANGLE OF 27°27'23", A CHORD LENGTH OF 176.55 FEET BEARING SOUTH 43°21'00" WEST;

THENCE, SOUTHWESTERLY ALONG THE ARC OF SAID CURVE, A DISTANCE OF 178.25 FEET TO A POINT;

THENCE, BEARING NORTH 00°06'34" EAST, A DISTANCE OF 128.24 FEET TO A POINT;

THENCE, BEARING SOUTH 89°55'48" WEST, A DISTANCE OF 29.30 FEET TO THE POINT OF BEGINNING.

THE ABOVE DESCRIBED PREMISES CONTAIN AN AREA OF 51,687 SQUARE FEET OR 1.19 ACRES, MORE OR LESS. SUBJECT TO ALL EASEMENTS, CONDITIONS AND RESTRICTIONS AS CONTAINED WITHIN THE CHAIN OF TITLE.

District

From: **IS (Industrial Suburban)**

To: **CCS-1 (Corridor Commercial Suburban)**

SECTION 2. All ordinances or portions of ordinances in conflict with or inconsistent with this ordinance are hereby repealed to the extent of such inconsistency or conflict.

SECTION 3. This ordinance shall become effective upon the date the ordinance adopting the required amendment to the City of St. Petersburg Comprehensive Plan's Future Land Use Map becomes effective (Ordinance ___-L).

APPROVED AS TO FORM AND SUBSTANCE:

FLUM-18
(Zoning)



PLANNING & ECONOMIC DEVELOPMENT DEPARTMENT 12-17-13 DATE



ASSISTANT CITY ATTORNEY 12/18/13 DATE

ORDINANCE NO. ___-L

AN ORDINANCE AMENDING THE OFFICIAL ZONING MAP OF THE CITY OF ST. PETERSBURG, FLORIDA; BY CHANGING THE ZONING OF PROPERTY GENERALLY LOCATED ON THE NORTHEAST CORNER OF 34nd STREET NORTH AND 13th AVENUE NORTH, FROM INDUSTRIAL LIMITED (IL) TO PR-MU (PLANNED REDEVELOPMENT-MIXED USE); PROVIDING FOR REPEAL OF CONFLICTING ORDINANCES AND PORTIONS THEREOF; AND PROVIDING AN EFFECTIVE DATE.

WHEREAS, Chapter 163, Florida Statutes, established the Local Government Comprehensive Planning and Land Development Regulation Act; and

WHEREAS, the City of St. Petersburg Comprehensive Plan and Future Land Use Map are required by law to be consistent with the Countywide Comprehensive Plan and Future Land Use Map and the Pinellas Planning Council is authorized to develop rules to implement the Countywide Future Land Use Map; and

WHEREAS, the St. Petersburg City Council has considered and approved the proposed St. Petersburg land use amendment provided herein as being consistent with the proposed amendment to the Countywide Future Land Use Map amendment which has been initiated by the City; now, therefore

THE CITY OF ST. PETERSBURG DOES ORDAIN:

SECTION 1. Pursuant to the provisions of the Local Government Comprehensive Planning and Land Development Act, as amended, and pursuant to all applicable provisions of law, the Future Land Use Map of the City of St. Petersburg Comprehensive Plan is amended by placing the hereinafter described property in the land use category as follows:

Property

"Parcel A"

COMMENCING FOR REFERENCE AT THE NORTHEAST CORNER OF THE INTERSECTION OF 13TH AVENUE NORTH AND 34TH STREET NORTH;

THENCE, BEARING NORTH 00°06'36" EAST, A DISTANCE OF 30.00 FEET TO THE POINT AND PLACE OF BEGINNING OF THE HEREIN DESCRIBED PARCEL;

BEARING NORTH 00°06'36" EAST, A DISTANCE OF 928.98 FEET TO A POINT;

THENCE, BEARING NORTH 89°55'48" EAST, A DISTANCE OF 278.50 FEET TO A POINT;

THENCE, BEARING SOUTH 00°06'15" WEST, A DISTANCE OF 960.62 FEET TO A POINT;

THENCE, BEARING NORTH 89°31'53" WEST, A DISTANCE OF 178.45 FEET TO A POINT;

THENCE, BEARING SOUTH 89°49'35" WEST, A DISTANCE OF 70.00 FEET TO A POINT;

SAID POINT BEING THE BEGINNING OF A CURVE CONCAVE NORTHEASTERLY, HAVING A RADIUS OF 30.00 FEET, A CENTRAL ANGLE OF 90°17'01", A CHORD LENGTH OF 42.53 FEET BEARING NORTH 45°01'55" WEST;

THENCE, NORTHWESTERLY ALONG THE ARC OF SAID CURVE, A DISTANCE OF 47.27 FEET TO THE POINT OF BEGINNING.

THE ABOVE DESCRIBED PREMISES CONTAIN AN AREA OF 267,075 SQUARE FEET OR 6.13 ACRES, MORE OR LESS. SUBJECT TO ALL EASEMENTS, CONDITIONS AND RESTRICTIONS AS CONTAINED WITHIN THE CHAIN OF TITLE.

"Parcel B"

COMMENCING FOR REFERENCE AT THE NORTHEAST CORNER OF THE INTERSECTION OF 13TH AVENUE NORTH AND 34TH STREET NORTH;

THENCE, BEARING NORTH 00°06'36" EAST, A DISTANCE OF 958.98 FEET TO A POINT;

THENCE, BEARING NORTH 89°55'48" EAST, A DISTANCE OF 292.20 FEET TO THE POINT AND PLACE OF BEGINNING OF THE HEREIN DESCRIBED PARCEL;

THENCE, BEARING NORTH 00°09'54" EAST, A DISTANCE OF 302.07 FEET TO A POINT;

THENCE, BEARING NORTH 89°59'21" EAST, A DISTANCE OF 149.01 FEET TO A POINT;

THENCE, BEARING SOUTH 00°04'15" EAST, A DISTANCE OF 301.91 FEET TO A POINT;

SAID POINT BEING THE BEGINNING OF A NON TANGENT CURVE CONCAVE SOUTHEASTERLY, HAVING A RADIUS OF 371.97 FEET, A CENTRAL ANGLE OF 27°27'23", A CHORD LENGTH OF 176.55 FEET BEARING SOUTH 43°21'00" WEST;

THENCE, SOUTHWESTERLY ALONG THE ARC OF SAID CURVE, A DISTANCE OF 178.25 FEET TO A POINT;

THENCE, BEARING NORTH 00°06'34" EAST, A DISTANCE OF 128.24 FEET TO A POINT;

THENCE, BEARING SOUTH 89°55'48" WEST, A DISTANCE OF 29.30 FEET TO THE POINT OF BEGINNING.

THE ABOVE DESCRIBED PREMISES CONTAIN AN AREA OF 51,687 SQUARE FEET OR 1.19 ACRES, MORE OR LESS. SUBJECT TO ALL EASEMENTS, CONDITIONS AND RESTRICTIONS AS CONTAINED WITHIN THE CHAIN OF TITLE.

Land Use Category

From: **Industrial Limited**

To: **Planned Redevelopment - Mixed Use**

SECTION 2. All ordinances or portions of ordinances in conflict with or inconsistent with this ordinance are hereby repealed to the extent of such inconsistency or conflict.

SECTION 3. In the event this ordinance is not vetoed by the Mayor in accordance with the City Charter, it shall become effective upon approval of the required Land Use Plan change by the Pinellas County Board of County Commissioners and upon issuance of a final order determining this amendment to be in compliance by the Department of Community Affairs (DCA) or until the Administration Commission issues a final order determining this amendment to be in compliance, pursuant to Section 163.3189, F. S. In the event this ordinance is vetoed by the Mayor in accordance with the City Charter, it shall not become effective unless and until the City Council overrides the veto in accordance with the City Charter, in which case it shall become effective as set forth above.

APPROVED AS TO FORM AND SUBSTANCE:

FLUM-18
(Land Use)


PLANNING & ECONOMIC DEVELOPMENT DEPARTMENT

12-17-13

DATE


ASSISTANT CITY ATTORNEY

12/18/13

DATE

RESOLUTION NO. 2013-____

A RESOLUTION TRANSMITTING A PROPOSED AMENDMENT TO THE CITY OF ST. PETERSBURG LOCAL GOVERNMENT COMPREHENSIVE PLAN; AND PROVIDING AN EFFECTIVE DATE.

WHEREAS, the St. Petersburg City Council has held the requisite public hearing in consideration of a request to amend the Local Government Comprehensive Plan; and

WHEREAS, the St. Petersburg City Council has considered and approved the proposed St. Petersburg Comprehensive Plan amendment, and determined it to be consistent with the Countywide Future Land Use Plan and Rules.

NOW, THEREFORE, BE IT RESOLVED By the City Council of the City of St. Petersburg, Florida:

That the City Council of St. Petersburg does hereby transmit the proposed amendment to the Local Government Comprehensive Plan to the Pinellas Planning Council (PPC) for a consistency review with the Countywide Future Land Use Plan and Rules.

This Resolution shall become effective immediately upon its adoption.

APPROVED AS TO FORM AND SUBSTANCE:

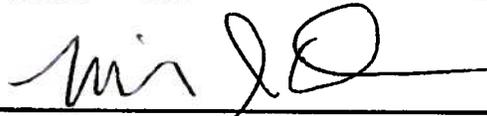
City File FLUM-18



PLANNING & ECONOMIC DEVELOPMENT DEPARTMENT

12-23-13

DATE



ASSISTANT CITY ATTORNEY

12/18/13

DATE



CITY OF ST. PETERSBURG
PLANNING & VISIONING COMMISSION
PUBLIC HEARING

Council Chambers
City Hall

December 10, 2013
Tuesday, 4:00 p.m.

MINUTES

- Present:** Thomas Whiteman, Jr., Chair
William E. Klein, Vice-Chair
Robert M. Eschenfelder
Ed Montanari
Robert "Lee" Nolan
- Commissioners Absent:** Douglas E. Robison, Alternate¹ ¹excused
Jeff Rogo, Alternate¹
- Staff Present:** Derek Kilborn, Manager, Urban Planning & Historic Preservation
Tom Whalen, Planner, Transportation & Parking Management
Michael Dema, Assistant City Attorney
Vicky Davidson, Administrative Assistant, Planning & Economic Development

The public hearing was called to order at 4:00p.m., a quorum was present.

I. MINUTES

Minutes from the November 12, 2013 meeting were approved by a unanimous vote.

II. QUASI-JUDICIAL PUBLIC HEARING

A. City File FLUM-18

Contact Person: Derek Kilborn
893-7872

Location: The subject property, estimated to be 7.32 acres in size, is generally located on the northeast corner of 34th Street North and 13th Avenue North.

Request: To amend the Future Land Use Map designation from IL (Industrial Limited) to PR-MU (Planned Redevelopment – Mixed-Use) and the official Zoning Map designation from IS (Industrial Suburban) to CCS-1 (Corridor Commercial Suburban), or other less intensive use.

Staff Presentation

Derek Kilborn gave a presentation based on the staff report.

Commissioner Klein questioned the consistency of the proposal with the surrounding neighborhood. Mr. Kilborn stated that the entire 34th Street corridor, with the exception of this particular property, is zoned CCS-1; a mixed-use classification that accommodates both commercial activity as well as multi-family dwelling units. This proposal would convert the frontage along 34th Street to that mixed-use category to be consistent with everything around it.

Commissioner Klein asked if a response was obtained from the owner of the corner parcel between Parcel "A" and Parcel "B." Mr. Kilborn stated that staff had advised the applicant to make contact with that property owner and the applicant would have to speak to the details of how that happened.

Commissioner Eschenfelder asked if staff agreed that core commercial is almost always going to be the most valuable and profitable use of the land. Mr. Kilborn replied not in all cases but could be the case here.

Commissioner Eschenfelder asked what the Economic Development Dept. does specifically to draw or create industrial businesses to the City. Mr. Kilborn explained that he does not work on the economic development side of the department; however, generally speaking there are a number of different initiatives (community redevelopment areas, special area plans, enterprise zones) trying to seek industrial investment in existing Industrial zoning categories. There are several areas in the City with a high concentration of industrial zoning (e.g. Industrial Dome Area and west of Tyrone Mall) and in this case there is a smaller isolated industrial zoned piece of property that is a little harder to target that type of concentrated activity. In terms of specific program details he would have to refer to the economic development section of the department.

Commissioner Eschenfelder asked if staff had researched the viability of the use of this size of land, given what roads are connected and the infrastructure in place, for a heavier industrial use. Mr. Kilborn replied that he had not been involved with that type of study but knows that the Economic Development Dept. is now and has in the past invested the time and resources, and did the necessary types of background research and outreach.

Commissioner Eschenfelder asked if staff knew the inventory of the remaining industrial land and what other similar sized parcels are remaining that could be taken advantage of by future industrial developers. Mr. Kilborn stated that he did not have a specific acreage count; however, it will become incrementally more difficult to request these types of changes because following the 2007 rezoning, there are much more concentrated locations of industrial activity and the subject property is one of the few pieces of land left where the frontage is on a commercial corridor creating some kind conflict between the two types of land uses (commercial and industrial) so staff felt this case was a little stronger, especially with the frontage along 34th Street, than what would be seen in other industrial areas.

Commissioner Montanari asked staff for background information on the furniture store which looks out of place; a retail establishment in an industrial suburban area. Mr. Kilborn stated that the Industrial zoning classification does allow some accessory retail activity to take place provided the floor area for that activity is limited to no more 25% of the entire building square footage. In this particular case, the commercial character reflects the direction of where staff sees the 34th Street activity is going.

Commission Chair Whiteman compared the Walgreen's proposal at Roosevelt Blvd. and 9th Street, a piece of property under-utilized with staff's recommendation of denial to protect the City's industrial property, with today's request which the staff's recommendation is basically the opposite. Mr. Kilborn replied that in

Walgreen's case, there were other surrounding issues (e.g. preservation area abutting the property and the northeast corner of the intersection is zoned industrial) and in this case, there is currently commercial activity on the east side of 34th Street leading up to 13th Avenue North and then picking up again at 17th Avenue moving north and staff felt that this was a stronger application providing the connectivity along 34th Street, where the Walgreen's proposed site would have been a stand-alone corner piece with commercial zoning with no connectivity to any neighboring commercial property.

Applicant Presentation

Marilyn Mullen Healey, Esq. with Adams and Reese and representing the owner, Times Publishing Company, began in support of the request with Susan Finch, AICP, concluding the presentation. Ms. Finch submitted her resume and complete planning analysis for the record.

Commissioner Klein asked who owns the rectangular piece of property. Ms. Finch replied CSX.

Commission Chair Whiteman asked if the subject property is contaminated in any way. Ms. Healey replied that she believes that there were some issues in the past but clean-up activities were undertaken and believes that all is good now.

Commissioner Eschenfelder asked what the applicant, Tampa Bay Times, has done to market the property as industrial. Ms. Healey replied that they had not listed the property as industrial but over the years have been approached by people to buy the property but not for industrial uses. Ms. Healey went on to say that industrial users tend to go toward areas where there are other industrial uses and the subject area does not have the industrial concentration, and believes that there is only a commercial market there.

Commissioner Eschenfelder asked why the Times had not listed the property for sale. David Box with Box Realty Advisors replied that they have the subject property listed for sale without an industrial use-specific because it is surrounded by commercial uses, feeling that this is not an industrial site.

Commissioner Eschenfelder asked Mr. Box, in his professional opinion, that if this land is rezoned to commercial then he has little doubt that commercial is what would be put in place, to which Mr. Box agreed. Mr. Box went on to say that everyone who has approached him is more of a traditional type of CCS-1 type of business (e.g. bank, restaurant-type use, etc.).

Commissioner Eschenfelder asked Mr. Box if the applicant's group have done any studies showing the dire need for more commercial in this area. Mr. Box replied that he is not sure about dire need but it's a matter of supply and demand; if the demand is perceived then the uses will come and he has only been approached by strictly commercial users. Ms. Healey added that although the applicant's group had not done a study, the City has and had identified the subject area as a commercial corridor in the Vision Plan.

Commissioner Eschenfelder stated his concern of which many times when a new retail/commercial business is developed it pulls customers, businesses and investments from some place else within the City causing blight many times in the surrounding area.

Public Hearing

Steve Galvin, 3161 – 12th Ave N located directly across from the Times rear parking lot, spoke in opposition of the request; employee parking currently in Parcel “A” having to move to behind the Times plant creating increased traffic and noise on 13th Ave N., losing a significant area of green space if Parcel “A” is redeveloped, and there is currently a large inventory of vacant commercial properties in the area. Mr. Galvin also believes, after talking with several people who have been in the area for quite awhile, that most of the subject property continues to have a large level of toxicity; the Times property has had no soil cleansing.

Commissioner Eschenfelder asked about the apparent conflict of facts regarding whether or not environmental mediation has occurred. Ms. Healy stated that the subject property is in full compliance with any of the environmental laws. Ms. Healy went on to say that the parking in Parcel “A” is not at full capacity and is not needed, and the plant site would stand on its own (i.e., green space, water retention, adequate parking).

Mr. Galvin stated that the parking in Parcel “A” is the primary lot for employee parking with a smaller lot behind the Times plant along 13th Avenue used by the warehouse people. In regards to the green space, 2/3 of the Parcel “A” has a significant amount of green area and adds livability to the area. He has no issue with Parcel “B.”

Mr. Kilborn stated that the act of rezoning the property does not waive the property owner from meeting minimum parking requirements or any other type of land development regulation but simply changes the classification of the property. If at some point the subject property along 34th Street is redeveloped, the owner would have to provide information and data showing that they are still meeting the minimum number of required parking, the minimum impervious surface ratio requirements as well as the drainage requirements for the property.

Cross Examination

City Administration and Applicant waived cross examination.

Rebuttal

Mr. Kilborn stated that the implementation of the Land Development Regulations in 2007 really concentrated many of these districts in a more meaningful pattern so when rezoning inquiries or applications are received by the City often times the property is isolated, in the middle of a block with no connectivity to surrounding commercial activity. Staff provides their professional input to those individuals and most times the person will leave with that information and never file an application. These days the Commission is not seeing those types of applications; however, with the 34th Street frontage staff feels that this is one of those cases that warranted bringing forward and offering some support to rezone to the commercial classification.

Ms. Healy stated that whoever purchases the subject property would have to present their development plan to the City which, hopefully, will alleviate some of Mr. Galvin’s concerns.

Executive Session

MOTION: *Commissioner Nolan moved and Commissioner Klein seconded a motion to approve the Future Land Use Map designation and Official Zoning Map designation request for Parcels "A" and "B."*

Commissioner Nolan stated that it seemed to him that the zoning is just catching up to reality.

Commissioner Montanari stated that he plans to approve the motion of both parcels and voiced his agreement with the applicant with not seeing the subject property as an industrial area anytime in the future and the fact that this land has been vacant for 45 years speaks to that exemption to LU3.26.a.

Commissioner Eschenfelder stated that if he were to approve, he would approve both Parcel "A" and Parcel "B." He understands staff's justification for splitting their recommendation with respect to Parcel "B" but feels this would create more problems in the future. However, he can not support the motion because he feels the City needs to get a grip on redevelopment. He feels that there are a number of sites in the City ripe for redevelopment that could host commercial/retail but understands this could be more difficult than building on a piece of raw land (e.g. assembling parcels, demolition, infrastructure enhancements, etc.) When a commercial development is done on this kind of footprint, he feels that this kills the 'mom & pop' businesses and will increase traffic along 34th Street which is quite congested already, and that he does not feel more commercial development along 34th Street is needed. Commissioner Eschenfelder went on to say that if the Times had marketed the property as industrial, they might have perhaps found an industrial developer and that the City should give that a try. He is not influenced by the preservation of green space because industrial development could be more disruptive to the wildlife than commercial development, but he is more influenced by the fact that industrial land needs to be preserved and while the subject property is not a perfect site he feels that the entire Times site is ripe for redevelopment if the Times ever decide in the future to move their plant elsewhere, which is another concern of his.

Commissioner Klein stated that he feels that commercial is perfect for the subject site. Industrial development could be a lot worse for the area traffic-wise, noise-wise and environmentally-wise. Commissioner Klein went on to say that he agreed with Commissioner Nolan that the rezoning request is just catching up with reality and that he did not agree with Commissioner Eschenfelder because he feels that we, the consumers, are putting the "mom & pop" establishments out of business, not someone else. It supports the motion.

Commission Chair Whiteman stated that he feels urban retail is a better fit than heavy industry on the subject site and then asked what kind of light industry could be developed that would serve the neighborhood and, if the motion is approved where would the parking for retail development be located (in front or behind). Mr. Kilborn responded that light industrial consists primarily of assembly pre-manufactured parts (mechanically or manually) and in regards to commercial zoning setbacks, CCS allows for a smaller setback of one row/drive lane with a row of parking in front and the remaining parking located on the side or to the rear.

VOTE: *YES – Montanari, Nolan, Klein, Whiteman*
NO - Eschenfelder

Motion was approved by a vote of 4 to 1.

III. PVC Member Comments, Announcements

The commission consolidation ordinance will be going before City Council December 19th and, if approved, the effective date will be February 1, 2014.

IV. Adjourn

With no further items the meeting was adjourned at 5:00 p.m.



Staff Report to the St. Petersburg Planning & Visioning Commission
Prepared by the Planning & Economic Development Department,
Urban Planning and Historic Preservation Division

For Public Hearing and Executive Action on December 10, 2013
at **4:00 p.m.**, in the City Council Chambers, City Hall,
175 Fifth Street North, St. Petersburg, Florida.

City File: FLUM-18
Agenda Item #1

According to Planning and Economic Development Department records, no Planning & Visioning Commission member owns property located within 2,000 feet of the subject property. All other possible conflicts should be declared upon announcement of the item.

APPLICANT/ OWNER: Times Publishing Company
490 1st Avenue South
St. Petersburg, FL 33701

REPRESENTATIVE: Marilyn Mullen Healy, Esq.
Adams and Reese, LLP
101 East Kennedy Blvd. Ste. 4000
Tampa, FL 33602

SUBJECT PROPERTY:

The subject property, estimated to be 7.32 acres in size, is generally located on the northeast corner of 34th Street North and 13th Avenue North.

PIN/LEGAL:

The application includes two (2) parcels from combined portions of four (4) PIN nos. The subject parcels are detached, constituting two (2) separate pieces. A legal description and map of the parcels is attached:

“Parcel A”

- 14/31/16/71460/000/0242 (whole)
- 14/31/16/54054/000/0010 (portion of)

“Parcel B”

- 14/31/16/71460/000/0180 (portion of)
- 14/31/16/71460/000/0240 (portion of)

REQUEST:

The request is to amend the Future Land Use Map designation for both “Parcel “A” and “Parcel B” from Industrial Limited to Planned Redevelopment Mixed-Use, and the Official Zoning Map designation for both parcels from IS (Industrial Suburban) to CCS-1 (Corridor Commercial Suburban), or other less intensive use.

PURPOSE:

The applicant’s desire is to sell the property for use in a commercial development.

EXISTING USES:

Parcel “A” – vacant, parking lot and stormwater drainage facility.
Parcel “B” – vacant and parking lot.

SURROUNDING EXISTING USES:

The surrounding uses are as follows:

- North: Sam’s Club, furniture resale store and a retail shopping center
- South: Commercial development along 34th Street North
- East: St. Petersburg Times Printing and Distribution Centers
- West: Commercial development along 34th Street North

ZONING HISTORY:

From 1977 to 2007, the subject property was designated with IP (Industrial Park) zoning. The current IS (Industrial Suburban) zoning designation has been in place since September 2007, following implementation of the City’s Vision 2020 Plan, the city-wide rezoning and update of the City Code Chapter 16, Land Development Regulations (LDRs).

In 2010, the adjacent properties to the north, requested the same future land use map and zoning changes being requested by this application. City File FLUM-6 and associated ordinances (691-L and 719-Z) were adopted on second reading by City Council on May 20, 2010. The adjacent properties were subsequently developed with a Sam’s Club retail warehouse and an affiliated gas-filling station.

APPLICABLE REGULATIONS:

The subject property is estimated to be 7.32 acres, or 318,762 square feet (mol), in size. “Parcel A” comprises an area of 267,075 square feet or 6.13 acres; “Parcel B” comprises an area of 51,687 square feet or 1.19 acres. As previously stated, the applicant’s request is to amend the Future Land Use Map designation from Industrial Limited to Planned Redevelopment Mixed-Use and rezone from IS (Industrial Suburban) to CCS-1 (Corridor Commercial Suburban).

Development potential under the present IS zoning designation is 207,195 square feet of light industrial, industrial park or office park use, based on a floor-area-ratio of 0.65.

Development potential under the requested CCS-1 zoning designation is as follows:

1. *Single-use residential* up to 110 multi-family units, calculated at a density of 15 units per acre. The following bonuses may be added:
 - a. A workforce housing density bonus of six (6) units per acre; and
 - b. A transfer of development rights (TDR) bonus of nine (9) units per acre.
2. *Single-use non-residential* up to 175,319 square feet by right, calculated at a maximum floor-area-ratio (FAR) of 0.55. The following bonuses may be added:
 - a. A transfer of development rights (TDR) bonus of 0.2 FAR.
3. *Mixed-use residential and non-residential* up to 175,319 square feet and not to exceed 110 multi-family units. The following bonuses may be added:
 - a. A workforce housing bonus of 0.2 FAR; and
 - b. A transfer of development rights (TDR) bonus of 0.2 FAR.

SPECIAL INFORMATION:

The subject property is located within the boundaries of the North Kenwood Neighborhood Association.

STAFF ANALYSIS:

As has been described, the 7.32 acre subject property is generally located on the northeast corner of 34th Street North and 13th Avenue North. The vacant subject area is part of a larger 34 acre (mol) industrial tract owned by the Times Publishing Company. The Times’ operations on this larger property include newspaper printing and distribution.

While the applicant has indicated that the subject property will be repurposed with non-residential development, there is no binding commitment or obligation at this time. City staff’s analysis of the request is based on a review of consistency with the Comprehensive Plan.

The primary issues related to the applicant's request are the following: 1) consistency of the requested designations with the established land use and zoning patterns; 2) commercial corridor redevelopment opportunities; 3) loss of industrial land; 4) traffic impact; and 5) other level of service considerations.

Land Use and Zoning Consistency

The subject application has been divided into two (2) parcels. "Parcel A" is the larger of the two (2) parcels totaling 267,075 square feet or 6.13 acres. "Parcel A" has substantial frontage along 34th Street North. "Parcel B" is the smaller of the two (2) parcels totaling 57,687 square feet or 1.19 acres. "Parcel B" is detached from "Parcel A," lacks frontage along 34th Street North and is only accessible from 17th Avenue North.

Action on both "Parcel A" and "Parcel B" would isolate property located at 1601 34th Street North (PIN no. 14-31-16-71460-000-0171) from the remaining Industrial Limited Future Land Use Map designation and IS (Industrial Suburban) Official Zoning Map designation to the east and southeast. For this reason, city staff recommended the applicant make contact with the registered property owner(s) and invite them to join this application. Since October 23, 2013, the applicant has made numerous attempts to contact the registered owner(s), as requested. According to the applicant, each attempt remains unanswered. This critical piece of property would provide the connectivity that is necessary for the provision of an orderly land use arrangement. Its exclusion however, requires city staff to make a split recommendation in support of "Parcel A" and opposition to "Parcel B".

Generally, the requested PR-MU Future Land Use Map designation and CCS-1 Official Zoning Map designation are consistent with existing designations to the north, south and west. Except for the conditions described in the preceding paragraph, the request is consistent with Policy LU3.4 of the Comprehensive Plan, which states that *"the Land Use Plan shall provide for compatible land use transition through an orderly land use arrangement, proper buffering, and the use of physical and natural separators."*

The requested designations are also consistent with Policy LU3.6 which states that *land planning should weigh heavily the established character of predominantly developed areas where changes of use or intensity of development are contemplated.* The character of this area of the City is dominated by commercial uses along 34th Street North, a major arterial roadway.

City staff believes that the applicant's request is also consistent with Policy LU3.5, which states that *"the tax base will be maintained and improved by encouraging the appropriate use of properties based on their locational characteristics and the goals, objectives and policies within this Comprehensive Plan."*

Commercial Corridor Redevelopment Opportunities

If approved, the applicant's request will result in new investment and redevelopment within an existing commercial corridor, which is consistent with the following objectives and policies from the Comprehensive Plan: Policy LU3.17, which states that "*future expansion of commercial uses is encouraged when infilling into existing commercial areas and activity centers, or where a need can be clearly identified, and where otherwise consistent with the Comprehensive Plan;*" Objective LU4(2), which states that "*...the City shall provide opportunities for additional commercial development where appropriate;*" Policy LU11.2, which states that "*the need for redevelopment should be assessed based on potential for private investment;*" and Objective LU18, which states that "*commercial development along the City's major corridors shall be limited to infilling and redevelopment of existing commercially designated frontages.*"

Loss of Industrial Land

The subject property presently has an Industrial Limited future land use plan designation and IS (Industrial Suburban) zoning. The purpose and intent of the IS zoning district is to provide for areas where labor intensive light manufacturing can occur, as well as corporate headquarters and office uses. As stated previously, the subject area is part of a larger industrial tract of land owned by Times Publishing, Inc. The City has a limited amount of industrial land, thus retaining industrially-zoned land aids in keeping the local economy diversified, improves the tax base, and presents opportunities for high skill/higher paying employment opportunities.

The requested CCS-1 zoning, however, will not preclude the subject property from being used for light manufacturing/assembly-type uses. The CCS-1 regulations permit light manufacturing operations, as well as construction businesses, motor vehicle service & repair, publishing & printing operations, and fleet-based service businesses.

While policies set forth in the Comprehensive Plan protect and support industrially-zoned land, in 2004 the City Council adopted Policy LU3.26 which is intended to allow greater flexibility in evaluating future land use plan amendments involving industrial land uses, and provide clarity and guidance about when it is appropriate to designate property as industrial and when it is appropriate to remove an industrial land use designation. Policy LU3.26.a states that "*Plan amendment applications that propose changing underperforming industrially designated areas (Industrial General or Industrial Limited) to a non-industrial designation may be favorably considered if one or more of the following characteristics exist over an extended period of time: 1) vacant or underutilized land; 2) vacant or underutilized buildings; 3) poor quality job creation in terms of pay, employee density and spin-off or multiplier effects; and 4) chronic competitive disadvantages in terms of location, transportation infrastructure/accessibility and other market considerations.*"

The request to rezone the subject property is consistent with the first criterion, because the land, which has been zoned industrial since at least 1977, has never been developed.

In addition, market considerations affecting the subject site are favorable toward commercial development because high traffic counts on 34th Street and the current commercial development pattern of the corridor.

Traffic Impact

Roadway level of service (LOS) and traffic impacts are discussed in greater detail in the Impact Section of this report. To summarize, an amendment from Industrial Limited to Planned Redevelopment-Mixed Use will likely result in a net increase of 112 p.m. peak hour trips; however, such an increase would not have an impact on roadway level of service.

In summary, City staff concludes that the traffic generated from the proposed development of the property will not significantly impact the surrounding roadway network, which is consistent with the following Comprehensive Plan policies:

- Policy LU3.18, which states that *all retail and office activities shall be located, designed and regulated so as to benefit from the access afforded by major streets without impairing the efficiency of operation of these streets or lowering the LOS below adopted standards, and with proper facilities for pedestrian convenience and safety.*
- Policy LU5.3, which states that *the Concurrency Management System shall continue to be implemented to ensure proposed development to be considered for approval shall be in conformance with existing and planned support facilities and that such facilities and services be available, at the adopted level of service standards, concurrent with the impacts of development.*
- Policy T1.3, which states that *the City shall review the impact of all rezoning proposals and requests to amend the FLUM on the City's transportation system. FLUM amendment requests that increase traffic generation potential shall demonstrate that roadway and/or mass transit capacity are available to accommodate the additional demand.*
- Policy T3.1, which states that *all major city, county and state streets, not including those identified as constrained in the City's most current concurrency annual monitoring report shall operate at LOS D or better in the peak hour of vehicular traffic. Florida Intrastate Highway System facilities shall operate at a LOS that is consistent with Rule 14-94, FAC.*

Other Level of Service (LOS) Considerations

The Level of Service (LOS) impact section of this report concludes that the requested Plan change and rezoning will not have a significant negative effect upon the City's adopted LOS standards for public services and facilities including schools, potable water,

sanitary sewer, solid waste, traffic, mass transit, recreation, and stormwater management. A summary of the potential impact on the City’s public facilities is as follows:

Public Facilities Impact Summary (highest use calculations)	Existing Zoning (IS)	Proposed Zoning (CCS-1)	Net Change
Population	2.0	192	190
School Age Population	1.0	36	35
Potable Water	20,720 gpd	43,830 gpd	23,110 gpd
Sanitary Sewer	10,360 gpd	43,830 gpd	33,470 gpd
Solid Waste	3.0	250 tons/yr	247 tons/yr
Traffic (p.m. peak hour)	127 trips	239 trips	112 trips

Thus, the applicants’ request is consistent with the following three policies due to the fact that sufficient public facility capacity exists:

- Policy LU2.4, which states that *the City may permit higher intensity uses outside of activity centers only where available infrastructure exists and surrounding uses are compatible.*
- Policy LU3.18, which states that *all retail and office activities shall be located, designed and regulated so as to benefit from the access afforded by major streets without impairing the efficiency of operation of these streets or lowering the LOS below adopted standards, and with proper facilities for pedestrian convenience and safety.*
- Policy LU5.3, which states that *the Concurrency Management System shall continue to be implemented to ensure proposed development to be considered for approval shall be in conformance with existing and planned support facilities and that such facilities and services be available, at the adopted level of service standards, concurrent with the impacts of development.*

SPECIAL NOTE ON CONCURRENCY:

Levels of Service impacts are addressed further in this report. Approval of this land use change and rezoning request does not guarantee that the subject property will meet the requirements of Concurrency at the time development permits are requested. **Completion of this land use plan change and rezoning does not guarantee the right to develop on the subject property.** Upon application for site plan review, or development permits, a full concurrency review will be completed to determine whether

or not the proposed development may proceed. The property owner will have to comply with all laws and ordinances in effect at the time development permits are requested.

RECOMMENDATION:

City staff recommends:

- For “Parcel A,” **APPROVAL** of the request to amend the Future Land Use Map designation from Industrial Limited to Planned Redevelopment-Mixed Use, and Official Zoning Map designation from IS (Industrial Suburban) to CCS-1 (Corridor Commercial Suburban), or less intensive use, on the basis that the request is consistent with the goals, objectives and policies of the City's Comprehensive Plan.
- For “Parcel B,” **DENIAL** of the request to amend the Future Land Use Map designation from Industrial Limited to Planned Redevelopment-Mixed Use, and Official Zoning Map designation from IS (Industrial Suburban) to CCS-1 (Corridor Commercial Suburban), or less intensive use, on the basis that any decision to approve the request will break existing continuity and create an isolated industrial property that is inconsistent with the goals, objectives and policies of the City's Comprehensive Plan.

**RESPONSES TO RELEVANT
CONSIDERATIONS ON AMENDMENTS
TO THE LAND USE PLAN:**

a. Compliance of probable use with goals, objectives, policies and guidelines of the City's Comprehensive Plan.

The following policies and objectives from the Comprehensive Plan are applicable:

- LU2.4 The City may permit higher intensity uses outside of activity centers only where available infrastructure exists and surrounding uses are compatible.
- LU3.1.(C)(1) Industrial Limited (IL) – allowing a mixture of light industrial, industrial park and office park uses not to exceed a floor area ratio of 0.65.
- LU3.1.(F)(2) Planned Redevelopment – Mixed Use (MU) - allowing mixed use retail, office, service and medium density residential uses not to exceed a floor area ratio of 1.25 and a net residential density of 24 dwelling units per acre.
- LU3.4 The Land Use Plan shall provide for compatible land use transition through an orderly land use arrangement, proper buffering, and the use of physical and natural separators.
- LU3.5 The tax base will be maintained and improved by encouraging the appropriate use of properties based on their locational characteristics and the goals, objectives and policies within this Comprehensive Plan.
- LU3.6 Land planning should weigh heavily the established character of predominantly developed areas where changes of use or intensity of development are contemplated.
- LU3.7 Land use planning decisions shall include a review to determine whether existing Land Use Plan boundaries are logically drawn in relation to existing conditions and expected future conditions.
- LU3.17 Future expansion of commercial uses is encouraged when infilling into existing commercial areas and activity centers, or where a need can be clearly identified, and where otherwise consistent with the Comprehensive Plan.
- LU3.18 All retail and office activities shall be located, designed and regulated so as to benefit from the access afforded by major streets without impairing the efficiency of operation of these streets or lowering the LOS below adopted standards, and with proper facilities for pedestrian convenience and safety.

- LU3.26.a Plan amendment applications that propose changing underperforming industrially designated areas (Industrial General or Industrial Limited) to a non-industrial designation may be favorably considered if one or more of the following characteristics exist over an extended period of time: 1) vacant or underutilized land; 2) vacant or underutilized buildings; 3) poor quality job creation in terms of pay, employee density and spin-off or multiplier effects; and 4) chronic competitive disadvantages in terms of location, transportation infrastructure/accessibility and other market considerations.
- LU4(2) Commercial – the City shall provide opportunities for additional commercial development where appropriate.
- LU5.3 The Concurrency Management System shall continue to be implemented to ensure proposed development to be considered for approval shall be in conformance with existing and planned support facilities and that such facilities and services be available, at the adopted level of service standards, concurrent with the impacts of development.
- LU11.2 The need for redevelopment should be assessed based on the following factors; 1) building conditions, 2) socio/economic characteristics, 3) land to improvement value ratios, 4) non-conforming uses and 5) potential for private investment.
- LU18: Commercial development along the City's major corridors shall be limited to infilling and redevelopment of existing commercially designated frontages.
- T1.3 The City shall review the impact of all rezoning proposals and requests to amend the FLUM on the City's transportation system. FLUM amendment requests that increase traffic generation potential shall demonstrate that transportation capacity is available to accommodate the additional demand.
- T3.1 All major city, county and state streets, not including those identified as constrained in the City's most current concurrency annual monitoring report shall operate at LOS D or better in the peak hour of vehicular traffic. Roadway facilities on the State Highway System, Strategic Intermodal System and Florida Intrastate Highway System and roadway facilities funded by Florida's Transportation Regional Incentive Program shall operate at a LOS that is consistent with Rule 14-94, FAC.
- b. Whether the proposed amendment would impact environmentally sensitive lands or areas which are documented habitat for listed species as defined by the Conservation Element of the Comprehensive Plan.**

The proposed amendment will not impact environmentally sensitive lands or areas which are documented habitat for listed species as defined by the Conservation Element of the Comprehensive Plan.

c. Whether the proposed change would alter population or the population density pattern and thereby impact residential dwelling units and or public schools.

Under the proposed CCS-1 zoning, a total of 110 multifamily dwelling units could be developed, calculated at a density of 15 units per acre. Assuming that there are 1.74 persons per multifamily unit, the buildout population is estimated to be 192 persons. The previous zoning designation of IS does not permit residential development. Therefore, there are no population or student population figures calculated for the IS zoning district.

The Pinellas County School District estimates that there are 0.32 school age persons per household. For analysis purposes, under the proposed CCS-1 zoning, it is again *assumed* that if the subject site is redeveloped with 110 residential units, it is estimated that the resident population will include 36 persons (110 units x .32 students per unit) of school age. The school impact assessment is as follows:

Elementary School Students: $0.15 \text{ students per unit} \times 110 \text{ units} = \underline{17 \text{ elementary students}}$

Middle School Students: $0.07 \text{ students per unit} \times 110 \text{ units} = \underline{8 \text{ middle school students}}$

High School Students: $0.1 \text{ students per unit} \times 110 \text{ units} = \underline{11 \text{ high school students}}$

d. Impact of the proposed amendment upon the following adopted levels of service (LOS) for public services and facilities including but not limited to: water, sewer, sanitation, traffic, mass transit, recreation, stormwater management.

The following analysis indicates that the proposed change *will not* have a significant impact on the City's adopted levels of service for potable water, sanitary sewer, solid waste, traffic, mass transit, stormwater management and recreation. Should the requested land use change and rezoning for the subject 7.32 acres be approved, the City has sufficient capacity to serve the subject property.

WATER

Based on the present IS designation, the maximum demand for potable water is estimated to be 20,720 gallons per day as follows:

Manufacturing: $207,195 \text{ sq. ft.} \times 0.05 \text{ gpd/sq. ft.} = 10,350 \text{ gallons/day}$

Corporate/executive/administrative offices: $207,195 \text{ sq. ft.} \times 0.10 \text{ gpd/sq. ft.} = 20,720 \text{ gallons/day}$

Source: Pinellas County, Water/Sewer Use Factors Study, 2000.

Under the requested CCS-1 zoning, the maximum demand for potable water could reach 43,830 gallons per day, as follows:

Multifamily development: 192 persons x 125 gpcpd = 24,000 gallons/day; or

Commercial development: 175,319 sq. ft. of commercial space x 0.25 gpd/sq. ft. = 43,830 gallons/day

Sources: St. Petersburg Comprehensive Plan; and Pinellas County, Water/Sewer Use Factors Study, 2000.

In summary, the demand for potable water will increase under the requested CCS-1 zoning. *Regardless, the rezoning of the subject property from IS to CCS-1 will not significantly impact the City's adopted LOS for potable water.*

Under the existing interlocal agreement with Tampa Bay Water (TBW), the region's local governments are required to project and submit, on or before February 1 of each year, the anticipated water demand for the following water year (October 1 through September 30). TBW is contractually obligated to meet the City's and other member governments' water supply needs. The City's current potable water demand is 29.00 mgd.

While the City's adopted LOS standard for potable water is 125 gallons per capita per day (gpcd), in 2012 the City's actual gross consumption was approximately 86 gpcd. Reasons why St. Petersburg's average day demand and gross per capita consumption of potable water are not increasing, and actually decreasing in some water years, are the overwhelming success of the City's water conservation program and reclaimed water program.

WASTEWATER

The subject property will be served by the Southwest Water Reclamation Facility.

Based on the present IS designation, the maximum demand for sanitary sewer is estimated to be 10,360 gallons per day as follows:

Manufacturing: 207,195 sq. ft. of industrial space x 0.05 gpd/sq. ft. = 10,360 gallons/day

Source: St. Petersburg Comprehensive Plan; and Pinellas County, Water/Sewer Use Factors Study, 2000.

Under the requested CCS-1 zoning, the maximum demand for sanitary sewer could reach 43,830 gallons per day, as follows:

Multifamily development: 192 persons x 161 gpcpd = 30,912 gallons/day; or

Commercial development: 175,319 sq. ft. of commercial space x 0.25 gpd/sq. ft. = 43,830 gallons/day

Sources: St. Petersburg Comprehensive Plan; and Pinellas County, Water/Sewer Use Factors Study, 2000.

In summary, since the subject property is currently vacant, any development will increase demand for service. While there is a potential for increased sanitary sewer demand, the rezoning of the subject property from IS to CCS-1 will not significantly impact the City's adopted LOS for wastewater. In 2012, the Southwest Water Reclamation Facility had an estimated excess capacity of 9.67 million gallons per day, thus an increase of 43,830 gpd can easily be processed.

SOLID WASTE

Solid waste collection is the responsibility of the City. Approval of this request will not affect the City's ability to provide collection services. The County and the City have the same designated level of service of 1.3 tons per year per person, while there is no generation rate for nonresidential uses.

All solid waste *disposal* is the responsibility of Pinellas County. The County currently receives and disposes of municipal solid waste, and construction and demolition debris, generated throughout Pinellas County. The Pinellas County Waste-to-Energy Plant and the Bridgeway Acres Sanitary Landfill are the responsibility of Pinellas County Utilities, Department of Solid Waste Operations; however, they are operated and maintained under contract by two private companies. The Waste-to-Energy Plant continues to operate below its design capacity of incinerating 985,500 tons of solid waste per year. The continuation of successful recycling efforts and the efficient operation of the Waste-to-Energy Plant have helped to extend the life span of Bridgeway Acres. The landfill has approximately 30 years remaining, based on current grading and disposal plans.

Although the subject property is proposed to be developed commercially, the following calculations reflect solid waste generation for residential development that would be permitted under the proposed zoning designation. Assuming a population of 192 persons under the proposed CCS-1 zoning, it is estimated that approximately 250 tons of solid waste per year may be generated (192 persons x 1.3 tpypp). Such an increase will not impact the City's adopted LOS for solid waste.

TRAFFIC

Summary of traffic impact (p.m. peak hour trips):
Existing Industrial Limited Plan Category 127
Requested Planned Redevelopment-
Mixed Use Plan Category 239

Existing Conditions

There is one major road with geographic proximity to the subject property, 34th Street North, designated as a principal arterial. Based on the Pinellas County MPO's 2013 Level of Service Report, the level of service for 34th Street from 5th Avenue North to 22nd Avenue North is "C." The average annual daily traffic (AADT) is 34,500. The

peak hour directional traffic is 1,803 and the physical capacity is 2,830; the volume-to-capacity ratio is 0.64.

Appropriate traffic impact mitigation measures will be determined at the time of site plan and special exception approval. Review of such development is based on compliance with a list of criteria that includes on-site or off-site road capacity enhancements, accommodations for transit, pedestrians and bicyclists, transportation demand management strategies, traditional design features and site design that minimizes cut-through traffic on neighborhood streets.

Sources: Pinellas County MPO 2013 Transportation LOS Report, City of St. Petersburg, Comprehensive Plan.

Trip Generation Under the Existing Industrial Limited and Proposed Planned Redevelopment-Mixed Use Future Land Use Map Designations

The traffic impact assessment provided here is a “macro” level of service analysis that is based on the present Industrial Limited designation.

The vehicle trip generation rate under the existing Industrial Limited land use is approximately 127 p.m. peak hour trips, calculated as follows:

- Step a. 178 avg. daily trips per acre of IL land x 7.5 acres = approximately 1,335 avg. daily trips

- Step b. 1,335 avg. daily trips x .095 percent = approximately 127 p.m. peak hour trips

The vehicle trip generation rate under the requested PR-MU land use is approximately 239 p.m. peak hour trips, calculated as follows:

- Step a. 335 avg. daily trips per acre of PR-MU land x 7.5 acres = approximately 2,513 avg. daily trips

- Step b. 2,513 avg. daily trips x .095 percent = approximately 239 p.m. peak hour trips

A Plan change from Industrial Limited to Planned Redevelopment-Mixed Use will likely result in a net increase of 112 p.m. peak hour trips. Such an increase would not have a significant impact on roadway level of service.

(The traffic analysis presented here is based on the applicable trip generation rates from the City’s Vision 2020 Special Area Plan Update and the Countywide Plan Rules of the Pinellas Planning Council, *Table 1: Traffic Generation Characteristics*.)

MASS TRANSIT

The Citywide LOS for mass transit will not be affected. PSTA provides local transit service along 34th Street (Route 19) with a 20-minute headway. The LOS for mass transit is headways less than one hour.

RECREATION

The City's adopted LOS for recreational acreage, which is 9 acres per 1,000 population, will not be impacted by this proposed rezoning. Under both the existing and proposed zoning, the LOS citywide will generally remain at 21.9 acres per 1,000 population.

STORMWATER MANAGEMENT

Prior to development of the subject property, site plan approval will be required. At that time, the stormwater management system for the site will be required to meet all city and SWFWMD stormwater management criteria. Also, there is an existing stormwater pond on the subject property that will be relocated and reconfigured to accommodate the proposed use.

- e. **Appropriate and adequate land area sufficient for the use and reasonably anticipated operations and expansion.**

The land area is both appropriate and adequate for the anticipated use of the subject property.

- f. **The amount and availability of vacant land or land suitable for redevelopment shown for similar uses in the City or in contiguous areas.**

There are approximately 98 acres of vacant land in the City designated with CCS-1 zoning.

- g. **Whether the proposed change is consistent with the established land use pattern.**

The proposed Planned Redevelopment Mixed-Use land use designation is consistent with the established land use pattern to the north, south and west.

- h. **Whether the existing district boundaries are logically drawn in relation to existing conditions on the property proposed for change.**

The existing IS zoning district boundaries are not illogically drawn in relation to existing conditions.

- i. **If the proposed amendment involves a change from a residential to a nonresidential use, whether more nonresidential land is needed in the proposed location to provide services or employment to the residents of the City.**

Not applicable, as the present designation is Industrial Limited.

- j. Whether the subject property is located within the 100-year flood plain or Coastal High Hazard Area as identified in the Coastal Management Element of the Comprehensive Plan.**

According to the FEMA Flood Insurance Rate Map (FIRM), the subject property is located in the "X-Zone," i.e., not in the flood zone. In addition, the tract does not lie within the CHHA (Coastal High Hazard Area).

- k. Other pertinent information.** None

LEGAL DESCRIPTION FOR "PARCEL A"

COMMENCING FOR REFERENCE AT THE NORTHEAST CORNER OF THE INTERSECTION OF 13TH AVENUE NORTH AND 34TH STREET NORTH;

THENCE, BEARING NORTH 00°06'36" EAST, A DISTANCE OF 30.00 FEET TO THE POINT AND PLACE OF BEGINNING OF THE HEREIN DESCRIBED PARCEL;

BEARING NORTH 00°06'36" EAST, A DISTANCE OF 928.98 FEET TO A POINT;

THENCE, BEARING NORTH 89°55'48" EAST, A DISTANCE OF 278.50 FEET TO A POINT;

THENCE, BEARING SOUTH 00°06'15" WEST, A DISTANCE OF 960.62 FEET TO A POINT;

THENCE, BEARING NORTH 89°31'53" WEST, A DISTANCE OF 178.45 FEET TO A POINT;

THENCE, BEARING SOUTH 89°49'35" WEST, A DISTANCE OF 70.00 FEET TO A POINT;

SAID POINT BEING THE BEGINNING OF A CURVE CONCAVE NORTHEASTERLY, HAVING A RADIUS OF 30.00 FEET, A CENTRAL ANGLE OF 90°17'01", A CHORD LENGTH OF 42.53 FEET BEARING NORTH 45°01'55" WEST;

THENCE, NORTHWESTERLY ALONG THE ARC OF SAID CURVE, A DISTANCE OF 47.27 FEET TO THE POINT OF BEGINNING.

THE ABOVE DESCRIBED PREMISES CONTAIN AN AREA OF **267,075 SQUARE FEET OR 6.13 ACRES**, MORE OR LESS. SUBJECT TO ALL EASEMENTS, CONDITIONS AND RESTRICTIONS AS CONTAINED WITHIN THE CHAIN OF TITLE.

LEGAL DESCRIPTION FOR "PARCEL B"

COMMENCING FOR REFERENCE AT THE NORTHEAST CORNER OF THE INTERSECTION OF 13TH AVENUE NORTH AND 34TH STREET NORTH;

THENCE, BEARING NORTH 00°06'36" EAST, A DISTANCE OF 958.98 FEET TO A POINT;

THENCE, BEARING NORTH 89°55'48" EAST, A DISTANCE OF 292.20 FEET TO THE POINT AND PLACE OF BEGINNING OF THE HEREIN DESCRIBED PARCEL;

THENCE, BEARING NORTH 00°09'54" EAST, A DISTANCE OF 302.07 FEET TO A POINT;

THENCE, BEARING NORTH 89°59'21" EAST, A DISTANCE OF 149.01 FEET TO A POINT;

THENCE, BEARING SOUTH 00°04'15" EAST, A DISTANCE OF 301.91 FEET TO A POINT;

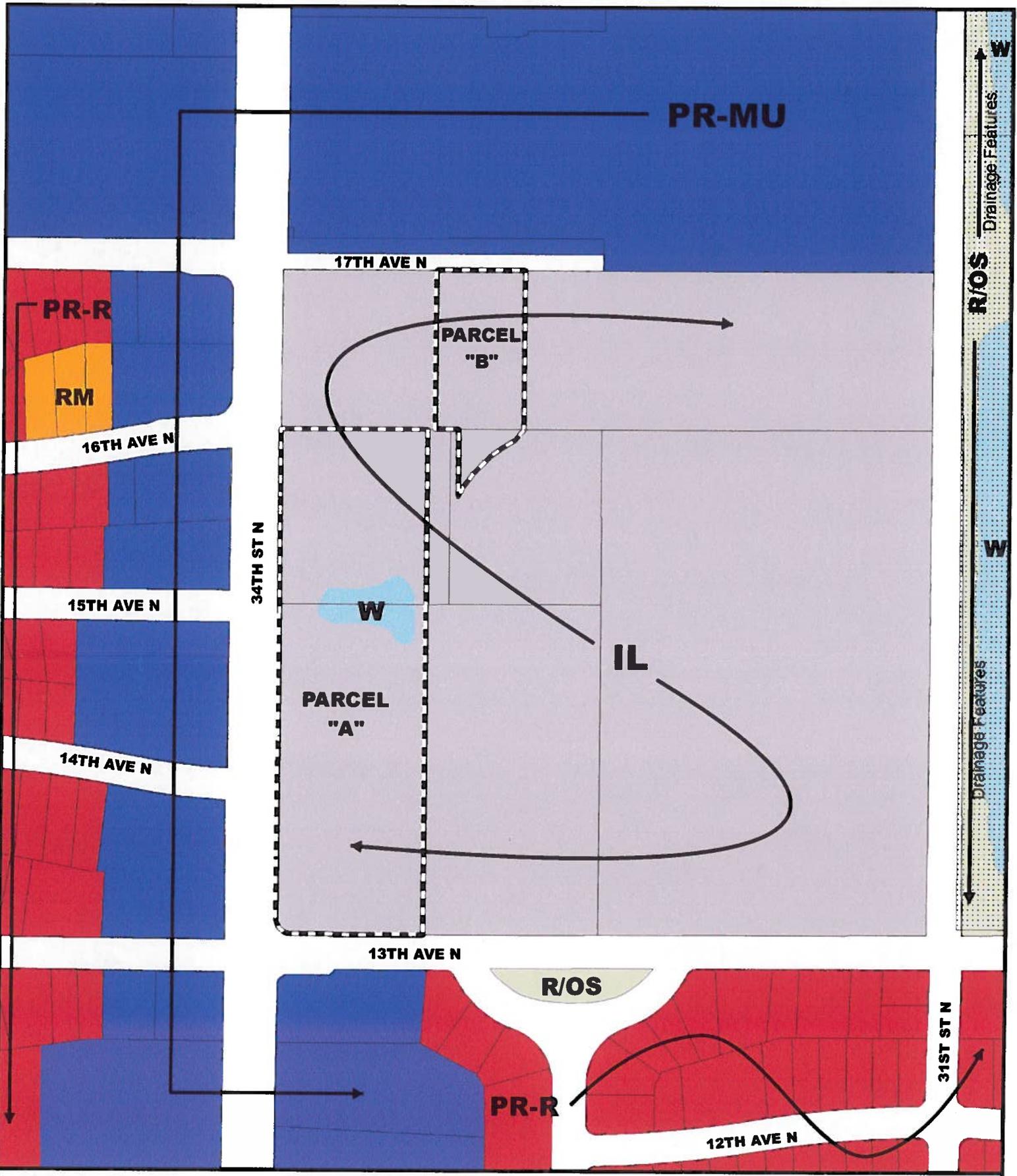
SAID POINT BEING THE BEGINNING OF A NON TANGENT CURVE CONCAVE SOUTHEASTERLY, HAVING A RADIUS OF 371.97 FEET, A CENTRAL ANGLE OF 27°27'23", A CHORD LENGTH OF 176.55 FEET BEARING SOUTH 43°21'00" WEST;

THENCE, SOUTHWESTERLY ALONG THE ARC OF SAID CURVE, A DISTANCE OF 178.25 FEET TO A POINT;

THENCE, BEARING NORTH 00°06'34" EAST, A DISTANCE OF 128.24 FEET TO A POINT;

THENCE, BEARING SOUTH 89°55'48" WEST, A DISTANCE OF 29.30 FEET TO THE POINT OF BEGINNING.

THE ABOVE DESCRIBED PREMISES CONTAIN AN AREA OF **51,687 SQUARE FEET OR 1.19 ACRES**, MORE OR LESS. SUBJECT TO ALL EASEMENTS, CONDITIONS AND RESTRICTIONS AS CONTAINED WITHIN THE CHAIN OF TITLE.



FUTURE LAND USE PLAN DESIGNATION

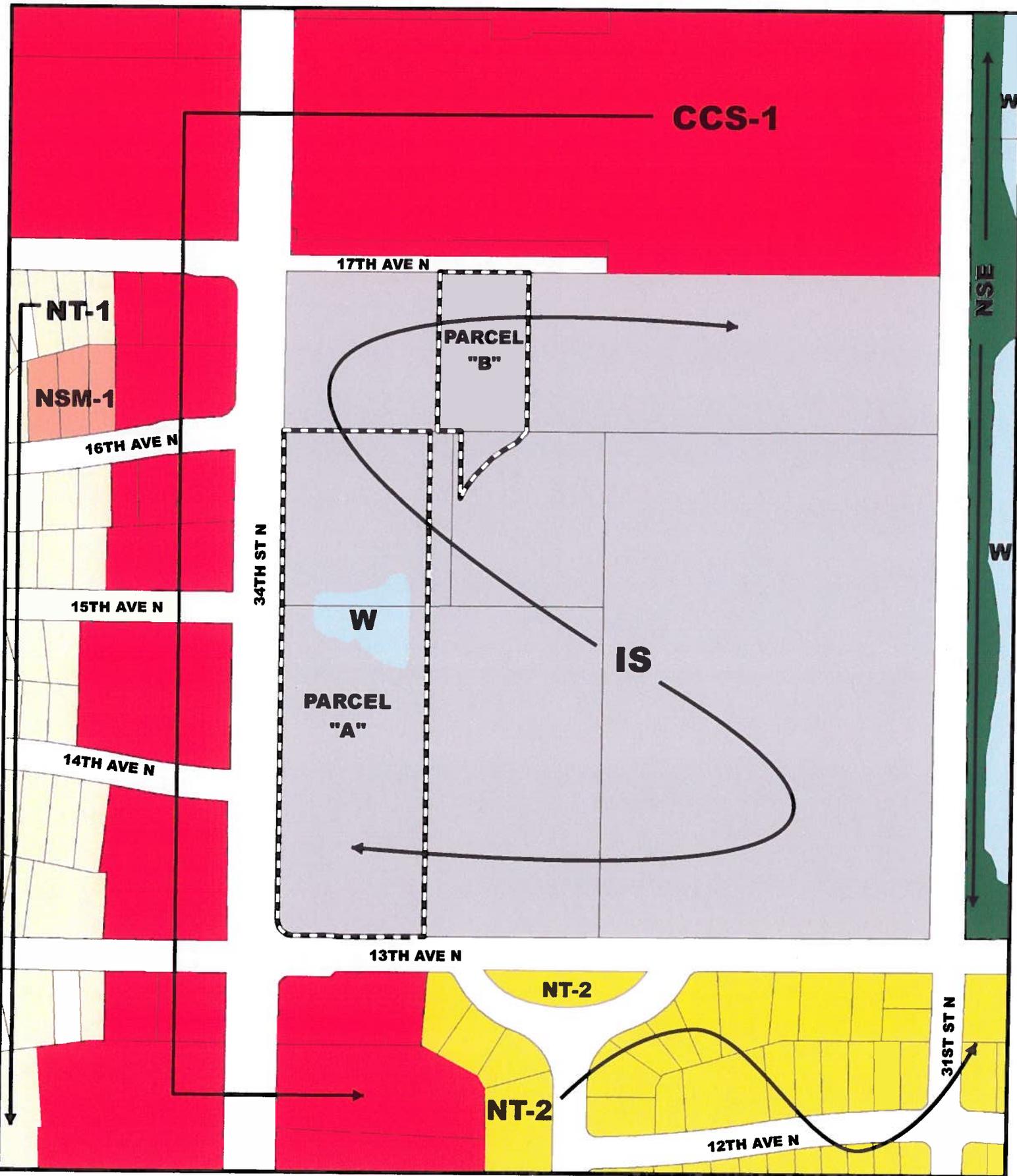
CITY FILE
FLUM-18
 SCALE: 1" = 230'

From: IL
(Industrial Limited)

To: PR-MU
(Planned Redevelopment-Mixed Use)

 **SUBJECT AREA**





EXISTING ZONING

CITY FILE
FLUM-18
 SCALE: 1" = 230'

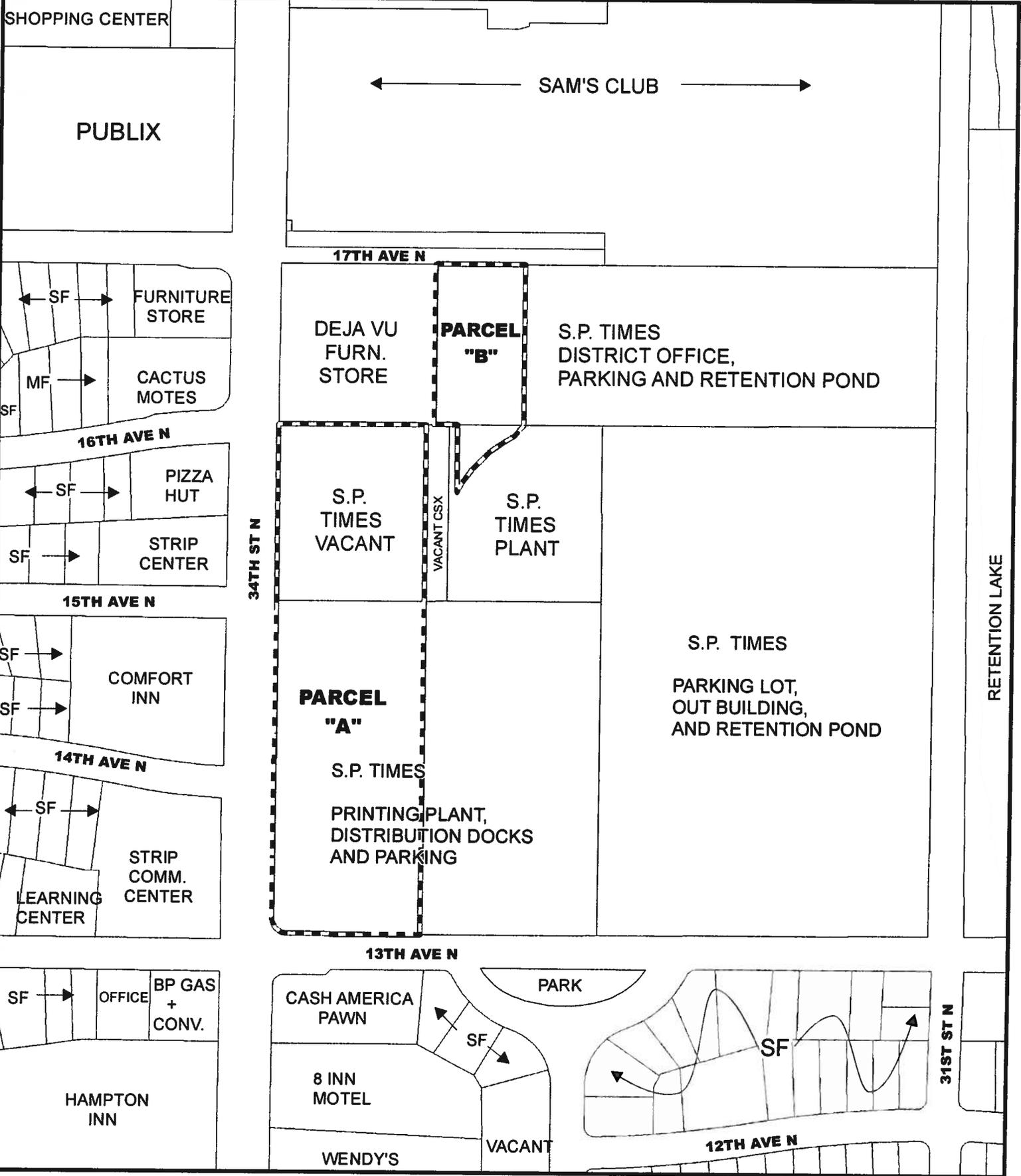
From: IS
 (Industrial Suburban)

To: CCS-1
 (Corridor Commercial Suburban)



SUBJECT AREA





EXISTING SURROUNDING USES

CITY FILE

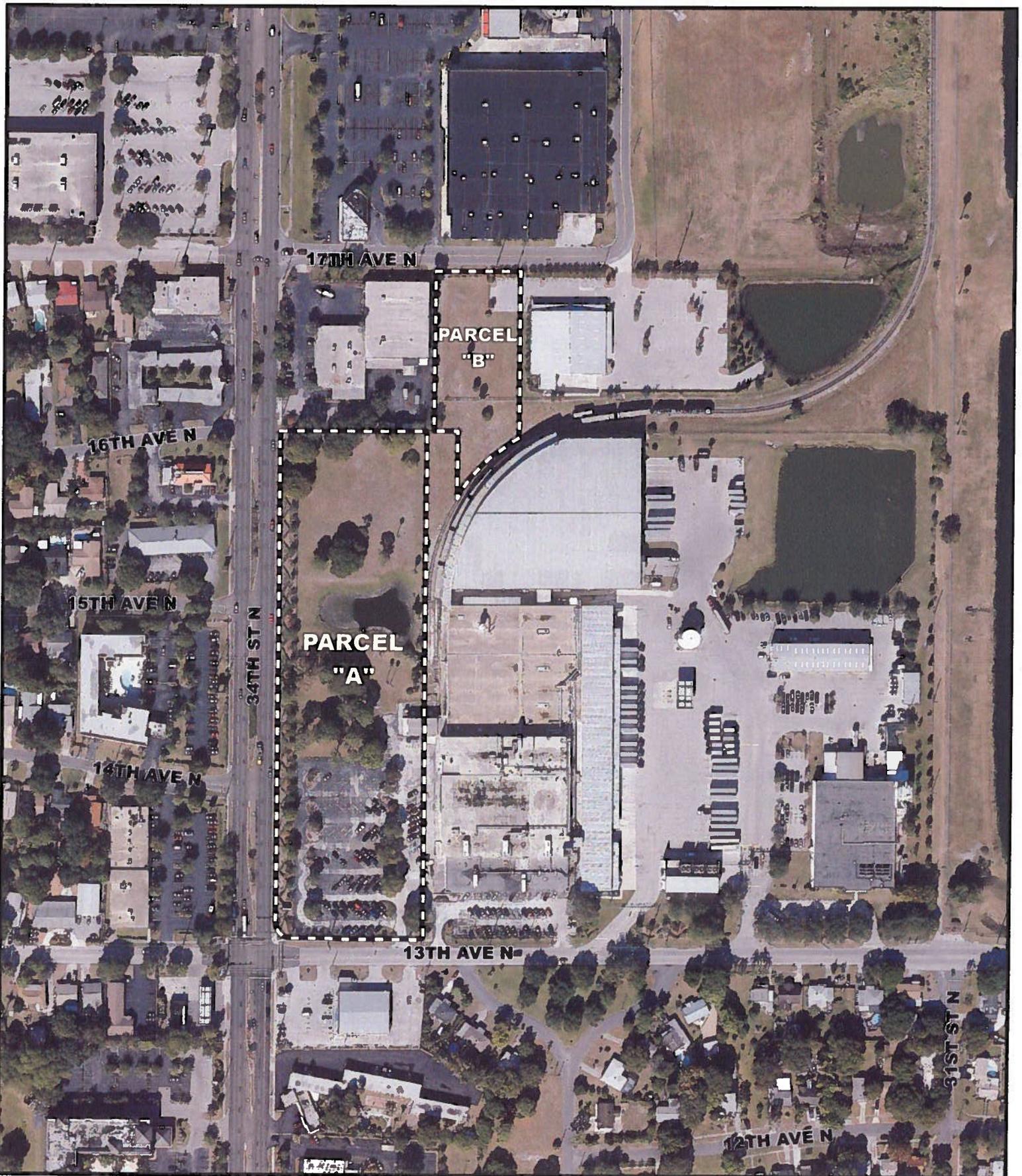
FLUM-18

SCALE: 1" = 230'



SUBJECT AREA





AERIAL

CITY FILE

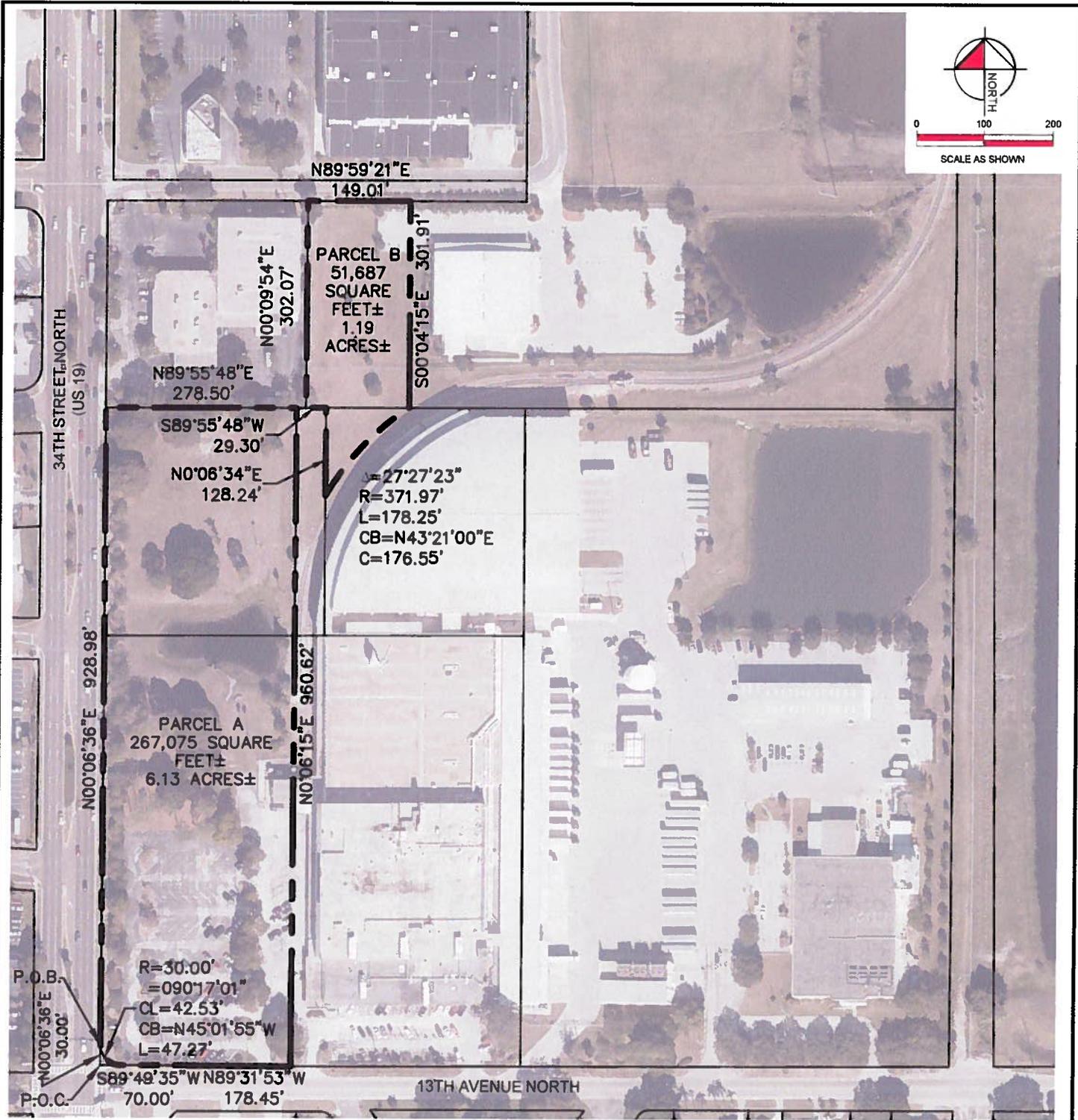
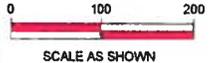
FLUM-18

SCALE: 1" = 230'



SUBJECT AREA





LAND USE REQUEST	CHANGE ZONING FROM IS TO CCS-1 CHANGE COMPREHENSIVE PLAN CATEGORY FROM IL TO PR-MU
FOLIO NUMBERS	14-31-16-71460-000-180, 14-31-16-71460-000-240, 14-31-16-71460-000-0242, 14-31-16-54054-000-0010
OWNERS	TIMES PUBLISHING COMPANY
APPLICANT	TIMES PUBLISHING COMPANY
PROPERTY ADDRESSES	1301 34TH ST. N., ST. PETERSBURG, FL 33713

LEGEND

----- LAND USE CHANGE BOUNDARY (7.49 AC ±)

LAND USE CHANGE EXHIBIT TIMES SITE PINELLAS, FL		DATE: 11/27/13	SCALE: AS SHOWN	SHEET: 1 OF 3
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Damien D'Anna
Regional Manager - Sales & Leasing

December 6, 2013



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Jacksonville, FL 32216-6177
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Telefax (904) 357-7855
damien_d'anna@csx.com

City of St. Petersburg
Planning and Economic Development Department
Municipal Services Center, Eighth Floor
One 4th Street North
St. Petersburg, Florida 33701

Re: Future Land Use Plan Change and Related Rezoning
City File FLUM-18
7.5 acres - 34th Street North and 13th Avenue North
St. Petersburg, Florida

Gentlemen:

We are in receipt of your Notice of Public Hearing scheduled for December 10, 2013 to discuss the application requesting to amend the Future Land Use Map designation from IL (Industrial Limited) to PR-MU (Planned Redevelopment-Mixed-Use), and the Official Zoning Map designation from IS (Industrial Suburban) to CCS-1 (Corridor Commercial Suburban), or other less intensive use.

According to the aerial you provided and our aerial photograph attached, this area is adjacent to an industry spur track. We have concerns regarding the development of properties next to any operating track. Safety is CSX's number one priority and the addition of developments adjacent to active railroad tracks raises cause for concern.

Additionally, it has been CSX's experience that residents near active railroad tracks are often unhappy with the associated noise of rail operations. Trains may use the tracks 24 hours a day, and the number and schedule of trains can change at any time due to business needs and many other factors. Furthermore, the inherent vibration and noise from passing trains should be taken into account regarding any new development.

Should the City approve the zoning for this property, we ask that a 50 foot buffer be established between any development and the rail right of way in addition to fencing the common property line between the operating track and any development.

We appreciate the opportunity to express our objections and concerns, and request that you enter our comments into the public record.

Sincerely,

Damien D'Anna

Attachment

Labels



Zoom In

Zoom Out

19

7th Ave N

4th Ave N

34th St N

12-103-0072

13th Ave N

13th Ave N

32nd St N



ST. PETERSBURG CITY COUNCIL

Consent Agenda

Meeting of March 20, 2014

To: The Honorable William H. Dudley, Chair and Members of City Council

Subject: Awarding a contract to All American Concrete, Inc in the amount of \$2,622,902.90 for Overlook Drive NE, east of Kentucky Avenue Bridge (Engineering Project No. 12052-110, 13076-111 and 13077-111; Oracle Nos. 13636, 14240 and 14246); rescinding an unencumbered appropriation in the Neighborhood and Citywide Infrastructure Capital Improvement Fund (3027) in the amount of \$652,000 from the Central Ave Bridge/Booker Creek Project (13720); approving a supplemental appropriation in the amount of \$652,000 from the unappropriated balance of the Neighborhood and Citywide Infrastructure Capital Improvement Fund (3027), resulting from this rescission, to the Overlook Drive Bridge Project (13636); and providing an effective date.

Explanation: The Procurement Department received two bids for the Overlook Drive NE, east of Kentucky Avenue Bridge project (see below).

The work consists of furnishing all labor, material, equipment and services necessary to replace the existing 73 foot long by 33 foot wide Overlook Drive NE, east of Kentucky Avenue Bridge over Bayou Grande Creek. The work includes removal of the existing bridge superstructure and substructure, and construction of a new three span reinforced concrete bridge of overall dimensions of 82 foot long and 45 foot wide, providing two 10 foot wide travel lanes, two 4 foot wide bike lanes, and two 6 foot wide sidewalks. In order to reduce construction costs and time requirements, detour of traffic during construction is planned, with a 1.0 mile detour route using Chancellor Street, Montana Avenue, and Grand Canal Blvd. NE.

Substructure work includes construction of sixteen 54 foot long, 36 inch diameter reinforced concrete drilled shaft foundation piles supporting 36 inch by 48 inch reinforced concrete pile caps. Superstructure includes a 16 inch thick reinforced concrete deck and reinforced concrete bridge railings. The work includes construction of reinforced concrete sheet pile bulkhead, reinforced concrete approach slabs, reinforced concrete retaining wall, approach asphalt roadway, concrete curb, and steel guardrails. Work includes replacement of water service utilities supported by the bridge, including 140 linear foot of 12 inch diameter potable water main and 250 linear foot of 8 inch diameter ductile iron reclaimed water main piping and pipe supports.

The existing bridge was constructed in 1967 with superstructure constructed of pre-stressed concrete double tee beams which are in deteriorating condition. The bridge has been posted to limit live loads in an effort to extend the service life of the structure. The existing reinforced concrete beams and deck are deteriorated and the end of both roadway approaches has experienced settlement. Replacement is necessary since the existing bridge is structurally deficient and has surpassed the end of its useful life.

The contractor will begin work approximately ten (10) days from written Notice to Proceed and is scheduled to complete work within three hundred (300) consecutive calendar days thereafter. Bids were opened on February 6, 2014 and are tabulated as follows:

<u>Bidder</u>	<u>Total Bid</u>
All American Concrete, Inc (Largo, Florida)	\$2,622,902.90
PCL Civil Constructors, Inc. (Tampa, Florida)	\$2,774,369.72

All American Concrete, Inc the lowest responsive and responsible bidder, has met the specifications, terms and conditions of Bid No.7602 dated January 6, 2014. They have satisfactorily performed similar work for the city of St. Petersburg.

Principals of the firm are Jeffery J. Nasse, President, and Anthony P. Nasse, Jr., Vice President/Secretary.

Recommendation: Administration recommends awarding this contract to All American Concrete, Inc in the amount of \$2,622,902.90; rescinding an unencumbered appropriation in the Neighborhood and Citywide Infrastructure Capital Improvement Fund (3027) in the amount of \$652,000 from the Central Ave Bridge/Booker Creek Project (13720); approving a supplemental appropriation in the amount of \$652,000 from the unappropriated balance of the Neighborhood and Citywide Infrastructure Capital Improvement Fund (3027), resulting from this rescission, to the Overlook Drive Bridge Project (13636); and providing an effective date. This project qualifies for City Code 2-214/Ordinance 79-H, Local Hiring: Construction Incentive Program.

Cost/Funding/Assessment Information: Funds will be available after the rescission of an unencumbered appropriation in the Neighborhood and Citywide Infrastructure Capital Improvement Fund (3027) in the amount of \$652,000 from the Central Ave Bridge/Booker Creek Project (13720); and a supplemental appropriation in the amount of \$652,000 from the unappropriated balance of the Neighborhood and Citywide Infrastructure Capital Improvement Fund (3027), resulting from this rescission, to the Overlook Drive Bridge Project (13636). Funds are also available in the Water Resources Capital Projects Fund (4003), DIS Main Valve & Aqueous Replacements FY14 Project (14240) and REC Main & Valve Repl FY14 Project (14246).

Attachments: Location Map
Resolution

Approvals:

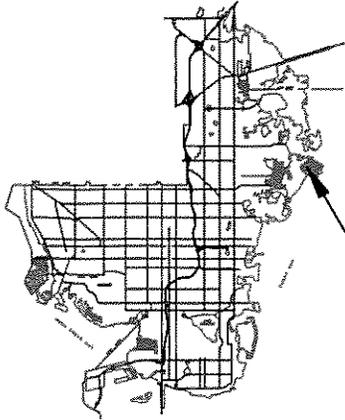


Administrative

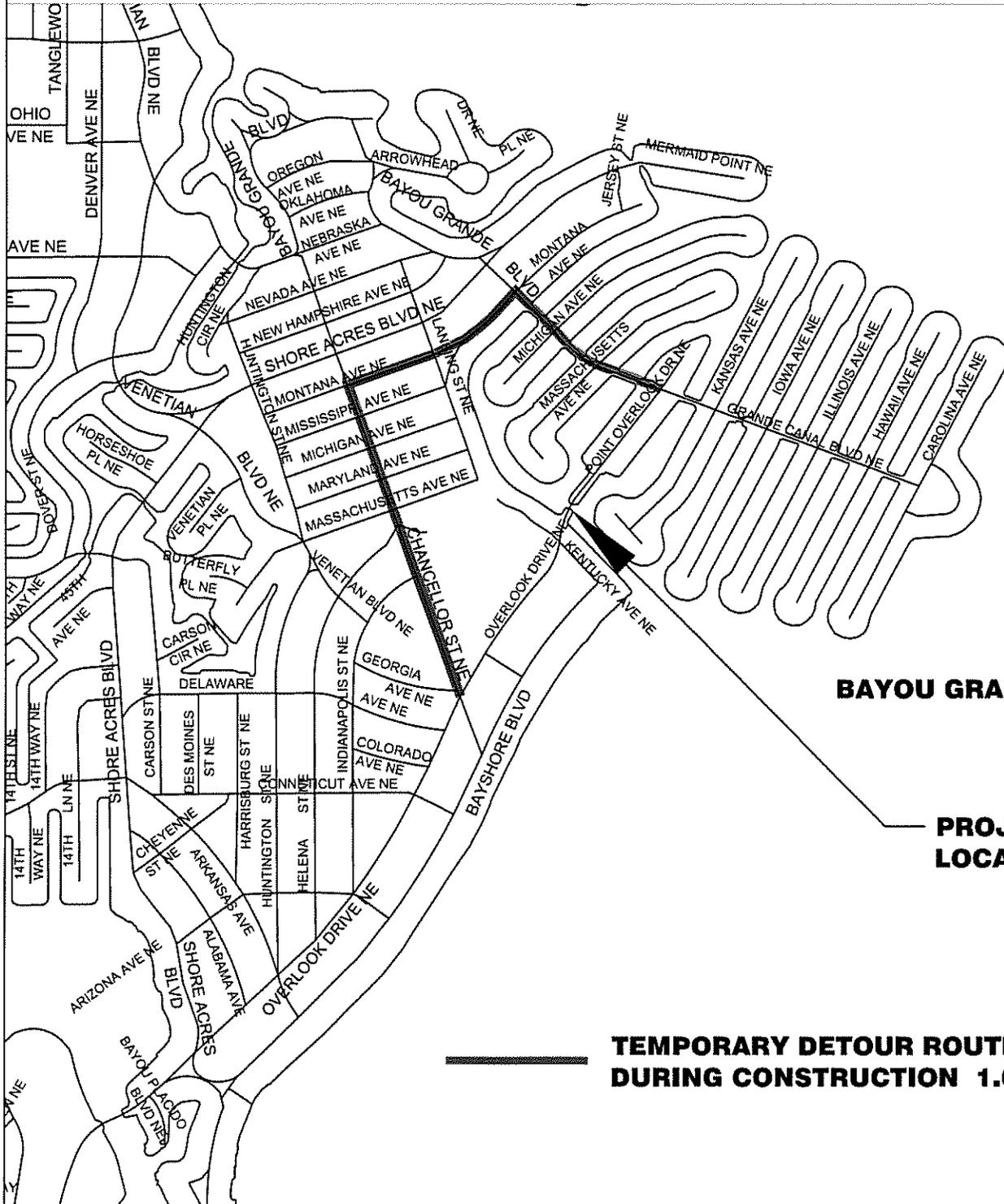
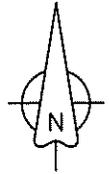


Budget

OVERLOOK DRIVE NE, BRIDGE EAST OF KENTUCKY AVE NE



PROJECT LOCATION



BAYOU GRANDE

**PROJECT
LOCATION**

**TEMPORARY DETOUR ROUTE
DURING CONSTRUCTION 1.0 MI.**

A RESOLUTION ACCEPTING THE BID AND APPROVING THE AWARD OF AN AGREEMENT TO ALL AMERICAN CONCRETE, INC FOR COMPLETION OF THE OVERLOOK DRIVE NE, EAST OF KENTUCKY AVENUE BRIDGE PROJECT (PROJECT NOS. 12052-110, 13076-111 AND 13077-111) AT A TOTAL COST NOT TO EXCEED \$2,622,902.90; AUTHORIZING THE MAYOR OR MAYOR'S DESIGNEE TO EXECUTE ALL DOCUMENTS NECESSARY TO EFFECTUATE THIS TRANSACTION; RESCINDING UNENCUMBERED APPROPRIATIONS IN THE NEIGHBORHOOD AND CITYWIDE INFRASTRUCTURE CAPITAL IMPROVEMENT FUND (3027) IN THE AMOUNT OF \$652,000 FROM THE CENTRAL AVE BRIDGE/BOOKER CREEKPROJECT (13720); APPROVING A SUPPLEMENTAL APPROPRIATION IN THE AMOUNT OF \$652,000 FROM THE UNAPPROPRIATED BALANCE OF THE NEIGHBORHOOD AND CITYWIDE INFRASTRUCTURE CAPITAL IMPROVEMENT FUND (3027) RESULTING FROM THIS RESCISSION, TO THE OVERLOOK DRIVE BRIDGE PROJECT (13636); AND PROVIDING AN EFFECTIVE DATE.

WHEREAS, the Procurement & Supply Management Department received two bids for the Overlook Drive NE, east of Kentucky Avenue Bridge Project (Project No. 12052-110, 13076-111 and 13077-111) pursuant to Bid No. 7602 dated January 6, 2014; and

WHEREAS, All American Concrete, Inc has met the requirements of Bid No. 7602; and

WHEREAS, the Administration recommends approval of this award.

NOW, THEREFORE, BE IT RESOLVED by the City Council of the City of St. Petersburg, Florida that the bid is accepted and the award of an agreement to All American Concrete for completion of the Overlook Drive NE, east of Kentucky Avenue Bridge Project (Project No. 12052-110, 13076-111 and 13077-111) at a total cost not to exceed \$2,622,902.90 is hereby approved and the Mayor or Mayor's Designee is authorized to execute all documents necessary to effectuate this transaction; and

BE IT FURTHER RESOLVED that the unencumbered appropriation in the Neighborhood and Citywide Infrastructure Capital Improvement Fund (3027) in the amount of \$652,000 from the Central Ave Bridge/Booker Creek Project (13720) is hereby rescinded; and

BE IT FURTHER RESOLVED that the following supplemental appropriation for Fiscal Year 2014 from the unappropriated balance of the Neighborhood and Citywide Infrastructure Capital Improvement Fund (3027) resulting from this rescission is hereby approved:

Neighborhood and Citywide Infrastructure Capital
Improvement Fund (3027)

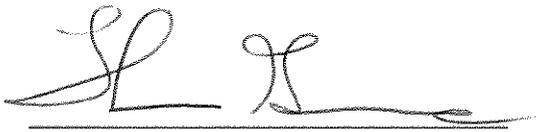
Overlook Drive Bridge Project (13636) \$652,000

This Resolution shall become effective immediately upon its adoption.

Approved as to Form and Substance:



City Attorney (Designee)



Budget

**SAINT PETERSBURG CITY COUNCIL
Consent Agenda
Meeting of March 20, 2014**

To: The Honorable William H. Dudley, Chair and Members of City Council

Subject: Approving the purchase of replacement patrol vehicles from Duval Ford, LLC d/b/a Duval Ford for the Fleet Management Department at a total cost of \$1,846,752.

Explanation: This purchase is being made from Florida Sheriffs Association Bid No. 13-21-0904. The vendor will furnish and deliver 64 full-size four door sedans with 3.5L V6 gasoline engines, 6-speed automatic transmissions, power steering and brakes, air conditioning, tilt steering and am/fm radios. These vehicles will be assigned to the Police Department's Uniform Patrol Division. They will be used for routine patrol around the city.

The new vehicles, with life expectancies of six to ten years, are replacing 64 units, 6 to 11 years old, with original base purchase prices ranging from \$19,122 to 21,092 each. The old vehicles have reached the end of their economic useful life and will be sold at public auction.

The Procurement Department, in cooperation with the Fleet Management Department, recommends for award utilizing Florida Sheriffs Association Bid 13-21-0904:

Duval Ford, LLC doing business as Duval Ford\$1,846,752

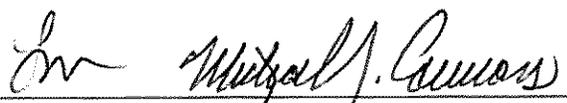
Sedan, 4-Door, Ford Interceptor (base)	64 EA	@	\$22,744.00	\$1,455,616
Options:				
Whelen premium Liberty lightbar pkg.	58 EA	@	1,765.00	102,370
Front headlamp lighting solution	64 EA	@	894.00	57,216
Setina 8S cage	58 EA	@	716.00	41,528
Labor to install equipment	58 EA	@	663.00	38,454
Pro Guard 6000 Series Rear Seat	58 EA	@	596.00	34,568
Graphics, St Pete Police decals	58 EA	@	300.00	17,400
Cencom deluxe siren controller	58 EA	@	270.00	15,660
Rearview Camera	64 EA	@	239.00	15,296
Electronic Tray	64 EA	@	239.00	15,296
Priority start/battery saver	64 EA	@	196.00	12,544
New City Tag	64 EA	@	150.00	9,600
Rainshields – Flange type	64 EA	@	140.00	8,960
Third key	64 EA	@	126.00	8,064
Radio noise suppression	64 EA	@	93.00	5,952
Trunk Circulation fan	64 EA	@	58.00	3,712
Rear door locks & handles in-op	58 EA	@	34.00	1,972
Rear windows in-op	58 EA	@	24.00	1,392
Courtesy light disabled	64 EA	@	18.00	1,152
Driver side spotlight	64 EA	@	Incl.	Incl.
Ignition powered trunk release	64 EA	@	Incl.	Incl.

Duval Ford, LLC has met the specifications, terms and conditions of the Florida Sheriffs Association Bid No. 13-21-0904 effective through September 30, 2014. This purchase is made in accordance with Section 2-241 (f) of the City Code which authorizes the Mayor or his designee to purchase from the Sheriffs Association and Florida Association of Counties negotiated purchase programs for vehicles.

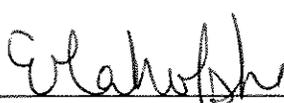
Cost/Funding/Assessment Information: Funds have been previously appropriated in the Equipment Replacement Fund (5002), Fleet Management, Fleet Mechanical Cost (8002527) and the Public Safety Capital Improvement Fund (3025), Police Take Home Cruisers FY10 Project (12530), Police Take Home Cruisers FY11 Project (12843), and Police Take Home Cruisers FY12 Project (13295).

Attachments: Price History
Resolution

Approvals:



Administrative



Budget

070-06 Sedans, 4 door

Item No.	Description	2010	2011	2012	2013	2014	% Change
1.	Sedan, full size, 4-door, V-6, gasoline, Crown Victoria/Interceptors	\$ 17,233	\$ 24,079	\$ 18,441	\$ 29,585	\$ 29,265	-
2	Sedan, full size, 4-door, Chevrolet Impalas	\$	\$ 17,787	\$			

A RESOLUTION APPROVING THE AWARD OF AN AGREEMENT TO DUVAL FORD, LLC D/B/A DUVAL FORD FOR THE PURCHASE OF SIXTY-FOUR (64) REPLACEMENT PATROL VEHICLES AT A TOTAL COST NOT TO EXCEED \$1,846,752 FOR THE FLEET MANGEMENT DEPARTMENT UTILIZING FLORIDA SHERIFF'S ASSOCIATION BID NO. 13-21-0904; AUTHORIZING THE MAYOR OR MAYOR'S DESIGNEE TO EXECUTE ALL DOCUMENTS NECESSARY TO EFFECTUATE THIS TRANSACTION; AND PROVIDING AN EFFECTIVE DATE.

WHEREAS, the City desires to replace sixty-four (64) replacement patrol vehicles that have reached the end of their economic life; and

WHEREAS, pursuant to Section 2-243 (e) of the City Code the City is permitted to utilize competitively bid proposals or contracts secured by State, County or municipal government when it is in the best interest of the City; and

WHEREAS, Duval Ford, LLC d/b/a Duval Ford has met the specifications, terms and conditions of Florida Sheriff's Association Bid No. 13-21-0904; and

WHEREAS, the Procurement & Supply Management Department, in cooperation with the Fleet Management Department, recommends approval of this award.

NOW, THEREFORE, BE IT RESOLVED by the City Council of the City of St. Petersburg, Florida that the award an agreement to Duval Ford, LLC d/b/a Duval Ford at a total cost not to exceed \$1,846,752 for the purchase of sixty-four (64) replacement patrol vehicles utilizing Florida Sheriff's Association Bid No. 13-21-0904 is hereby approved and the Mayor or Mayor's Designee is authorized to execute all documents necessary to effectuate this transaction.

This Resolution shall become effective immediately upon its adoption.

Approved as to Form and Substance:



City Attorney (Designee)

ST. PETERSBURG CITY COUNCIL

Consent Agenda

Meeting of March 20, 2014

To: The Honorable William H. Dudley, Chair and Members of City Council

Subject: Awarding a contract to Lavandera Electric Company in the amount of \$837,763 for the construction of City Port Structural Rehabilitation Phase 4 – Utility Upgrades (Engineering Project No. 11062-113; Oracle Project No. 12861 and 13275).

Explanation: The Procurement Department received two bids for the City Port Structural Rehabilitation – Phase 4 Utility Upgrades project (see below).

The work consists of furnishing all labor, material, equipment and services necessary to construct an electrical power and potable water distribution system to serve large research vessels, visiting ships and transient motor luxury vessels. Base bid work includes construction of one centrally located 600 amp electrical power pedestal with one 3,000 amp, 480 volt NEMA 3R rated pad mounted switchboard, supplied by a previously installed dedicated 2,500 kVA pad mounted transformer. Work includes construction of underground electrical supply and distribution power cable, conduit, handholes, surge protection, grounding and disconnects, and potable water piping. Bid Add-Alternate work includes construction of five additional 400 amp and 600 amp capacity electrical service and water utility pedestals spaced along 850 linear feet of the Port Wharf. The contractor is required to coordinate all work activities with a separate contractor performing Port Wharf structural repairs and rehabilitation.

Existing shore power service consists of one 400 amp/480 volt service located at the extreme west end of the wharf, used for one vessel. This project will add six new plug in shore power and water pedestals providing the ability to moor and serve an additional twelve vessels along the rehabilitated Port Wharf.

The contractor will begin work approximately ten (10) days from written Notice to Proceed and is scheduled to complete work within one hundred twenty (120) consecutive calendar days thereafter. Bids were opened on February 27, 2014 and are tabulated as follows:

<u>Bidder</u>	<u>Base Bid</u> <u>Plus Selected</u> <u>Alternates</u>
Lavandera Electric Company, Inc. (Tampa, Florida)	\$837,763
Speeler & Associates, Inc. (Largo, Florida)	\$858,370

Lavandera Electric Company, the lowest responsive and responsible bidder, has met the specifications, terms and conditions of Bid No.7629 dated February 6, 2014. They have satisfactorily performed similar work for the Clearwater City Marina and for MacDill Air Force Base.

Principals of the firm are Ralph Lavandera, Jr., President, and Alice Lavandera, Secretary/Treasurer.

Recommendation: Administration recommends awarding this contract to Lavandera Electric Company in the amount of \$837,763 and providing an effective date. This project qualifies for City Code 2-214/Ordinance 79-H, Local Hiring: Construction Incentive Program.

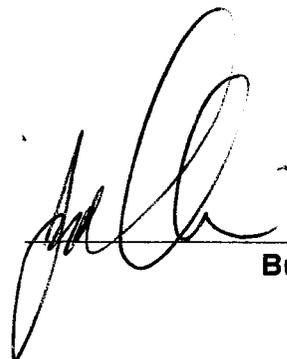
Cost/Funding/Assessment Information: Funds will be available under a State of Florida Department of Transportation (FDOT) – Public Transportation – Joint Participation Agreement with the City. The FDOT will provide funding for seaport terminal improvements matching 50% of the total construction cost. Funds are available in the Port Capital Improvement Fund and the City & Neighborhood Infrastructure Improvement Fund Project Numbers 12861 and 13275.

Attachments: Resolution

Approvals:



Administrative



Budget

A RESOLUTION ACCEPTING THE BID AND APPROVING THE AWARD OF AN AGREEMENT TO LAVANDERA ELECTRIC COMPANY FOR COMPLETION OF THE CITY PORT STRUCTURAL REHABILITATION PHASE 4 – UTILITY UPGRADES PROJECT (PROJECT NO. 11062-113) AT A TOTAL COST NOT TO EXCEED \$837,763; AUTHORIZING THE MAYOR OR MAYOR'S DESIGNEE TO EXECUTE ALL DOCUMENTS NECESSARY TO EFFECTUATE THIS TRANSACTION; AND PROVIDING AN EFFECTIVE DATE.

WHEREAS, the Procurement & Supply Management Department received two bids for the City Port Structural Rehabilitation Phase 4 – Utility Upgrades Project (Project No. 11062-113) pursuant to Bid No. 7629 dated February 6, 2014; and

WHEREAS, Lavandera Electric Company has met the requirements of Bid No. 7629; and

WHEREAS, the Administration recommends approval of this award.

NOW, THEREFORE, BE IT RESOLVED by the City Council of the City of St. Petersburg, Florida that the bid is accepted and the award of an agreement to Shoreline Lavandera Electric Company for completion of the City Port Structural Rehabilitation Phase 4 – Utility Upgrades Project (Project No. 11062-113) at a total cost not to exceed \$837,763 is hereby approved and the Mayor or Mayor's Designee is authorized to execute all documents necessary to effectuate this transaction.

This Resolution shall become effective immediately upon its adoption.

Approved as to Form and Substance:



City Attorney (Designee)

ST. PETERSBURG CITY COUNCIL

Consent Agenda

Meeting of March 20, 2014

To: The Honorable William H. Dudley, Chair and Members of City Council

Subject: Awarding a contract to Shoreline Foundation, Inc. in the amount of \$1,592,155 for the construction of City Port Structural Rehabilitation Phase 4 – Bulkhead Repair (Engineering Project No. 01072-417; Oracle Project Nos. 12111 and 12861).

Explanation: The Procurement Department received three bids for the City Port Structural Rehabilitation – Phase 4 Bulkhead Repair project (see below).

The work consists of furnishing all labor, materials, equipment, and services necessary to construct structural rehabilitation and repairs to the reinforced concrete Port Wharf bulkhead. Work includes 50 cubic feet (cf) of concrete bulkhead cap spill and crack repair, 12 cubic yards (cy) of concrete bulkhead face encapsulation, and placement of 475 linear feet (lf) of 25 foot long steel sheet piles constructed with non-vibratory equipment behind the west end of the wharf. Bid alternate work includes construction of a bulkhead toe revetment including subaqueous placement of 2,000 tons of concrete filled grout bag along the toe of the entire 1,320 lf long bulkhead.

The Port Wharf was originally constructed in the 1930's and has subsequently received concrete structural rehabilitation at various times. The overall bulkhead length is approximately 1,320 lf of which the wharf is approximately 1,270 lf long. This project is the fourth and last phase of a project to extend the service life of the structure by repairing the wharf concrete caps, and bulkhead walls, sealing the bulkhead with the addition of steel sheet piles behind the existing bulkhead wall, and hardening the toe of the bulkhead to prevent further erosion with construction of a toe revetment.

The contractor will begin work approximately ten (10) days from written Notice to Proceed and is scheduled to complete work within one hundred twenty (120) consecutive calendar days thereafter. Bids were opened on February 27, 2014 and are tabulated as follows:

<u>Bidder</u>	<u>Base Bid Plus Selected Alternate</u>
Shoreline Foundation, Inc. (Pembroke Park, FL)	\$1,592,155
PCL Civil Constructors, Inc. (Tampa, FL)	\$1,833,412
Speeler & Associates, Inc. (Largo, FL)	\$1,991,240

Shoreline Foundation, Inc. the lowest responsive and responsible bidder, has met the specifications, terms and conditions of Bid No.7604 dated February 5, 2014. They have satisfactorily performed similar work for the cities of St. Petersburg, Hallendale Beach, Miami, St. Thomas and for NASA.

Principals of the firm are James A. Royo, President; Barry S. Reed, Vice President; and John R. McGee, Vice President.

Recommendation: Administration recommends awarding this contract to Shoreline Foundation, Inc. in the amount of \$1,592,155 and providing an effective date. This project qualifies for City Code 2-214/Ordinance 79-H, Local Hiring: Construction Incentive Program.

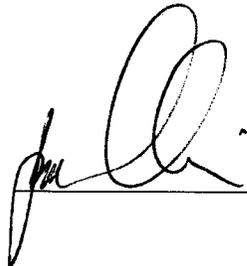
Cost/Funding/Assessment Information: Funds will be available under a State of Florida Department of Transportation (FDOT) – Public Transportation – Joint Participation Agreement with the City. The FDOT will provide funding for seaport terminal improvements matching 50% of the total construction cost. Funds are available in the Port Capital Improvement Fund and the Neighborhood & Citywide Infrastructure Capital Improvement Fund Project Nos. 12111 and 12861.

Attachments: Resolution

Approvals:



Administrative



Budget

A RESOLUTION ACCEPTING THE BID AND APPROVING THE AWARD OF AN AGREEMENT TO SHORELINE FOUNDATION, INC. FOR COMPLETION OF THE CITY PORT STRUCTURAL REHABILITATION PHASE 4 – BULKHEAD REPAIR PROJECT (PROJECT NO. 01072-417) AT A TOTAL COST NOT TO EXCEED \$1,592,155; AUTHORIZING THE MAYOR OR MAYOR'S DESIGNEE TO EXECUTE ALL DOCUMENTS NECESSARY TO EFFECTUATE THIS TRANSACTION; AND PROVIDING AN EFFECTIVE DATE.

WHEREAS, the Procurement & Supply Management Department received three bids for the City Port Structural Rehabilitation Phase 4 – Bulkhead Repair Project (Project No. 01072-417) pursuant to Bid No. 7604 dated February 5, 2014; and

WHEREAS, Shoreline Foundation, Inc. has met the requirements of Bid No. 7604; and

WHEREAS, the Administration recommends approval of this award.

NOW, THEREFORE, BE IT RESOLVED by the City Council of the City of St. Petersburg, Florida that the bid is accepted and the award of an agreement to Shoreline Foundation, Inc. for completion of the City Port Structural Rehabilitation Phase 4 – Bulkhead Repair Project (Project No. 01072-417) at a total cost not to exceed \$1,592,155 is hereby approved and the Mayor or Mayor's Designee is authorized to execute all documents necessary to effectuate this transaction.

This Resolution shall become effective immediately upon its adoption.

Approved as to Form and Substance:



City Attorney (Designee)

SAINT PETERSBURG CITY COUNCIL
Consent Agenda
Meeting of March 20, 2014

To: The Honorable William H. Dudley, Chair and Members of City Council

Subject: Approving the purchase of replacement pick-up trucks from Duval Ford, LLC d/b/a Duval Ford for the Fleet Management Department at a total cost of \$229,428.

Explanation: This purchase is being made from Florida Sheriff's Association Bid No. 13-21-0904. The vendor will furnish and deliver nine pick-up trucks with 5.0L V-8 gas engines, 6-speed automatic transmissions, power steering and brakes, standard service modular body, air conditioning, and am/fm radios. The vehicles will be assigned to the Parks, Sanitation and Water Resources departments.

The new vehicles, with life expectancies of 7 to 9 years, are replacing 7 to 13 year-old units with original purchase prices ranging from \$15,091 to \$21,092 each. The old vehicles have reached the end of their economic life and will be sold at public auction.

The Procurement Department, in cooperation with the Fleet Management Department, recommends for award utilizing Florida Sheriff's Association Bid 11-19-0907:

Duval Ford, LLC d/b/a Duval Ford.....\$229,428

Truck, Ford, F-250 SD (base)	9 EA	@	\$17,476.00	\$157,284.00
Options:				
Standard service modular body	9 EA	@	5,150.00	46,350.00
Spray-on bedliner	9 EA	@	745.00	6,705.00
Trailer towing package	9 EA	@	695.00	6,255.00
Limited slip differential	9 EA	@	389.00	3,501.00
Cab steps	9 EA	@	319.00	2,871.00
Electric brake controller	9 EA	@	229.00	2,061.00
Third key	9 EA	@	215.00	1,935.00
New city tag	9 EA	@	150.00	1,350.00
Back-up alarm	9 EA	@	<u>124.00</u>	<u>1,116.00</u>
			\$25,492.00	\$229,428.00

Duval Ford has met the specifications, terms and conditions of the Florida Sheriffs Association Bid No. 13-21-0904 effective through September 30, 2014. This purchase is made in accordance with Section 2-241 (f) of the City Code which authorizes the Mayor or his designee to purchase from the Sheriffs Association and Florida Association of Counties negotiated purchase programs for vehicles.

Cost/Funding/Assessment Information: Funds have been previously appropriated in the Equipment Replacement Fund (5002), Fleet Management Department, Fleet Mechanical Costs (8002527).

Attachments: Price History
Price Summary
Resolution

Approvals:



Administrative



Budget

070-48 Vehicle Replacement, Truck, Ford F 250

Item No.	Description	2007	2012	2013	2014	% Change
1.	Truck, 4x2, 5.0L gasoline engine, Ford F-250 SD	\$26,907	\$24,674	\$25,249	\$25,492	-

Vehicle Purchase Summary

Item No.	Description	Qty.	Department	Purpose	R	Age	Life Cycle
1.	Truck, F-250 SD, Ford, 5.4 Liter gas engine	1 EA	Sanitation	Used for emergency road service for collection vehicles	R	6 YRS	7YRS
2.	Truck, F-250 SD, Ford, 5.4 Liter gas engine	4 EA	Water Resources	Used to maintain and repair water lines	R	7-10 YRS	7YRS
3.	Truck, F-250 SD, Ford, 5.4 Liter gas engine	4 EA	Parks and Recreation	Used to transport Parks personnel and materials to maintain parks.	R	8-11 YRS	8YRS

A RESOLUTION APPROVING THE AWARD OF AN AGREEMENT TO DUVAL FORD, LLC D/B/A DUVAL FORD FOR THE PURCHASE OF NINE (9) REPLACEMENT PICK-UP TRUCKS AT A TOTAL COST NOT TO EXCEED \$229,428 FOR THE FLEET MANGEMENT DEPARTMENT UTILIZING FLORIDA SHERIFF'S ASSOCIATION BID NO. 13-21-0904; AUTHORIZING THE MAYOR OR MAYOR'S DESIGNEE TO EXECUTE ALL DOCUMENTS NECESSARY TO EFFECTUATE THIS TRANSACTION; AND PROVIDING AN EFFECTIVE DATE.

WHEREAS, the City desires to replace nine (9) pick-up trucks that have reached the end of their economic life; and

WHEREAS, pursuant to Section 2-243 (e) of the City Code the City is permitted to utilize competitively bid proposals or contracts secured by State, County or municipal government when it is in the best interest of the City; and

WHEREAS, Duval Ford, LLC d/b/a Duval Ford has met the specifications, terms and conditions of Florida Sheriff's Association Bid No. 13-21-0904; and

WHEREAS, the Procurement & Supply Management Department, in cooperation with the Fleet Management Department, recommends approval of this award.

NOW, THEREFORE, BE IT RESOLVED by the City Council of the City of St. Petersburg, Florida that the award an agreement to Duval Ford, LLC d/b/a Duval Ford at a total cost not to exceed \$229,428 for the purchase of nine (9) replacement pick-up trucks utilizing Florida Sheriff's Association Bid No. 13-21-0904 is hereby approved and the Mayor or Mayor's Designee is authorized to execute all documents necessary to effectuate this transaction.

This Resolution shall become effective immediately upon its adoption.

Approved as to Form and Substance:



City Attorney (Designee)

SAINT PETERSBURG CITY COUNCIL

Consent Agenda

Meeting of March 20, 2014

To: The Honorable William H. Dudley, Chair and Members of City Council

Subject: Renewing a blanket purchase agreement with Bank of America, NA, a wholly-owned subsidiary of Bank of America Corporation, for banking services at an estimated annual amount of \$144,000.

Explanation: On January 20, 2011, City Council approved a two-year agreement for banking services effective through April 30, 2014. The contract has three one-year renewals. On March 21, 2013, City Council approved the first renewal. Under the renewal of contract clause, the city reserves the right to extend the agreement if mutually agreeable. This is the second renewal.

The vendor provides banking services for the city's general depository, general disbursement, payroll, and pension fund accounts. The vendor also provides deposit and direct deposit, overnight investment, electronic funds transfer, Internet utility payments, cash handling and reporting services. Services include account reconciliation, wire transfers, automatic clearinghouse (ACH), cash vault and depository.

The Procurement Department, in cooperation with the Finance Department, recommends for renewal:

Bank of America, NA\$144,000

Bank of America, NA has agreed to hold fees firm under the terms and conditions of RFP No. 7063 dated September 20, 2010. The renewal will be effective through April 30, 2015 and will be binding only for services rendered.

Cost/Funding/Assessment Information: Funds are available in the General Fund (0001) [\$50,000], Finance Treasury Division (3201917). Estimated Earnings Credit (Earnings Credit is the adjustment factor used by banks to reduce service charges on business non-interest bearing checking accounts) of \$94,000 will offset the annual bank fees.

Attachments: Resolution

Approvals:


Administrative


Budget

A RESOLUTION APPROVING THE SECOND ONE-YEAR RENEWAL OPTION OF THE AGREEMENT (BLANKET AGREEMENT) WITH BANK OF AMERICA, NA, A WHOLLY-OWNED SUBSIDIARY OF BANK OF AMERICA CORPORATION AT AN ESTIMATED ANNUAL AMOUNT NOT TO EXCEED \$144,000 FOR BANKING SERVICES; AUTHORIZING THE MAYOR OR MAYOR'S DESIGNEE TO EXECUTE ALL DOCUMENTS NECESSARY TO EFFECTUATE THIS TRANSACTION; AND PROVIDING AN EFFECTIVE DATE.

WHEREAS, on January 20, 2011, City Council approved the award of a two-year agreement (Blanket Agreement) with three one-year renewal options to Bank of America, NA, a wholly-owned subsidiary of Bank of America Corporation ("Bank of America") pursuant to RFP No. 7063 dated September 20, 2010; and

WHEREAS, on March 21, 2013 City Council approved the first one-year renewal option to the Agreement; and

WHEREAS, the City desires to exercise the second one-year renewal option of the Agreement; and

WHEREAS, Bank of America has agreed to hold fees firm under the terms and conditions of RFP No. 7063; and

WHEREAS, the Procurement & Supply Management Department, in cooperation with the Finance Department, recommends this renewal.

NOW, THEREFORE, BE IT RESOLVED by the City Council of the City of St. Petersburg, Florida that the second one-year renewal option to the Agreement (Blanket Agreement) with Bank of America NA, a wholly-owned subsidiary of Bank of America Corporation at an estimated annual amount not to exceed \$144,000 for banking services is hereby approved and the Mayor or Mayor's Designee is authorized to execute all documents necessary to effectuate this transaction; and

BE IT FURTHER RESOLVED that this renewal will be effective through April 30, 2015.

This Resolution shall become effective immediately upon its adoption.

Approved as to form and content:



City Attorney (designee)

ST. PETERSBURG CITY COUNCIL

Consent Agenda

Meeting of March 20, 2014

To: The Honorable William H. Dudley, Chair and Members of City Council

Subject: Accepting a bid from En Pointe Technologies Sales, Inc. for software licenses and support for VMware Horizon View 5 at a cost of \$133,704.70.

Explanation: The Procurement Department received four bids for VM (virtual machine) software licenses and support. The contractor shall furnish 550 licenses and support services for VMware's Horizon View 5 bundle with concurrent connection which includes vSphere 5 Desktop, View Manager 5, View Composer, LocalMode, Persona Management, ThinApp (Packager, Client, WS), vShield Endpoint, and vCenter Server Standard.

The city uses VMware software for this Virtual Desktop Infrastructure (VDI) initiative, which is cost effective and easier to manage. VDI allows the city to replace a physical PC with a virtual machine (VM). Each VM requires a VMware View license for operation.

Bids were opened on Tuesday, February 18, 2014 and are tabulated as follows:

<u>Bidder:</u>	<u>Bid Amount</u>
En Pointe Technologies Sales, Inc. (Gardena, CA)	\$133,704.70
SHI International (Somerset, NJ)	\$134,975.00
Howard Technology Solutions (Laurel, MS)	\$140,755.00
Quasius Investment Corp. dba GCA (Tampa, FL)	\$150,573.50

En Pointe Technologies Sales, Inc. the lowest responsible and responsive bidder has met the specifications, terms and conditions of IFB No. 7631 dated February 7, 2014.

Cost/Funding/Assessment Information: Funds have been previously appropriated in the Technology and Infrastructure Fund (5019) ICS Network Support (2565).

Attachments: Resolution

Approvals:


Administrative

2/28/14


Budget

A RESOLUTION ACCEPTING THE BID AND APPROVING THE AWARD OF AN AGREEMENT TO EN POINTE TECHNOLOGIES SALES, INC. FOR THE PURCHASE OF SOFTWARE LICENSES AND SUPPORT FOR VMWARE HORIZON VIEW 5 AT A TOTAL COST NOT TO EXCEED \$133,704.70; AUTHORIZING THE MAYOR OR MAYOR'S DESIGNEE TO EXECUTE ALL DOCUMENTS NECESSARY TO EFFECTUATE THIS TRANSACTION; AND PROVIDING AN EFFECTIVE DATE.

WHEREAS, the Procurement & Supply Management Department received four bids for software licenses and support for VMware Horizon View 5 pursuant to IFB No. 7631 dated February 7, 2014; and

WHEREAS, En Pointe Technologies Sales, Inc. met the requirements of Bid No. 7631; and

WHEREAS, the Procurement & Supply Management Department, in cooperation with the ICS Department, recommends approval of this award.

NOW, THEREFORE, BE IT RESOLVED by the City Council of the City of St. Petersburg, Florida that the bid is accepted and the award of an agreement to En Pointe Technologies Sales, Inc. for software licenses and support for VMware Horizon View 5 at a total cost not to exceed \$133,704.70 is hereby approved and the Mayor or Mayor's Designee is authorized to execute all documents necessary to effectuate this transaction.

This Resolution shall become effective immediately upon its adoption.

Approved as to Form and Substance:



City Attorney (Designee)



SAINT PETERSBURG CITY COUNCIL

Meeting of March 20, 2014

TO: THE HONORABLE BILL DUDLEY, CHAIR, AND MEMBERS OF CITY COUNCIL

SUBJECT: Resolution approving the plat of DONALDSON SUBDIVISION, generally located generally located on the southern side of Gandy Boulevard, between Snug Harbor Road Northeast and San Fernando Boulevard Northeast (City File: 13-2000010).

RECOMMENDATION: The Administration recommends **APPROVAL**.

DISCUSSION:

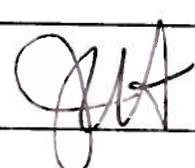
The applicant is requesting approval of a replat for the land depicted in the attached maps and drawing. This replat was required as a special condition of approval per City Ordinance 1053-V, which approved the vacation of various rights-of-way and easements within the boundaries of the property. Approval of this proposed replat will allow the applicant to complete the conditions specified by the City Council. The proposed replat has been reviewed and approved by all appropriate City departments and outside utility agencies. No special conditions of approval are necessary in this case. The subject property has been assembled for redevelopment as a light manufacturing use.

Attachments: Map, Aerial, Resolution

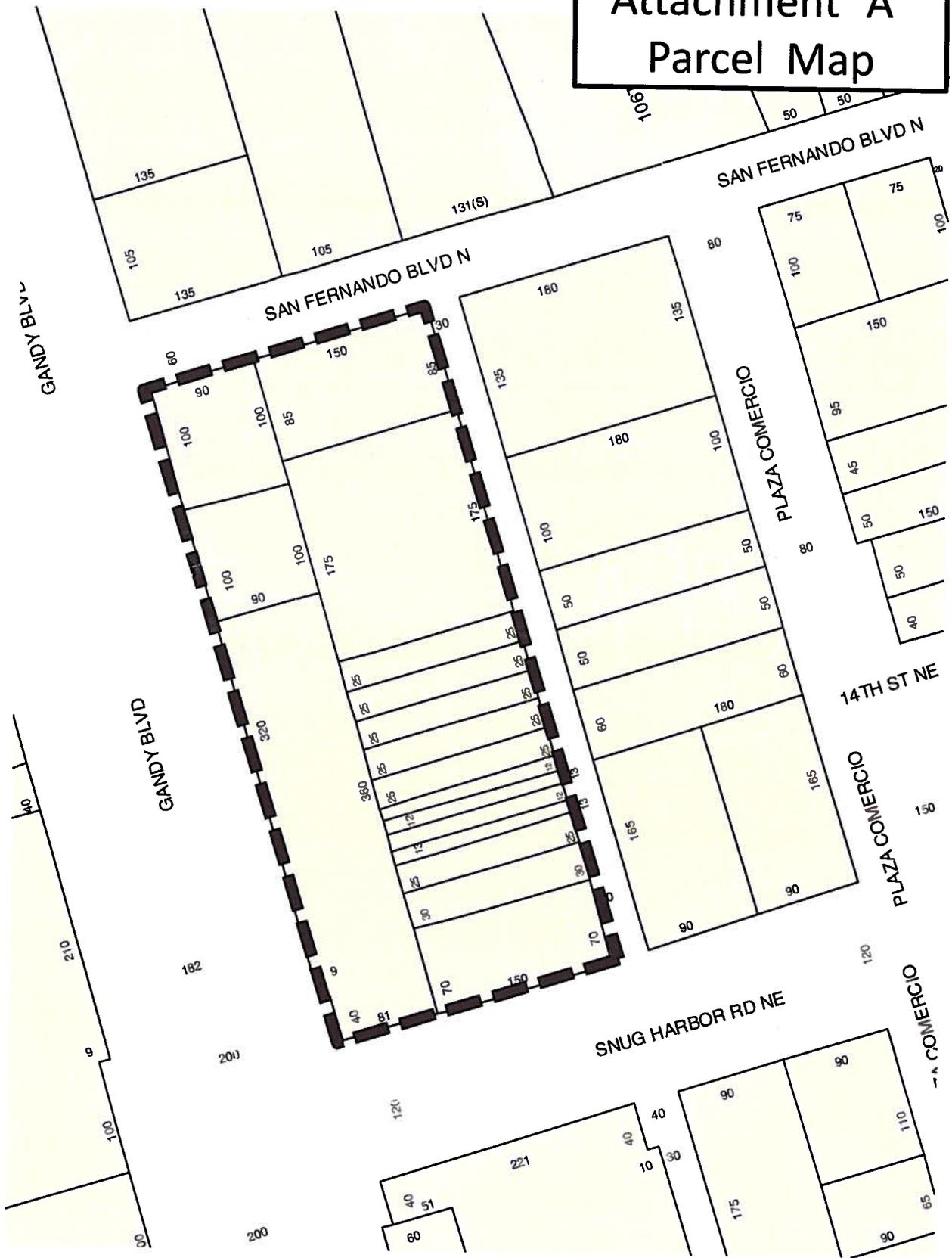
APPROVALS:

Administrative:  

Budget: NA

Legal: 

Attachment "A" Parcel Map



Attachment "B"
Aerial Map



DONALDSON SUBDIVISION

BEING A REPLAT OF LOTS 1 THROUGH 22 INCLUSIVE, BLOCK 4 AND ALL OF BLOCK 6, SECTION 'E' FLORIDA RIVERA PLAT NO. 5, AS RECORDED IN PLAT BOOK 17, PAGE 38, PUBLIC RECORDS OF PINELLAS COUNTY, FLORIDA, TOGETHER WITH VACATED RIGHTS OF WAY, IN THE SOUTHEAST 1/4 OF SECTION 17, TOWNSHIP 30 SOUTH, RANGE 17 EAST, CITY OF ST. PETERSBURG, PINELLAS COUNTY, FLORIDA

LEGAL DESCRIPTION:

From the Western most corner of Block 6, SECTION 'E' FLORIDA RIVERA PLAT NO. 5, as recorded in Plat Book 17, Page 38, Public Records of Pinellas County, Florida, as the Point of Beginning; thence along the boundary of said Block 6, North 72°44'00" East 530.00 feet to the Northern most corner of said Block 6; thence continue along the boundary of said Block 6, its Southeastern boundary and along the boundary of Block 4 of said plat, South 17°18'00" East 240.00 feet to a point on the Northern boundary of the 30 foot wide easement on said public highway, bearing North 72°44'00" East 40.00 feet; thence North 72°44'00" East 40.00 feet; thence North 17°18'00" East 8.00 feet to the Point of Beginning.

St. Petersburg, Florida

DEFINITIONS:

The undersigned hereby certifies that it is the owner of the herein described tract of land hereby platted as DONALDSON SUBDIVISION, and that it dedicates to the public of streets, alleys, public easements, rights of way, and public areas shown on the plat of the subdivision of said lands for the uses and purposes herein stated.

DONALDSON FAMILY PARTNERSHIP, a Florida limited liability partnership

Bob Donaldson, Managing Member

Signed and delivered in the presence of:

Witness _____ (Print Name)
 _____ (Print Name)

ACKNOWLEDGMENT:

STATE OF FLORIDA
 COUNTY OF PINELLAS

The foregoing instrument was acknowledged before me this _____ day of _____, A.D., 2014, by Bob Donaldson, Managing Member of DONALDSON FAMILY PARTNERSHIP, a Florida limited liability partnership, on behalf of the partnership. He is personally known to me or has produced _____ as identification.

My commission expires: _____ NOTARY PUBLIC, State of Florida at Large

NOTICE:

This plat, as recorded in its graphic form, is the official depiction of the subdivided lands described herein and will in no circumstances be explained in authority by any other graphic or digital form of the plat. There may be additional restrictions that are not recorded on this plat that may be found in the public records of this county.

The public utility easement dedicated herein shall also be an easement for the construction, installation, maintenance and operation of cable television services; provided, however, no such construction, installation, maintenance and operation of cable television services shall interfere with the facilities and services of an electric, telephone, gas, or other public utility, in the event a cable television company damages the facilities of a public utility, it shall be solely responsible for the damages. This section shall not apply to those private utility easements that are shown on this plat and comply with the National Electrical Safety Code as adopted by the Florida Public Service Commission, and operation shall comply with the National Electrical Safety Code as adopted by the Florida Public Service Commission.

 George F. Young, Inc. LB 021
 299 Dr. Martin Luther King Jr. Street North
 St. Petersburg, Florida 33701
 (777) 822-4317

CERTIFICATE OF APPROVAL BY THE CITY OF ST. PETERSBURG:

APPROVED for the City of St. Petersburg, Pinellas County, Florida, this _____ day of _____, A.D., 2014; provided that this plat is recorded in the public records of Pinellas County, Florida, within six (6) months from the date of this approval.

MAYOR _____

APPROVED by the City Council of the City of St. Petersburg, Pinellas County, Florida, this _____ day of _____, A.D., 2014.

COUNCIL CHAIR _____

CERTIFICATE OF APPROVAL BY COUNTY CLERK:

STATE OF FLORIDA
 COUNTY OF PINELLAS

I, Ken Barks, Clerk of the Circuit Court of Pinellas County, Florida, hereby certify that this plat has been examined and that it complies in form with all the requirements of the Statutes of Florida pertaining to maps and plats and that this plat has been filed for record in Plat Book _____ Page _____ Public Records of Pinellas County, Florida.

Signed on this _____ day of _____, A.D., 2014, at _____

By: _____ Ken Barks, Clerk,
 Pinellas County, Florida
 Deputy Clerk

CERTIFICATE OF COMPLIANCE:

Reviewed for conformity to Chapter 177, Part 1, Florida Statutes by a Professional Surveyor and Mapper under contract or employed by the City of St. Petersburg.

Matthew D. Ficalo _____
 Florida Professional Surveyor & Mapper No. 6125

Date: _____

SURVEYOR'S CERTIFICATE:

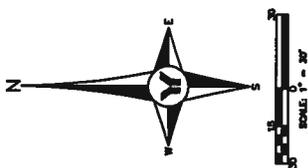
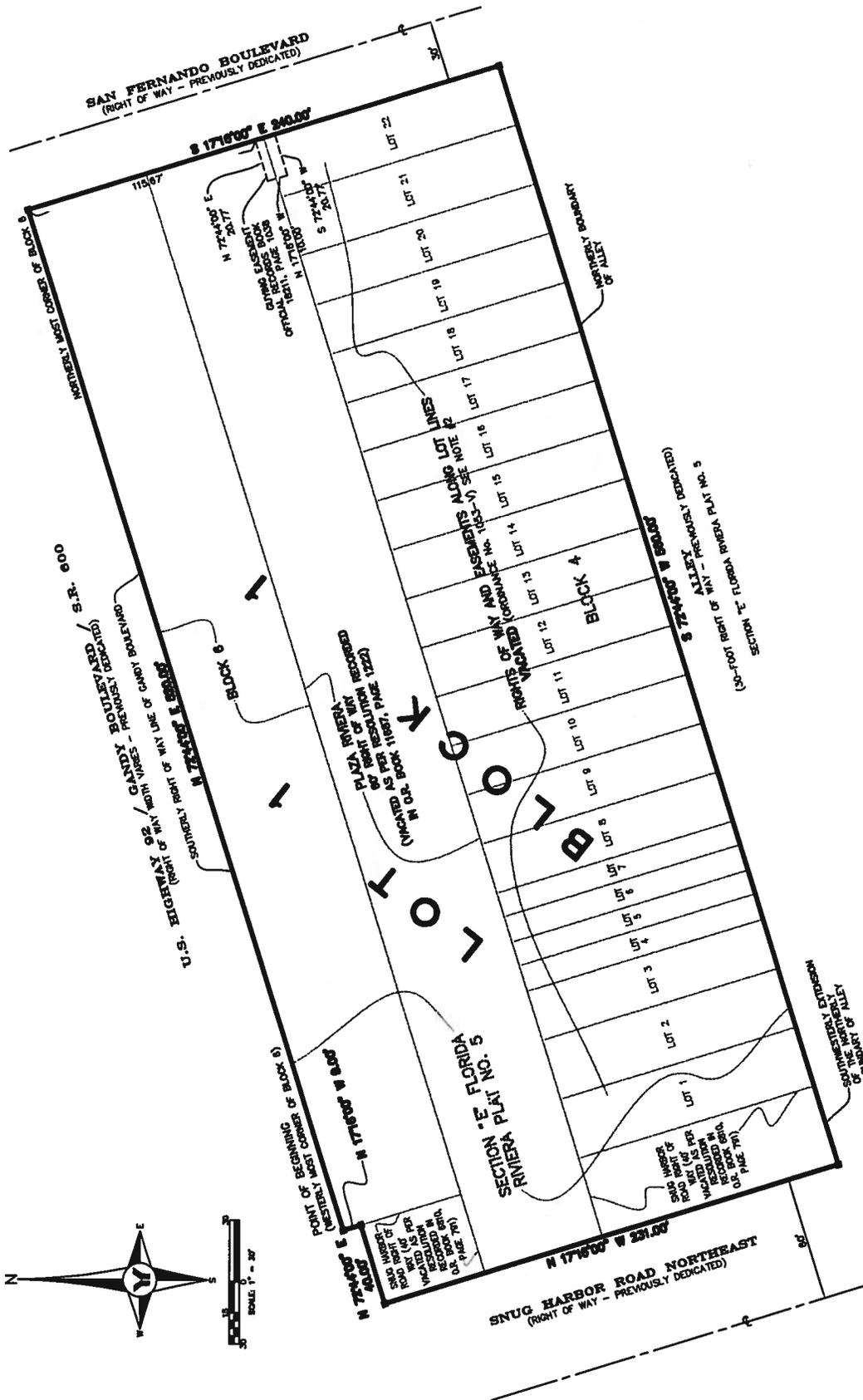
I, Catherine A. Basso, of George F. Young, Inc., the Surveyor making this plat, do hereby certify that this plat was prepared under my direction and supervision and to the best of my knowledge and belief that this plat complies with all the survey requirements of Part 1, Chapter 177, Florida Statutes.

Plat boundary surveyed on the _____ day of _____, A.D., 2013.

GEORGE F. YOUNG, INC. LB 021
 299 Dr. Martin Luther King Jr. Street North
 St. Petersburg, FL 33701
 (777) 822-4317
 Catherine A. Basso
 Florida Professional Surveyor & Mapper
 # LS 8257

DONALDSON SUBDIVISION

BEING A REPLAT OF LOTS 1 THROUGH 22 INCLUSIVE, BLOCK 4 AND ALL OF BLOCK 6, SECTION 'E' FLORIDA RIVERA PLAT NO. 5, AS RECORDED IN PLAT BOOK 17, PAGE 38, PUBLIC RECORDS OF PINELLAS COUNTY, FLORIDA, TOGETHER WITH VACATED RIGHTS OF WAY, IN THE SOUTHEAST 1/4 OF SECTION 17, TOWNSHIP 30 SOUTH, RANGE 17 EAST, CITY OF ST. PETERSBURG, PINELLAS COUNTY, FLORIDA



- LEGEND:**
- = Denotes set permanent reference monument, 4"x4", GY #LB 021.
 - ⊕ = Centerline
 - = Boundary
 - LS = Licensed Surveyor
 - No. = Number
 - O.P. = Official Records Book
 - S.P. = State Road
 - U.S. = United States

- NOTES:**
1. Basis of bearings: North 72°44'00" East along the southerly right of way line of Candy Boulevard.
 2. Ordinance No. 1053-V recorded in Official Records Book Page Public Records of Pinellas County, Florida.

George F. Young, Inc. 129 021
 200 Dr. Martin Luther King Jr. Street North
 St. Petersburg, Florida 33776
 (727) 822-4377



**CITY OF ST. PETERSBURG CITY COUNCIL
CONSENT AGENDA
MEETING OF MARCH 20, 2014**

TO: The Honorable Bill Dudley, Chair, and Members of City Council

SUBJECT: Review of Ad Valorem Property Tax Exemption Applications (Part II: Review of Completed Work) for the following historic properties:

- 340 Beach Drive Northeast, Lantern Lane Apartments (aka the Birchwood Inn), commercial, Local Landmark
- 2741 2nd Avenue North, residential, contributing to the Kenwood Historic District
- 236 17th Avenue Southeast, Robert Lavery House, residential, Local Landmark

BACKGROUND: In 1992, the voters of Florida approved a constitutional amendment allowing ad valorem tax exemptions for up to ten years on improvements to designated historic properties. The City of St. Petersburg adopted this amendment (Section 16.30.070.4) on July 21, 1994, giving its residents financial incentives to preserve the City's historical resources. The incentive was strengthened in January 1996, when Pinellas County also adopted the ad valorem tax exemption amendment. This program allows for the exemption of up to 100 percent of the assessed value of all historically correct improvements, both interior and exterior, to qualifying historic properties. A "qualifying property" in the City of St. Petersburg is defined as:

- a property designated as a local landmark or part of a thematic grouping;
- a contributing resource to a local historic district;
- a property listed in the National Register of Historic Places as a historic landmark;
- or
- a contributing resource in a historic district listed in the National Register of Historic Places.

The improvements must result from the restoration, renovation, or rehabilitation of the historic properties. The taxes are exempt for a period of ten years. If the property changes ownership during this ten year span, the exemption will continue for the new owner.

The process requires that the owner submit a *Part One – Preconstruction Application* prior to initiating work. This application may be submitted jointly with the Certificate of Appropriateness application, a separate review procedure required for exterior alterations of all locally landmarked buildings. The Preconstruction Application lists all improvements to be undertaken, as well as the estimated cost of the project, a copy of the most recent tax assessment and bill for the property.

When the work is completed, the owner submits a *Part Two – Request for Review of Completed Work*, which includes documentation of the cost of the qualifying improvements. The project must meet the following criteria in order to be deemed in compliance as a qualifying improvement to the property:

- The property must be a “qualifying historic property” as defined above;
- Improvements to the property must exceed 10 percent of its assessed value;
- The improvements must comply with the *Secretary of the Interior’s Standards for Rehabilitation*;
- All improvements must be started *after* plans are submitted for review and completed within two years of the date of approval; and
- The ad valorem tax exemption is limited to that portion of the assessed value of a qualifying improvement up to \$100,000 for single-family residential properties and \$1 million for other properties unless City Council finds:
 - (1) that the qualifying property is of great significance based on the criteria met for historic designation and the historic significance, value, character and contribution of the property and the qualifying improvement to the City and that the assessed value of the qualifying improvement is equal to or exceeds twenty-five percent (25%) of the total assessed value of the property as improved; or
 - (2) that the additional exemption is necessary to save the property from destruction and to ensure the rehabilitation, renovation, or restoration of the property; or
 - (3) that the additional exemption is necessary to meet City, state, and federal building code requirements to ensure the rehabilitation, renovation, or restoration of the property.

A covenant in the form which has been approved by the City must be executed by the property owner before an exemption can be approved by the City Council. The covenant provides that the property owner shall maintain and repair the property so as to preserve and maintain the historic architectural qualities or historical or archaeological integrity of the qualifying property for which an exemption is granted.

If the exemption is granted, the property owner shall have the covenant recorded in the official records of Pinellas County prior to the effective date of the exemption. The covenant shall be binding on the property owner, transferees, and their heirs, successors or assigns. The applicant shall provide a certified copy of the recorded covenant to the POD within 120 days of the City Council approval of the exemption or said approval by City Council shall be void. If the property changes ownership during the exemption period the requirements of the covenant are transferred to the new owner.

With City Council approval, a resolution will be passed and the exemption will be valid for a period of up to ten years. The City Council approval will be forwarded to the Pinellas County Board of County Commissioners for its approval in order to qualify for an exemption to the County ad valorem tax as well.

EXPLANATION: The attached renovation projects satisfactorily meet all of the requirements for receipt of the ad valorem tax exemption as outlined in Section 16.30.070.4 of the City Code. The resolution and staff overview of each project is attached.

RECOMMENDATION: Staff recommends **APPROVAL** of the attached resolutions and ad valorem tax exemption covenants. The form of the joint City of St. Petersburg and Pinellas County covenant showing the rights, obligations, and responsibilities of the property owner, city and county has been provided in lieu of individual covenants for each property.

COST/FUNDING/ASSESSMENT INFORMATION: All of the properties seeking ad valorem tax exemptions currently pay taxes collectively totaling **\$23,737**. The owners will continue to pay this amount – and any inflationary increases – during the life of the exemption. The tax exemption will only apply to the increase in ad valorem taxes resulting from the subject renovations, and will be limited to \$100,000 for residential and \$1,000,000 for commercial properties. The tax exemption will total no more than **\$4,228* per year** for ten years in deferred City taxes assuming the Pinellas County Property Appraiser assesses the improvements at fifty percent of their full construction value. The Pinellas County taxes that would be deferred if approved by the Board of County Commissioners would total **\$3,344* per year**. Total County and City taxes deferred by the exemption would not exceed **\$7,572* per year** for ten years. Both of the tax exemptions for single-family residences are capped at \$100,000 in assessed value, while the commercial tax exemption is capped at \$1,000,000 in assessed value.

Case #	Property	AVT File #	Preconstruction Assessed Value	Preconstruction Tax Basis	Allowable Construction Costs	Estimated Annual City Taxes Deferred
1	Lantern Lane Apartments, 340 Beach Drive NE	#11-90400007	\$825,300	\$18,301	\$1,021,266	\$3,457
2	2741 2 nd Avenue N	#12-90400001	\$76,235	\$1,690	\$196,574	\$665
3	Robert Lavery House, 236 17 th Avenue SE	#10-90400002	\$217,924	\$3,746	\$31,236	\$106
	Totals		\$1,119,459	\$23,737	\$1,249,076	\$4,228

*With the tax exemption capped at \$100,000 in assessed value for residential properties, the annual exemption from City taxes cannot exceed \$677 and from County taxes cannot exceed \$535 per property. With the tax exemption capped at \$1,000,000 in assessed value for commercial properties, the annual

City Council Cover Memo
Ad Valorem Tax Exemption
March 20, 2014

exemption from City taxes cannot exceed \$6,770 and from County taxes cannot exceed \$5,354 per property.

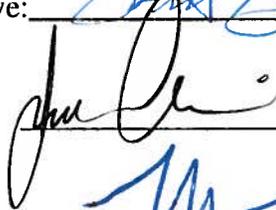
ATTACHMENTS: Staff Reports, Covenants, and Resolutions for three historic properties.

APPROVALS:

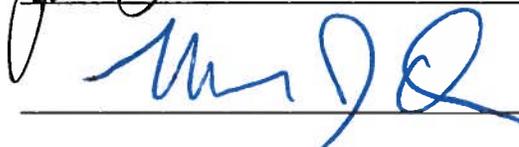
Administrative:

Budget:



Legal:



HISTORIC PRESERVATION TAX EXEMPTION 2014

Property Name	Year	Address	Square Footage	Percentage of Ownership	Pre-Construction Existing Assessed Value	Pre-Construction Tax Basis	Allowable Construction Costs	Percentage of Investment	St. Petersburg (6.7700 mills)			Pinellas County 5.3537 mills (5.3377 mills + .0160 mills PPC)			Total			Annual Exemption	Monetary Exemption 2013	
									*Proposed Annual Exemption	Total Exemption (10 Years)	Exemption Remaining	*Proposed Annual Exemption	Total Exemption (10 Years)	Exemption Remaining	*Proposed Annual Exemption	Total Exemption (10 Years)	Exemption Remaining			
In Process																				
Lantern Lane Apartments 2741 2nd Avenue N Lavery House	2014 2014 2014	340 Beach Drive NE 2741 2nd Avenue N 236 17th Avenue SE			\$825,300 \$76,235 \$217,924	\$18,301 \$1,690 \$3,746	\$1,021,266 \$196,574 \$31,236	123.74% 257.85% 14.33%	\$3,457 \$665 \$106	\$34,570 \$6,654 \$1,057	\$34,570 \$6,654 \$1,057	\$2,734 \$526 \$84	\$27,338 \$5,262 \$836	\$27,338 \$5,262 \$836	\$6,191 \$1,192 \$189	\$61,908 \$11,916 \$1,893	\$61,908 \$11,916 \$1,893	\$276,086 \$2,273,905 \$100,000	\$3,347 \$27,568 \$1,212	
In Process Total																				
					\$1,119,459	\$23,737	\$1,249,076	111.58%	\$4,228	\$42,281	\$42,281	\$3,344	\$33,436	\$33,436	\$7,572	\$75,717	\$75,717			
Approved																				
Mathis Residence Snell Arcade, Suite 700	2013 2013	7321 3rd Avenue N 405 Central Avenue 219 25th Street N/ 2460 Burlington	1093		\$133,169 \$100,339	\$1,689 \$1,173	\$65,250 \$163,390	49.00% 162.84%	\$221 \$553	\$2,210 \$5,534	\$1,989 \$4,981	\$166 \$415	\$1,659 \$4,154	\$1,493 \$3,739	\$387 \$969	\$3,869 \$9,689	\$3,869 \$9,689	\$22,616 \$86,177	\$274 \$1,045	
Carr's Apartments Mecca Apartments Snell Arcade, Suite 230 Snell Arcade, Suite 240 Snell Arcade, Suite 240 516 18th Avenue NE	2012 2012 2012 2009	Avenue N 916 1st Street N 405 Central Avenue 405 Central Avenue 516 18th Avenue NE	1013 968		\$85,000 \$243,238 \$254,381 \$67,673 \$254,647	\$1,869 \$5,411 \$1,658 \$1,488 \$4,862	\$288,119 \$464,918 \$76,185 \$85,909 \$88,249	338.96% 191.14% 101.07% 126.95% 34.66%	\$652 \$1,374 \$225 \$254 \$261	\$8,518 \$13,744 \$2,252 \$2,540 \$2,609	\$6,814 \$10,995 \$1,802 \$2,032 \$1,304	\$704 \$1,136 \$186 \$210 \$216	\$7,038 \$11,357 \$1,861 \$2,099 \$2,158	\$5,630 \$9,085 \$1,489 \$1,679 \$1,079	\$1,556 \$2,510 \$411 \$464 \$477	\$15,556 \$25,101 \$4,113 \$4,638 \$4,767	\$14,000 \$22,591 \$3,702 \$4,174 \$2,860	\$106,369 \$290,226 \$35,196 \$33,187 \$66,376	\$1,290 \$3,519 \$427 \$402 \$805	
James Henry Residence Merriige Residence Snell Arcade, Suite 200 Snell Arcade, Suite 210 Snell Arcade, Suite 220 Snell Arcade, Suite 250	2009 2009 2008 2008 2008 2008	950 12th Street N 404 Sunset Drive S 405 Central Avenue 405 Central Avenue 405 Central Avenue 405 Central Avenue	894 1745 990 1683		\$202,057 \$212,522 \$148,300 \$323,000 \$164,200 \$311,500	\$3,749 \$3,960 \$3,140 \$7,479 \$3,802 \$7,213	\$194,130 \$107,144 \$101,026 \$128,544 \$119,409 \$815,668	96.08% 50.42% 68.12% 39.80% 72.72% 261.85%	\$574 \$317 \$299 \$380 \$353 \$591	\$5,739 \$3,167 \$2,987 \$3,800 \$3,530 \$5,913	\$2,869 \$1,584 \$1,195 \$1,520 \$1,412 \$2,365	\$475 \$262 \$247 \$314 \$292 \$489	\$4,746 \$2,620 \$2,470 \$3,143 \$2,920 \$4,890	\$2,373 \$1,310 \$988 \$1,257 \$1,168 \$1,956	\$1,049 \$579 \$546 \$694 \$645 \$1,080	\$10,485 \$5,787 \$5,457 \$6,943 \$6,450 \$10,803	\$6,291 \$3,472 \$2,728 \$3,471 \$3,225 \$5,401	\$100,000 \$13,456 \$18,500 \$5,900 \$20,500 \$5,600	\$1,212 \$163 \$224 \$72 \$249 \$68	
Wilhelm-Thurston Funeral Home/Dupont Building Totals	2008		14,226	100.00%	\$497,500	\$11,520	\$1,424,949	286.42%	\$3,974	\$39,737	\$15,895	\$3,286	\$32,865	\$13,146	\$7,260	\$72,601	\$36,301	\$500,000	\$6,062	
Residential Unit 145 Residential Unit 147 Residential Unit 151 Commercial Unit 155 Residential Unit 786	2008 2008 2008 2008 2008	145 8th Street N 147 8th Street N 151 8th Street N 155 8th Street N 786 2nd Avenue N	2,240.0 1,735.2 2,132.3 5,694.1 2,424.4	15.75% 12.20% 14.99% 40.03% 17.04%	\$78,335 \$60,662 \$74,569 \$199,129 \$84,784	\$1,814 \$1,405 \$1,727 \$4,611 \$1,963	\$224,370 \$173,807 \$213,582 \$570,350 \$242,840	286.42% 286.42% 286.42% 286.42% 286.42%	\$591 \$514 \$591 \$1,686 \$591	\$5,913 \$5,138 \$5,913 \$16,861 \$5,913	\$2,365 \$2,055 \$2,365 \$6,744 \$2,365	\$489 \$425 \$489 \$1,395 \$489	\$4,890 \$4,250 \$4,890 \$13,945 \$4,890	\$1,956 \$1,700 \$1,956 \$5,578 \$1,956	\$1,080 \$939 \$1,080 \$3,081 \$1,080	\$10,803 \$9,388 \$10,803 \$30,806 \$10,803	\$5,401 \$4,694 \$5,401 \$15,403 \$5,401	\$100,000 \$100,000 \$100,000 \$100,000 \$100,000	\$1,212 \$1,212 \$1,212 \$1,212 \$1,212	
**Monticello **Pennsylvania Hotel 136 16th Ave NE Emerson Apartments Sealest Bldg 430 5th Street N 156 20th Avenue NE 306 18th Avenue NE 335 22nd Avenue NE Snell Arcade, Suite 300	2007 2007 2006 2006 2005 2005 2005 2005 2005 2005	750 3rd Street N 300 4th Street N 136 16th Avenue NE 305 5th Street S 1601 3rd Street S 430 5th Street N 156 20th Avenue NE 306 18th Avenue NE 335 22nd Avenue NE 401 Central Avenue			\$300,600 \$963,400 \$152,700 \$68,100 \$125,000 \$225,000 \$162,300 \$157,600 \$121,200 \$81,700	\$6,087 \$23,540 \$2,893 \$1,664 \$4,861 \$6,441 \$4,030 \$3,913 \$3,152 \$1,378	\$485,219 \$4,878,045 \$183,519 \$814,766 \$729,301 \$216,000 \$115,000 \$107,352 \$109,350 \$148,485	161.42% 506.34% 120.18% 1196.43% 583.44% 96.00% 70.86% 68.12% 90.22% 181.74%	\$1,601 \$16,098 \$638 \$2,831 \$2,534 \$751 \$400 \$373 \$380 \$516	\$16,012 \$160,975 \$6,377 \$28,313 \$25,343 \$7,506 \$3,996 \$3,730 \$3,800 \$5,160	\$4,804 \$48,293 \$1,275 \$5,663 \$2,534 \$751 \$400 \$373 \$380 \$516	\$1,327 \$13,341 \$663 \$2,501 \$2,239 \$663 \$353 \$330 \$336 \$456	\$13,271 \$133,415 \$5,634 \$25,013 \$22,390 \$6,631 \$3,531 \$3,296 \$3,357 \$4,558	\$3,981 \$40,024 \$1,127 \$5,003 \$2,239 \$663 \$353 \$330 \$336 \$456	\$2,928 \$29,439 \$1,201 \$5,333 \$4,773 \$1,414 \$753 \$703 \$716 \$972	\$29,283 \$294,390 \$12,011 \$53,326 \$47,733 \$14,137 \$7,527 \$7,026 \$7,157 \$9,718	\$11,713 \$117,756 \$3,603 \$15,998 \$9,547 \$2,827 \$1,505 \$1,405 \$1,431 \$1,944	\$276,086 \$2,273,905 \$100,000 \$395,000 \$75,000 \$42,900 \$49,900 \$51,600 \$44,400 \$100,000	\$3,347 \$27,568 \$1,212 \$4,789 \$909 \$520 \$605 \$626 \$538 \$1,212	

*Amount represents maximum exemption with \$100,000 residential or \$1 million commercial cap.

**Qualifying improvement exceeds caps as provided for in Section 16.30.070.

HISTORIC PRESERVATION TAX EXEMPTION 2014

Property Name	Year	Address	Square Footage	Percentage of Ownership	Pre-Construction			Percentage of Investment	St. Petersburg (6.7700 mls)			Pinellas County 5.3537 mls (5.3377 mls + .0160 mls PPC)			Total			Actual	
					Existing Assessed Value	Construction Tax Basis	Allowable Construction Costs		*Proposed Annual Exemption	Total Exemption (10 Years)	Exemption Remaining	*Proposed Annual Exemption	Total Exemption (10 Years)	Exemption Remaining	*Proposed Annual Exemption	Total Exemption (10 Years)	Exemption Remaining	Annual Exemption	Monetary Exemption 2013
Snell Arcade, Suite 350	2005	401 Central Avenue			\$127,400	\$3,096	\$335,935	263.69%	\$1,167	\$11,674	\$1,167	\$1,031	\$10,313	\$1,031	\$2,199	\$21,987	\$4,397	\$100,000	\$1,212
Snell Arcade, Suite 400	2005	401 Central Avenue			\$91,000	\$2,226	\$156,432	171.90%	\$544	\$5,436	\$544	\$480	\$4,802	\$480	\$1,024	\$10,238	\$2,048	\$100,000	\$1,212
Snell Arcade, Suite 500	2005	401 Central Avenue			\$91,000	\$2,226	\$145,912	160.34%	\$507	\$5,070	\$507	\$448	\$4,479	\$448	\$955	\$9,550	\$1,910	\$100,000	\$1,212
Snell Arcade, Suite 600	2005	401 Central Avenue			\$91,200	\$2,231	\$170,320	186.75%	\$592	\$5,919	\$592	\$523	\$5,229	\$523	\$1,115	\$11,147	\$2,229	\$100,000	\$1,212
Snell Arcade, Suite 100	2005	401 Central Avenue			\$557,800	\$13,560	\$568,842	101.98%	\$1,977	\$19,767	\$1,977	\$1,746	\$17,463	\$1,746	\$3,723	\$37,231	\$7,446	\$167,200	\$2,027
605 13th Avenue NE	2005	605 13th Avenue NE			\$78,400	\$2,561	\$71,642	91.38%	\$249	\$2,490	\$249	\$220	\$2,199	\$220	\$469	\$4,689	\$938	\$78,200	\$948
456 18th Avenue NE	2005	456 18th Avenue NE			\$282,700	\$7,012	\$212,000	74.99%	\$737	\$7,367	\$737	\$614	\$6,140	\$614	\$1,351	\$13,507	\$2,701	\$100,000	\$1,212
705 16th Avenue NE	2005	705 16th Avenue NE			\$671,400	\$10,017	\$136,500	20.33%	\$474	\$4,743	\$474	\$419	\$4,191	\$419	\$893	\$8,934	\$1,787	\$100,000	\$1,212
Wellington Lake House	2004	619 65th Street S			\$205,700	\$4,413	\$114,120	55.48%	\$397	\$3,966	\$397	\$350	\$3,503	\$350	\$747	\$7,469	\$747	\$100,000	\$1,212
Nolen Grocery, Unit 1	2004	2300 1st Avenue N	440		\$8,088	\$342	\$50,225	620.98%	\$175	\$1,745	\$175	\$154	\$1,542	\$154	\$329	\$3,287	\$329	\$47,444	\$575
Nolen Grocery, Unit 2	2004	2302 1st Avenue N	1910		\$35,110	\$921	\$150,675	429.15%	\$524	\$5,236	\$524	\$463	\$4,626	\$463	\$986	\$9,862	\$986	\$100,000	\$1,212
Nolen Grocery, Unit 3	2004	2304 1st Avenue N	1350		\$24,816	\$696	\$100,450	404.78%	\$349	\$3,491	\$349	\$308	\$3,084	\$308	\$657	\$6,574	\$657	\$100,000	\$1,212
Nolen Grocery, Unit 4	2004	2306 1st Avenue N	1350		\$24,816	\$696	\$100,450	404.78%	\$349	\$3,491	\$349	\$308	\$3,084	\$308	\$657	\$6,574	\$657	\$100,000	\$1,212
Nolen Grocery, Unit 5	2004	2308 1st Avenue N	1750		\$32,169	\$752	\$130,950	407.07%	\$455	\$4,551	\$455	\$402	\$4,020	\$402	\$857	\$8,571	\$857	\$100,000	\$1,212
Thomas Whitted	2003	656 1st Street N			\$40,000	\$40,000	\$40,000		\$139	\$1,390	\$139	\$123	\$1,228	\$123	\$262	\$2,618	\$262	\$40,000	\$485
**Bradshaw House	2003	609 11th Avenue S			\$500,000	\$500,000	\$500,000		\$1,738	\$17,375	\$1,738	\$1,535	\$15,350	\$1,535	\$3,273	\$32,725	\$3,273	\$312,870	\$3,793
SCL Depot	2003	420 22nd St S			\$750,000	\$750,000	\$750,000		\$2,606	\$26,063	\$2,606	\$2,303	\$23,025	\$2,303	\$4,909	\$49,088	\$4,909	\$405,000	\$4,910
Kress Building	2002	475 Central Avenue			\$775,910	\$775,910	\$775,910		\$2,696	\$26,963	\$2,696	\$2,382	\$23,820	\$2,382	\$5,078	\$50,783	\$5,078	\$881,400	\$0
St. Petersburg Savings and Loan	2001	556 Central Avenue			\$160,000	\$160,000	\$160,000		\$556	\$5,560	\$556	\$491	\$4,912	\$491	\$1,047	\$10,472	\$1,047	\$110,500	\$0
Womans' Town Improvement Assoc.	2001	336 1st Avenue N 635 Bay St NE/			\$168,575	\$168,575	\$168,575		\$586	\$5,858	\$586	\$518	\$5,175	\$518	\$1,103	\$11,033	\$1,103	\$125,400	\$0
Boyce Guest House	1999	205 6th Ave NE			\$198,667	\$198,667	\$198,667		\$690	\$6,904	\$690	\$610	\$6,099	\$610	\$1,300	\$13,003	\$1,300	\$116,000	\$0
Harlan Hotel	1999	15 8th Street N			\$179,830	\$179,830	\$179,830		\$625	\$6,249	\$625	\$552	\$5,521	\$552	\$1,177	\$11,770	\$1,177	\$191,800	\$0
Green Richman Arcade	1998	689 Central Avenue			\$250,000	\$250,000	\$250,000		\$869	\$8,688	\$869	\$768	\$7,675	\$768	\$1,636	\$16,363	\$1,636	\$195,200	\$0
Willie Keys House	1998	900 8th Street S			\$19,562	\$19,562	\$19,562		\$68	\$680	\$68	\$60	\$601	\$60	\$128	\$1,280	\$128	\$57,200	\$0
Robert West House	1998	101 6th Avenue NE			\$287,996	\$287,996	\$287,996		\$1,001	\$10,008	\$1,001	\$884	\$8,841	\$884	\$1,885	\$18,849	\$1,885	\$174,100	\$0
TOTAL APPROVED					\$17,684,921				\$56,417	\$564,174	\$127,991	\$48,200	\$481,998	\$106,385	\$104,617	\$1,046,172	\$317,195	\$8,715,208	\$83,212
TOTAL IN-PROCESS AND APPROVED					\$18,933,997				\$60,646	\$606,455	\$170,272	\$51,543	\$515,434	\$139,821	\$112,189	\$1,121,889	\$392,913		

*Amount represents maximum exemption with \$100,000 residential or \$1 million commercial cap.

**Qualifying improvement exceeds caps as provided for in Section 16.30.070.

CITY OF ST. PETERSBURG
PART II: REVIEW OF COMPLETED WORK
CASE #1: CITY FILE AVT #11-90400007

Name of Property	Lantern Lane Apartments, 340 Beach Drive Northeast (also known as the Birchwood Inn)
Designation Type/Date	Local Historic Landmark (HPC #11-90300003 – December 2011)
Request	Approve Historic Property Tax Exemption “Part II: Request for Review of Completed Work.”
Recommendation	Administration Recommends APPROVAL of the Ad Valorem Tax Exemption for the Lantern Lane Apartments (also known as the Birchwood Inn) at 340 Beach Drive Northeast limiting the assessed value of a qualifying improvement to \$1,000,000.

General Eligibility Requirements

The subject property is an individually designated local historic landmark in St. Petersburg and is a “qualifying property” for the ad valorem tax exemption for historic properties. The applicant has met the starting and completion date requirements set forth in City Code Section 16.30.070.4. The applicant first applied for the ad valorem tax exemption in January 2012 and was approved by staff for construction in February 2012, prior to beginning improvements on the subject property. The improvements were completed in May 2013, approximately fifteen months after beginning the project.

City Code Section 16.30.070.4 requires a property owner to expend at least ten percent of the assessed property value on improvements. The applicant has met this requirement. In 2012 when improvements to the property began, the assessed property value for the Lantern Lane Apartments was \$825,300. The property owner has documented \$1,021,266 in qualified improvement costs for the rehabilitation of the building, which is 123 percent of the assessed value.

Fiscal Impact of Ad Valorem Tax Exemption

For the 2012 assessment, the Lantern Lane Apartments was valued at \$825,300 inclusive of land and improvements. The owner paid taxes of \$18,301. The owner will continue to pay this amount – and any inflationary increases – during the life of the exemption.

The tax exemption will only apply to the increase in ad valorem taxes resulting from the renovation and total no more than \$3,457 per year for ten years in deferred City taxes assuming the Pinellas County Property Appraiser assesses the qualified improvements at fifty percent of their full construction value, in this case \$1,021,266. The Pinellas County taxes that would be deferred if approved by the Board of County Commissioners would total \$2,734 per year. Total County and City taxes deferred by the exemption would not exceed \$6,191 per year for ten years. In any event, with the tax exemption capped at \$1,000,000 in assessed value, the annual exemption from City taxes cannot exceed \$6,770.

Compliance with Secretary of Interior’s Standards for Historic Preservation

According to City Code Section 16.30.070.4, the work for all projects requesting the ad valorem tax exemption for historic properties must comply with the City’s Certificate of Appropriateness requirements and design guidelines and the Secretary of the Interior’s Standards for Rehabilitation upon which they are based. The applicant has complied with these requirements for the exterior rehabilitation and the table below details the manner in which they complied. From the point of application, the interior remodel did not meet the Secretary of the Interior’s Standards. Staff approved the rehabilitation with the condition that only the costs associated with the structural work and the exterior rehabilitation of the historic building would be counted toward the ad valorem tax exemption. Therefore, the interior renovation is not included in the table below or in the photographs.

Eligible Improvements	“Before” and After” Photos (See Attached)	Meets Design Standards
Exterior Renovations		
New additions shall be compatible, stepped back from the historic building, and identifiable as new construction.	1-4	Yes
Foundation and structural repair of the historic building, where necessary. Repair damaged stucco.	1-4	Yes
Replace non-historic windows with windows matching the original 4/1 design. Replace non-historic doors with a period appropriate design.	1-4	Yes
Decorative pent roofs will be reinstalled on the building.	5-6	Yes
Repair wrought iron grilles and balustrades. Where the severity of deterioration requires replacement, the replacement will be in like kind.	5-6	Yes

The historic lanterns on the east elevation and the parapet wall and coping will be repaired and retained.	5-8	Yes
The lantern on the southeast corner of the rear wing of the "L" will be placed in the patio/courtyard area at the site of one of the original lantern locations.	9-10	Yes

Attachments: Photographs and Resolution.



Photo 1.
Lantern Lane
Apartments,
South and East
Elevations,
Prior to
Rehabilitation.



Photo 2.
Lantern Lane
Apartments,
South and East
Elevations,
After
Rehabilitation.



Photo 3.
Lantern Lane
Apartments,
South Elevation
Within Patio,
Prior to
Rehabilitation.

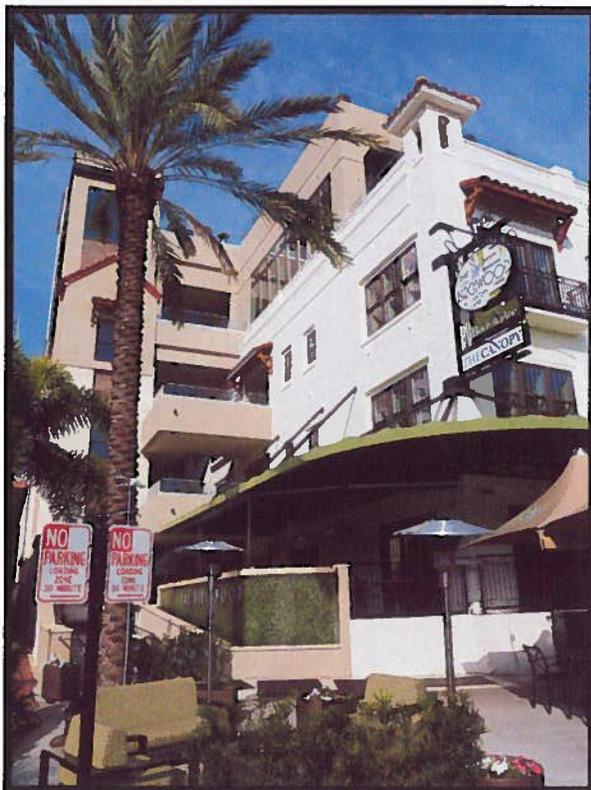


Photo 4. Lantern Lane Apartments, South
Elevation Within Patio, After
Rehabilitation.



Photo 5.
Lantern Lane
Apartments,
Detail of
wrought iron
balustrades and
grille, Prior to
Rehabilitation.

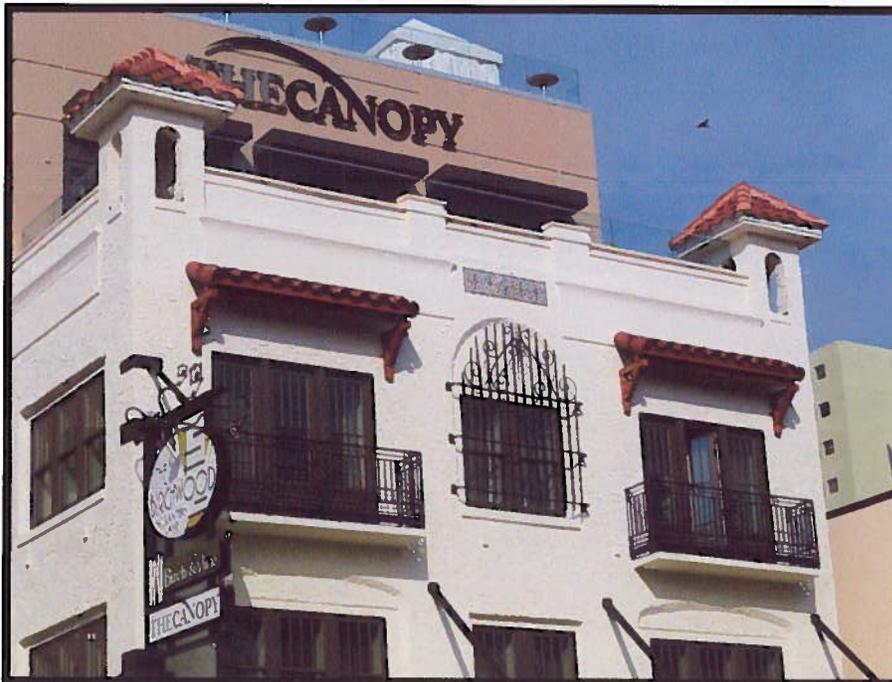


Photo 6.
Lantern Lane
Apartments,
Detail of
wrought iron
balustrades and
grilles with
reinstated pent
roofs, After
Rehabilitation.

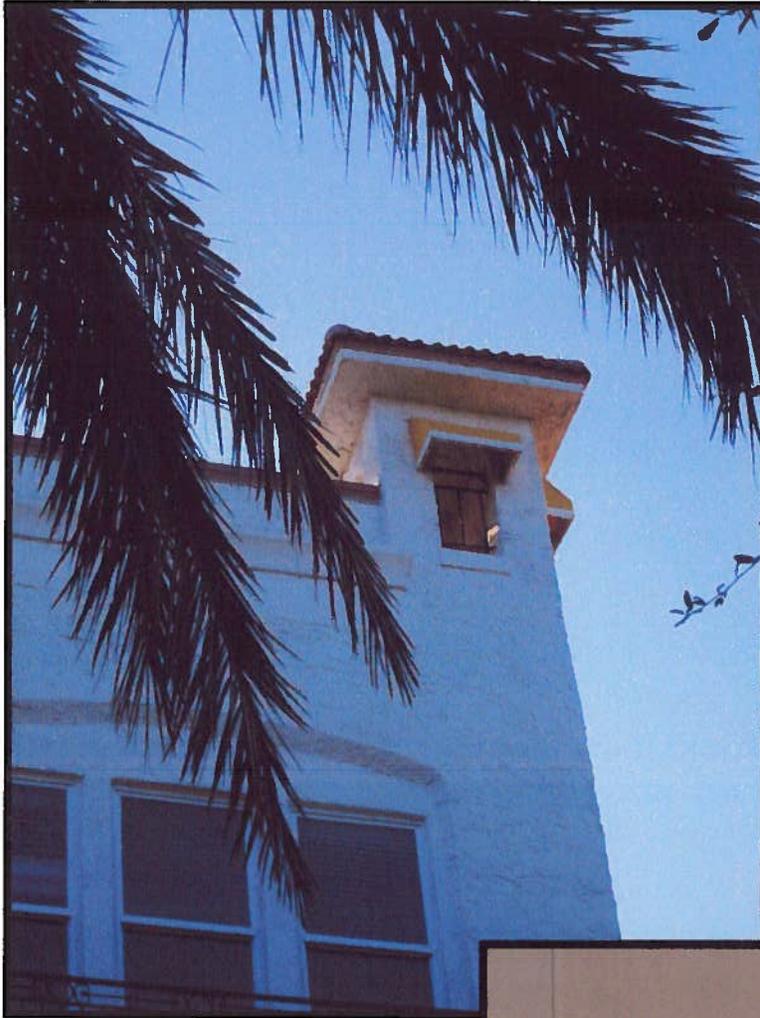


Photo 7. Lantern Lane Apartments, Detail of Lantern, Prior to Rehabilitation.



Photo 8. Lantern Lane Apartments, Detail of Lantern, After Rehabilitation.



Photo 9. Lantern Lane Apartments, East Elevation Within Patio, short wing of "L" and Lantern to be Removed, Prior to Rehabilitation.

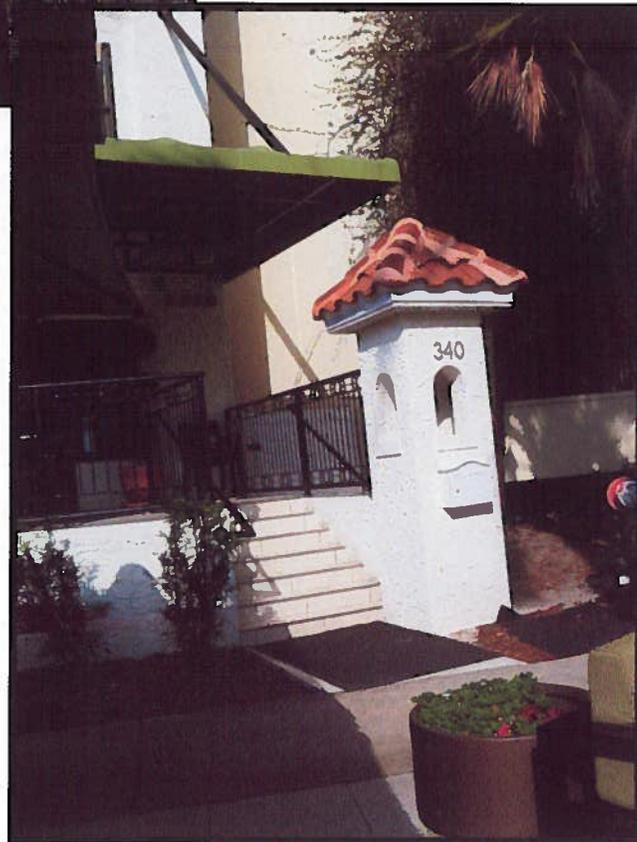


Photo 10. Lantern Lane Apartments, Lantern Placed at Location of Original Patio Lantern, After Rehabilitation.

RESOLUTION NO. _____

A RESOLUTION OF THE ST. PETERSBURG CITY COUNCIL APPROVING THE AD VALOREM TAX EXEMPTION FOR THE LANTERN LANE APARTMENTS (AKA BIRCHWOOD INN), LOCATED AT 340 BEACH DRIVE NORTHEAST, A LOCAL HISTORIC LANDMARK; RECOMMENDING THAT THE PINELLAS COUNTY BOARD OF COMMISSIONERS APPROVE AN EXEMPTION TO THE COUNTY AD VALOREM TAX; APPROVING EXECUTION OF A HISTORIC PRESERVATION PROPERTY TAX EXEMPTION COVENANT; AND PROVIDING AN EFFECTIVE DATE.

WHEREAS, in 1992, the voters of Florida approved a constitutional amendment allowing ad valorem tax exemptions for up to ten years on improvements to designated historic properties and the City of St. Petersburg adopted this amendment (Section 16.30.070.4 of the City Code) on July 21, 1994, giving its residents financial incentives to preserve the City's historical resources. This incentive was strengthened in January 1996, when Pinellas County adopted this ad valorem tax exemption amendment; and

WHEREAS, the Lantern Lane Apartments, a locally designated historic landmark, and described as below (herein, the "Property"), which according to public record is presently owned by Birchwood Inn Partners, LLLP:

Lot 2, Plan Showing Method of Subdividing the North Half of Block 13 in the Town of St. Petersburg, Florida, according to the plat thereof recorded in Plat Book 2, Page 62, in the public records of Hillsborough County, Florida, of which Pinellas County was formerly a part, being sometimes described in Instruments for Public Record as Rowland's Subdivision; and

WHEREAS, the City Council on December 1, 2011, approved the designation of the Lantern Lane Apartments as a local historic landmark (HPC #11-90300003); and

WHEREAS, Planning and Economic Development staff approved the Part I ad valorem tax exemption application (AVT 11-90400007) on February 7, 2012; and

City of St. Petersburg and Pinellas County
HISTORIC PRESERVATION PROPERTY TAX EXEMPTION COVENANT

This Covenant is made the ____ day of _____, 2014, by **BIRCHWOOD INN PARTNERS, LLLP**, a Florida limited liability limited partnership, whose principal address is 5524 West Cypress, Suite B, Tampa, Florida 33607 (hereinafter referred to as the "Owner"), and in favor of **CITY OF ST. PETERSBURG, FLORIDA** (hereinafter referred to as "City") and **PINELLAS COUNTY, FLORIDA** (hereinafter referred to as "County"), jointly and severally, for the purpose of the restoration, renovation or rehabilitation of a certain Property located at 340 Beach Drive Northeast, St. Petersburg, Florida (the Lantern Lane Apartments, aka the Birchwood Inn), which is owned in fee simple by the Owner. The Property is locally designated as a historic property under the terms of a local preservation ordinance. The areas of significance of this property, as identified in the local designation report for the property are: () architecture, () history, () archaeology.

The Property is comprised essentially of the improvements to the following described site (herein, the "Property"):

Lot 2, Plan Showing Method of Subdividing the North Half of Block 13 in the Town of St. Petersburg, Florida, according to the plat thereof recorded in Plat Book 2, Page 62, in the public records of Hillsborough County, Florida, of which Pinellas County was formerly a part, being sometimes described in Instruments for Public Record as Rowland's Subdivision

In consideration of the historic preservation property tax exemptions granted by the City and the County resulting from the restoration, renovation, or rehabilitation of the Property by the Owner, the Owner hereby agrees to the following for the period of the tax exemption, which is from January 1, 2014, to December 31, 2023:

1. The Owner agrees to assume the cost of the continued maintenance and repair of said Property so as to preserve the architectural, historical, or archaeological integrity

of the same in order to protect and enhance those qualities that made the Property eligible for designation under the provisions of the local preservation ordinance.

2. The Owner agrees that no visual or structural alterations will be made to the Property without prior written permission of the City of St. Petersburg Urban Planning and Historic Preservation Division (or successor agency thereto) (herein, the “Local Historic Preservation Office”), the address for which is:

**City of St. Petersburg
Urban Planning and Historic Preservation Division
Planning and Economic Development Department
Post Office Box 2842
St. Petersburg, Florida 33731
(727) 892-5451 Phone
(727) 892-5001 Fax**

3. [Only for properties of archaeological significance] The Owner agrees to ensure the protection of the site against willful damage or vandalism. Nothing in this Covenant shall prohibit the Owner from developing the site in such a manner that will not threaten or damage the archaeological resource, provided that permission for alteration of the site is obtained pursuant to 2. above.

4. The Owner agrees that appropriate representatives of the City and the County, their agents and designees, shall have the right to inspect the Property at all reasonable times in order to ascertain whether or not the conditions of this Covenant are being observed.

5. In the event of non-performance or violation of the maintenance and repair provisions of this Covenant by the Owner or by any successor-in-interest during the term of this Covenant, the Local Historic Preservation Office will report such violation to the Pinellas County Property Appraiser and Tax Collector who shall take action pursuant to s. 196.1997 (7), F.S. The Owner shall be required to pay the difference between the total amount of taxes which would have been due in March in each of the previous years in

which the Covenant was in effect had the property not received the exemption and the total amount of taxes actually paid in those years, plus interest on the difference calculated as provided in s. 212.12 (3), F.S.

6. If the Property is damaged by accidental or natural causes during the Covenant period, the Owner will inform both the Local Historic Preservation Office and the County in writing of the damage to the Property. Such notification shall include (1) an assessment of the nature and extent of the damage; and (2) an estimate of the cost of restoration or reconstruction work necessary to return the Property to the condition existing at the time of completion of the restoration, renovation, or rehabilitation project for which the Property became eligible for the tax exemption. In order to maintain the tax exemption, the Owner shall complete the restoration or reconstruction work necessary to return the Property to the condition existing at the time of project completion on a time schedule agreed upon by the Owner and the City. Such restoration and reconstruction work shall also be reported to the County.

7. If the Property is destroyed or severely damaged by accidental or natural causes during the Covenant period, such that the historical integrity of the features, materials, appearance, workmanship, and environment, or archaeological integrity which made the Property eligible for designation under the terms of the local preservation ordinance have been lost or so damaged that restoration is not feasible, the Owner will inform both the Local Historic Preservation Office and the County in writing of the loss or damage to the Property. Such notification shall include (1) an assessment of the nature and extent of the loss or damage; and (2) an estimate of the cost of restoration or reconstruction work necessary to return the Property to the condition existing at the time of completion of the restoration, renovation, or rehabilitation project for which the Property became eligible for the tax exemption. The Local Historic Preservation Office will evaluate the information provided, make a determination regarding removal of the Property from eligibility for tax exemption, and notify the Owner in writing of its determination regarding removal of the Property. If the Local Historic Preservation Office determines that the Property should be removed from eligibility for tax exemption,

the Local Historic Preservation Office will notify the Pinellas County Property Appraiser in writing so that the tax exemption may be cancelled for the remainder of the Covenant period. In such cases, no penalty or interest shall be assessed against the Owner.

8. If it appears that the historical integrity of the features, materials, appearance, workmanship, and environment, or archaeological integrity which made the Property eligible for designation under the terms of the local preservation ordinance have been lost or damaged deliberately or through gross negligence of the Owner, the Local Historic Preservation Office shall notify the Owner in writing. For the purpose of this Covenant, "gross negligence" means the omission of care which even inattentive and thoughtless persons never fail to take of their own property. The Owner shall have 30 days to respond indicating any circumstances which show that the damage was not deliberate or due to gross negligence. If the Owner cannot show such circumstances, the Owner shall develop a plan for restoration of the Property and a schedule for completion of the restoration. In order to maintain the tax exemption, the Owner shall complete the restoration work necessary to return the Property to the condition existing at the time of project completion on a time schedule agreed upon by the Owner and the Local Historic Preservation Office. If the Owner does not complete the restoration work on the agreed upon time schedule, the Local Historic Preservation Office will report such violation to the County, the Pinellas County Property Appraiser, and the Pinellas County Tax Collector, who shall take action pursuant to s. 196.1997(7), F.S. The Owner shall be required to pay the differences between the total amount of taxes which would have been due in March in each of the previous years in which the Covenant was in effect had the property not received the exemption and the total amount of taxes actually paid in those years, plus interest on the difference calculated as provided in s. 212.12 (3), F.S.

9. The terms of this Covenant shall be binding on the current Property Owner, transferees, and their heirs, successors, or assigns. This Covenant shall be enforceable in specific performance by a court of competent jurisdiction.

WITNESSES

OWNER

**BIRCHWOOD INN PARTNERS,
LLP**

By:

Witness Signature

Owner Signature

Printed or typed name of Witness

Printed or typed name of Owner

Date

Title

Witness Signature

Date

Printed or typed name of witness

Date

STATE OF FLORIDA
COUNTY OF PINELLAS

The foregoing instrument was acknowledged before me this ____ day of _____, 2014, by _____, in his/her capacity as _____ of **BIRCHWOOD INN PARTNERS, LLLP**, owner of 340 Beach Drive Northeast (Lantern Lane Apartments aka the Birchwood Inn), who is personally known to me, or has provided _____ as identification.

(Notary Stamp)

(Notary Signature)
Commission expires:

WITNESSES

CITY OF ST. PETERSBURG,
FLORIDA

Witness Signature

Printed or Typed Name of Witness

Witness Signature

Printed or Typed Name of Witness

By: _____
Gary Cornwell, City Administrator

ATTEST:

By: _____
Eva Andujar, City Clerk

(Affix Seal)

STATE OF FLORIDA)
COUNTY OF PINELLAS)

The foregoing instrument was acknowledged before me this ____ day of _____, A.D. 2014, by Gary Cornwell and Eva Andujar, as City Administrator and City Clerk, respectively, of the City of St. Petersburg, Florida, a Municipal Corporation, existing under the laws of the State of Florida, on behalf of the corporation. They are personally known to me and appeared before me at the time of notarization.

(Notary Stamp)

(Notary Signature)
Commission Expires:

APPROVED AS TO CONTENT:

APPROVED AS TO FORM:

City Attorney (Designee)
By: _____

City Attorney (Designee)
By: _____

ATTEST:
KENNETH BURKE, CLERK

PINELLAS COUNTY, FLORIDA,
by and through its Board of County
Commissioners,

By: _____
Deputy Clerk

By: _____
Chairman

APPROVED AS TO FORM:

Office of the County Attorney

CITY OF ST. PETERSBURG
PART II: REVIEW OF COMPLETED WORK
CASE #2: CITY FILE AVT #12-90400001

Name of Property	2741 2 nd Avenue North (Contributing Building to a Historic District)
Designation Type/Date	National Register of Historic Places (August 4, 2003)
Request	Approve Historic Property Tax Exemption "Part II: Request for Review of Completed Work."
Recommendation	Administration Recommends APPROVAL of the Ad Valorem Tax Exemption for 2741 2 nd Avenue North limiting the assessed value of a qualifying improvement to \$100,000.

General Eligibility Requirements

The subject property is a contributing building within the Kenwood National Register Historic District in St. Petersburg and is a "qualifying property" for the ad valorem tax exemption for historic properties. The applicant has met the starting and completion date requirements set forth in City Code Section 16.30.070.4. The applicant first applied for the ad valorem tax exemption in May 2012 and was approved by staff for construction in June 2012, prior to beginning improvements on the subject property. The improvements were completed in December 2013, approximately nineteen months after beginning the project.

City Code Section 16.30.070.4 requires a property owner to expend at least ten percent of the assessed property value on improvements. The applicant has met this requirement. In 2012 when improvements to the property began, the assessed property value for the residence at 2741 2nd Avenue North was \$76,235. The property owner has documented \$196,574 in qualified improvement costs for the rehabilitation of the building, which is 257 percent of the assessed value.

Fiscal Impact of Ad Valorem Tax Exemption

For the 2012 assessment, the residence at 2741 2nd Avenue North was valued at \$76,235 inclusive of land and improvements. The owner paid taxes of \$1,690. The owner will continue to pay this amount – and any inflationary increases – during the life of the exemption.

The tax exemption will only apply to the increase in ad valorem taxes resulting from the renovation and total no more than \$665 per year for ten years in deferred City taxes assuming the Pinellas County Property Appraiser assesses the qualified improvements at fifty percent of their full construction value, in this case \$196,574. The Pinellas County taxes that would be deferred if approved by the Board of County Commissioners would total \$526 per year. Total County and City taxes deferred by the exemption would not exceed \$1,192 per year for ten years. In any event, with the tax exemption capped at \$100,000 in assessed value, the annual exemption from City taxes cannot exceed \$677.

Compliance with Secretary of Interior’s Standards for Historic Preservation

According to City Code Section 16.30.070.4, the work for all projects requesting the ad valorem tax exemption for historic properties must comply with the City’s Certificate of Appropriateness requirements and design guidelines and the Secretary of the Interior’s Standards for Rehabilitation upon which they are based. The applicant has complied with these requirements and the table below details the manner in which they complied.

Eligible Improvements	“Before” and After” Photos (See Attached)	Meets Design Standards
Exterior Renovations		
Repair and retain exterior siding and trim. Repair and retain exterior decorative details including ornamental canoe brackets, flared ridge boards, flared walls, the pergola, and exposed rafters.	1-4, 7-8	Yes
Retain and repair decorative patterned floor tile in porch. Replace damaged tiles in like kind.	5-6	
Repair and retain historic windows and doors, where possible. If missing or too damaged, replace in like kind.	1-4, 7-8	Yes
Foundation repair.	9-10	
Rear Addition shall be compatible, stepped back from historic construction, and clearly identifiable as new construction.	11-12	Yes
Repair and replace roofs.	1-4, 7-8	Yes

Rehabilitate the garage.	13-14	Yes
Interior Renovations		
Interior walls were stripped to studs during previous owner's construction efforts. Reinstall period appropriate wall, ceiling, and floor finishes and fixtures.	15-21	Yes
Repair and retain historic interior trim, doors, and decorative details including built-in cabinets and piers, the brick fireplace, and the coffered beamed ceiling.	15-19	Yes
Repair and retain original wood floors, where possible. Replace with new hardwood flooring where not salvageable.	20-21	Yes
Installation of new electrical, mechanical, HVAC, and plumbing systems.		Yes

Attachments: Photographs and Resolution.



Photo 1. 2741
2nd Avenue
North,
Southwest
Elevation, Prior
to
Rehabilitation.

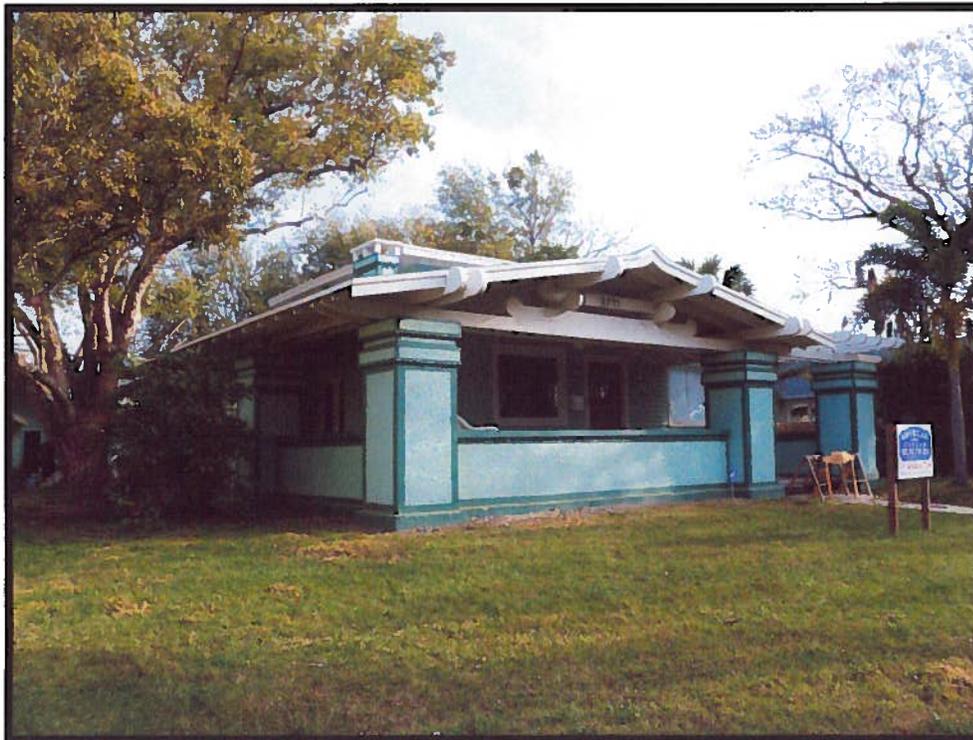


Photo 2. 2741
2nd Avenue
North,
Southwest
Elevation,
After
Rehabilitation.



Photo 3. 2741
2nd Avenue
North, Front
Porch, Prior to
Rehabilitation.



Photo 4.
2741 2nd
Avenue
North, Front
Porch, After
Rehabilitatio
n.



Photo 5. 2741 2nd Avenue North,
Porch Floor Tile, Prior to
Rehabilitation.

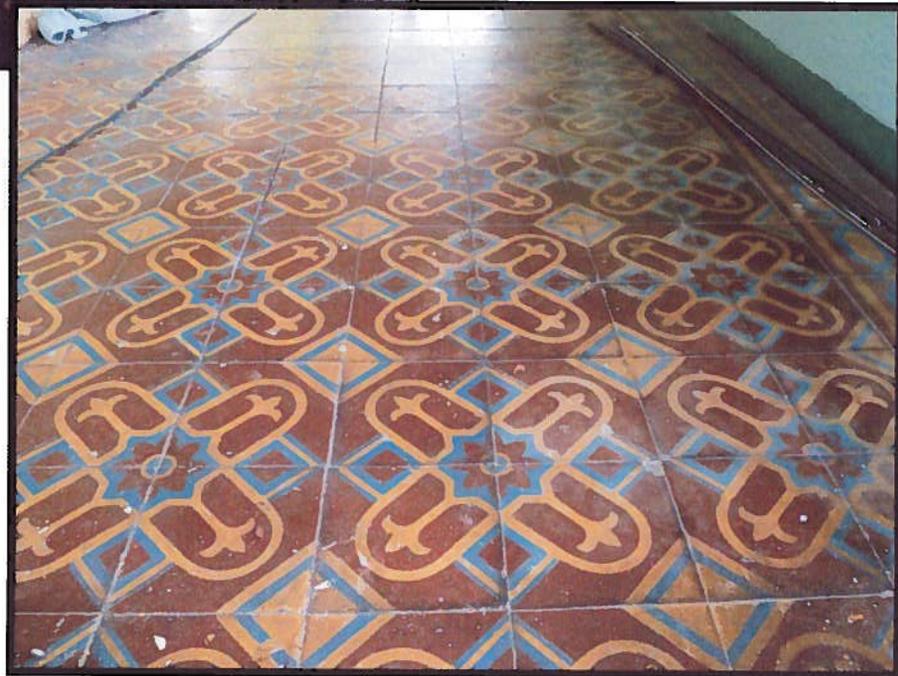


Photo 6. 2741
2nd Avenue
North, Porch
Floor Tile,
After
Rehabilitation.



Photo 7. 2741 2nd
Avenue North, East
Elevation, Prior to
Rehabilitation.

Photo 8.
2741 2nd
Avenue
North,
East
Elevation,
After
Rehabilitation.

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RESOLUTION NO. _____

A RESOLUTION OF THE ST. PETERSBURG CITY COUNCIL APPROVING THE AD VALOREM TAX EXEMPTION FOR 2741 2ND AVENUE (HEREIN, THE "PROPERTY"), A CONTRIBUTING PROPERTY WITHIN THE KENWOOD NATIONAL REGISTER HISTORIC DISTRICT; RECOMMENDING THAT THE PINELLAS COUNTY BOARD OF COUNTY COMMISSIONERS APPROVE AN EXEMPTION FROM THE COUNTY AD VALOREM TAX; APPROVING EXECUTION OF A HISTORIC PRESERVATION PROPERTY TAX EXEMPTION COVENANT; AND PROVIDING AN EFFECTIVE DATE.

WHEREAS, in 1992, the voters of Florida approved a constitutional amendment allowing ad valorem tax exemptions for up to ten years on improvements to designated historic properties and the City of St. Petersburg adopted this amendment (Section 16.30.070.4 of the City Code) on July 21, 1994, giving its residents financial incentives to preserve the City's historical resources. This incentive was strengthened in January 1996, when Pinellas County adopted this ad valorem tax exemption amendment; and

WHEREAS, 2741 2nd Avenue North, has been identified as a contributing property within the Kenwood Historic District in the City of St. Petersburg, and described as below (herein, the "Property"), which according to public record is presently owned by Brett B. Pettigrew and Meaghan M. Keeler-Pettigrew:

Lot 12, and the East 45 feet of Villa site "H", Block 15, HALL'S CENTRAL AVENUE SUBDIVISION 1, a subdivision according to the plat thereof, as recorded in Plat Book 3, Page 39, of the public records of Pinellas County, Florida.; and

WHEREAS, the United States Secretary of the Interior listed the Kenwood Historic District in the National Register of Historic Places on August 4, 2003 and the subject property has been determined to be a contributing property therein; and

WHEREAS, contributing properties within historic districts listed in the National Register of Historic Places are defined as qualifying properties by City Code Section 16.30.070.4 and deemed eligible to receive the ad valorem tax exemption for historic properties; and

City of St. Petersburg and Pinellas County
HISTORIC PRESERVATION PROPERTY TAX EXEMPTION COVENANT

This Covenant is made the ____ day of _____, 2014, by **BRETT B. PETTIGREW AND MEAGHAN M. KEELER-PETTIGREW**, (hereinafter referred to as the “Owners”), and in favor of **CITY OF ST. PETERSBURG, FLORIDA** (hereinafter referred to as “City”) and **PINELLAS COUNTY, FLORIDA** (hereinafter referred to as “County”), jointly and severally, for the purpose of the restoration, renovation or rehabilitation of a certain Property located at 2741 2nd Avenue North, St. Petersburg, Florida, which is owned in fee simple by the Owners. The Property is a contributing property to a National Register listed district. The area(s) of significance of this property, as identified in the National Register nomination or local designation report for the property or the district in which it is located is/are: (**x**) architecture, (**x**) history, () archaeology.

The Property is comprised essentially of the improvements to the following described site (herein, the “Property”):

Lot 12, and the East 45 feet of Villa site “H”, Block 15,
HALL’S CENTRAL AVENUE SUBDIVISION 1, a
subdivision according to the plat thereof, as recorded in
Plat Book 3, Page 39, of the public records of Pinellas
County, Florida

In consideration of the historic preservation property tax exemptions granted by the City and the County resulting from the restoration, renovation, or rehabilitation of the Property by the Owners, the Owners hereby agree to the following for the period of the tax exemption, which is from January 1, 2014, to December 31, 2023:

1. The Owners agree to assume the cost of the continued maintenance and repair of said Property so as to preserve the architectural, historical, or archaeological integrity of the same in order to protect and enhance those qualities that made the Property eligible for designation under the provisions of the local preservation ordinance.

2. The Owners agree that no visual or structural alterations will be made to the Property without prior written permission of the City of St. Petersburg Urban Planning and Historic Preservation Division (or successor agency thereto) (herein, the “Local Historic Preservation Office”), the address for which is:

**City of St. Petersburg
Urban Planning and Historic Preservation Division
Planning and Economic Development Department
Post Office Box 2842
St. Petersburg, Florida 33731
(727) 892-5451 Phone
(727) 892-5001 Fax**

3. [Only for properties of archaeological significance] The Owners agree to ensure the protection of the site against willful damage or vandalism. Nothing in this Covenant shall prohibit the Owner from developing the site in such a manner that will not threaten or damage the archaeological resource, provided that permission for alteration of the site is obtained pursuant to 2. above.

4. The Owners agree that appropriate representatives of the City and the County, their agents and designees, shall have the right to inspect the Property at all reasonable times in order to ascertain whether or not the conditions of this Covenant are being observed.

5. In the event of non-performance or violation of the maintenance and repair provisions of this Covenant by the Owners or by any successor-in-interest during the term of this Covenant, the Local Historic Preservation Office will report such violation to the Pinellas County Property Appraiser and Tax Collector who shall take action pursuant to s. 196.1997 (7), F.S. The Owners shall be required to pay the difference between the total amount of taxes which would have been due in March in each of the previous years in which the Covenant was in effect had the property not received the exemption and the total amount of taxes actually paid in those years, plus interest on the difference calculated as provided in s. 212.12 (3), F.S.

6. If the Property is damaged by accidental or natural causes during the Covenant period, the Owners will inform both the Local Historic Preservation Office and the County in writing of the damage to the Property. Such notification shall include (1) an assessment of the nature and extent of the damage; and (2) an estimate of the cost of restoration or reconstruction work necessary to return the Property to the condition existing at the time of completion of the restoration, renovation, or rehabilitation project for which the Property became eligible for the tax exemption. In order to maintain the tax exemption, the Owners shall complete the restoration or reconstruction work necessary to return the Property to the condition existing at the time of project completion on a time schedule agreed upon by the Owners and the City. Such restoration and reconstruction work shall also be reported to the County.

7. If the Property is destroyed or severely damaged by accidental or natural causes during the Covenant period, such that the historical integrity of the features, materials, appearance, workmanship, and environment, or archaeological integrity which made the Property eligible for designation under the terms of the local preservation ordinance have been lost or so damaged that restoration is not feasible, the Owners will inform both the Local Historic Preservation Office and the County in writing of the loss or damage to the Property. Such notification shall include (1) an assessment of the nature and extent of the loss or damage; and (2) an estimate of the cost of restoration or reconstruction work necessary to return the Property to the condition existing at the time of completion of the restoration, renovation, or rehabilitation project for which the Property became eligible for the tax exemption. The Local Historic Preservation Office will evaluate the information provided, make a determination regarding removal of the Property from eligibility for tax exemption, and notify the Owners in writing of its determination regarding removal of the Property. If the Local Historic Preservation Office determines that the Property should be removed from eligibility for tax exemption, the Local Historic Preservation Office will notify the Pinellas County Property Appraiser in writing so that the tax exemption may be cancelled for the remainder of the Covenant period. In such cases, no penalty or interest shall be assessed against the Owners.

8. If it appears that the historical integrity of the features, materials, appearance, workmanship, and environment, or archaeological integrity which made the Property eligible for designation under the terms of the local preservation ordinance have been lost or damaged deliberately or through gross negligence of the Owners, the Local Historic Preservation Office shall notify the Owners in writing. For the purpose of this Covenant, “gross negligence” means the omission of care which even inattentive and thoughtless persons never fail to take of their own property. The Owners shall have 30 days to respond indicating any circumstances which show that the damage was not deliberate or due to gross negligence. If the Owners cannot show such circumstances, the Owners shall develop a plan for restoration of the Property and a schedule for completion of the restoration. In order to maintain the tax exemption, the Owners shall complete the restoration work necessary to return the Property to the condition existing at the time of project completion on a time schedule agreed upon by the Owners and the Local Historic Preservation Office. If the Owners do not complete the restoration work on the agreed upon time schedule, the Local Historic Preservation Office will report such violation to the County, the Pinellas County Property Appraiser, and the Pinellas County Tax Collector, who shall take action pursuant to s. 196.1997(7), F.S. The Owners shall be required to pay the differences between the total amount of taxes which would have been due in March in each of the previous years in which the Covenant was in effect had the property not received the exemption and the total amount of taxes actually paid in those years, plus interest on the difference calculated as provided in s. 212.12 (3), F.S.

9. The terms of this Covenant shall be binding on the current Property Owners, transferees, and their heirs, successors, or assigns. This Covenant shall be enforceable in specific performance by a court of competent jurisdiction.

WITNESSES

Witness Signature

Printed or typed name of Witness

Date

Witness Signature

Printed or typed name of witness

Date

OWNERS

BRETT B. PETTIGREW

By:

Owner Signature

Printed or typed name of Owner

Date

**MEAGHAN M. KEELER-
PETTIGREW**

By:

Witness Signature

Owner Signature

Printed or typed name of Witness

Printed or typed name of Owner

Date

Date

Witness Signature

Printed or typed name of witness

Date

STATE OF FLORIDA
COUNTY OF PINELLAS

The foregoing instrument was acknowledged before me this ____ day of _____, 2014, by **BRETT B. PETTIGREW AND MEAGHAN M. KEELER-PETTIGREW**, in their capacity as Owners of 2741 2nd Avenue North, who are personally known to me, or have provided _____ as identification.

(Notary Stamp)

(Notary Signature)

Commission expires:

WITNESSES

CITY OF ST. PETERSBURG,
FLORIDA

Witness Signature

Printed or Typed Name of Witness

Witness Signature

Printed or Typed Name of Witness

By: _____
Gary Cornwell, City Administrator

ATTEST:

By: _____
Eva Andujar, City Clerk

(Affix Seal)

STATE OF FLORIDA)
COUNTY OF PINELLAS)

The foregoing instrument was acknowledged before me this ____ day of _____, A.D. 2014, by Gary Cornwell and Eva Andujar, as City Administrator and City Clerk, respectively, of the City of St. Petersburg, Florida, a Municipal Corporation, existing under the laws of the State of Florida, on behalf of the corporation. They are personally known to me and appeared before me at the time of notarization.

(Notary Stamp)

(Notary Signature)
Commission Expires:

APPROVED AS TO CONTENT:

APPROVED AS TO FORM:

City Attorney (Designee)
By: _____

City Attorney (Designee)
By: _____

ATTEST:
KENNETH BURKE, CLERK

PINELLAS COUNTY, FLORIDA,
by and through its Board of County
Commissioners,

By: _____
Deputy Clerk

By: _____
Chairman

APPROVED AS TO FORM:

Office of the County Attorney

CITY OF ST. PETERSBURG
PART II: REVIEW OF COMPLETED WORK
CASE #3: CITY FILE AVT #10-90400002

Name of Property	Robert Lavery House, 236 17 th Avenue Southeast
Designation Type/Date	Local Historic Landmark (HPC #97-01 – June 1997)
Request	Approve Historic Property Tax Exemption “Part II: Request for Review of Completed Work.”
Recommendation	Administration Recommends APPROVAL of the Ad Valorem Tax Exemption for the Robert Lavery House at 236 17 th Avenue Southeast limiting the assessed value of a qualifying improvement to \$100,000.

General Eligibility Requirements

The subject property is an individually designated local historic landmark in St. Petersburg and is a “qualifying property” for the ad valorem tax exemption for historic properties. The applicant has met the starting and completion date requirements set forth in City Code Section 16.30.070.4. The applicant first applied for the ad valorem tax exemption in November 2010 and was approved by staff for construction in February 2011, prior to beginning improvements on the subject property. City Code Section 16.30.070.4 requires that the work be completed within two years of staff approval, but does allow for a one-time six-month extension to be approved by staff. The applicant requested and was approved for the six-month extension. The improvements were completed in August 2013, approximately thirty months after beginning the project.

City Code Section 16.30.070.4 requires a property owner to expend at least ten percent of the assessed property value on improvements. The applicant has met this requirement. In 2011 when improvements to the property began, the assessed property value for the Robert Lavery House was \$217,924. The property owner has documented \$31,236 in qualified improvement costs for the rehabilitation of the building, which is 14 percent of the assessed value.

Fiscal Impact of Ad Valorem Tax Exemption

For the 2011 assessment, the Lavery House was valued at \$217,924 inclusive of land and improvements. After application of the homestead exemption, the owner paid taxes of \$3,746. The owner will continue to pay this amount – and any inflationary increases – during the life of the exemption.

The tax exemption will only apply to the increase in ad valorem taxes resulting from the renovation and total no more than \$106 per year for ten years in deferred City taxes assuming the Pinellas County Property Appraiser assesses the qualified improvements at fifty percent of their full construction value, in this case \$31,236. The Pinellas County taxes that would be deferred if approved by the Board of County Commissioners would total \$84 per year. Total County and City taxes deferred by the exemption would not exceed \$189 per year for ten years. In any event, with the tax exemption capped at \$100,000 in assessed value, the annual exemption from City taxes cannot exceed \$677.

Compliance with Secretary of Interior’s Standards for Historic Preservation

According to City Code Section 16.30.070.4, the work for all projects requesting the ad valorem tax exemption for historic properties must comply with the City’s Certificate of Appropriateness requirements and design guidelines and the Secretary of the Interior’s Standards for Rehabilitation upon which they are based. The applicant has complied with these requirements and the table below details the manner in which they complied.

Eligible Improvements	“Before” and After” Photos (See Attached)	Meets Design Standards
Exterior Renovations		
Repair damaged wood and windows.	1-4	Yes
Replace damaged rear porch	5-6	Yes
Interior Renovations		
Repair and refinish guest and master bathrooms.	7-12	Yes
Update plumbing.	7-12	Yes
Replace HVAC.		Yes

Attachments: Photographs and Resolution.



Photo 1. Robert Lavery House, North Elevation.

Photo 2. Lavery House, Damaged window with missing screen, Prior to Rehabilitation.



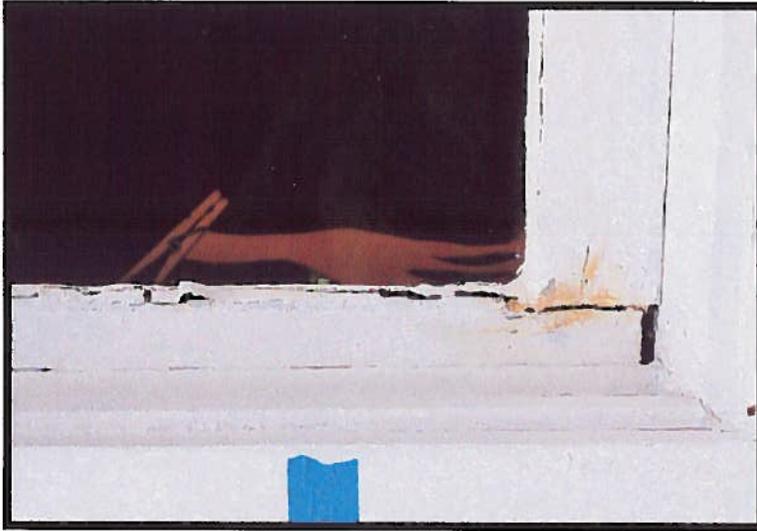


Photo 3. Lavery House,
Damaged window, Prior to
Rehabilitation.



Photo 4. Lavery House, Rehabilitated
window.



Photo 5. Lavery House, Rear Entrance, Prior to Rehabilitation.



Photo 6.
Lavery House, Rear Porch, After Rehabilitation



Photo 7 and 8. Lavery House, Guest Bath,
Prior to Rehabilitation.



Photo 9. Lavery House, Guest Bath, After
Rehabilitation.



Photo 10. Lavery House, Master Bath, Prior to Rehabilitation

Photo 11. Lavery House, Master Bath, After Rehabilitation.

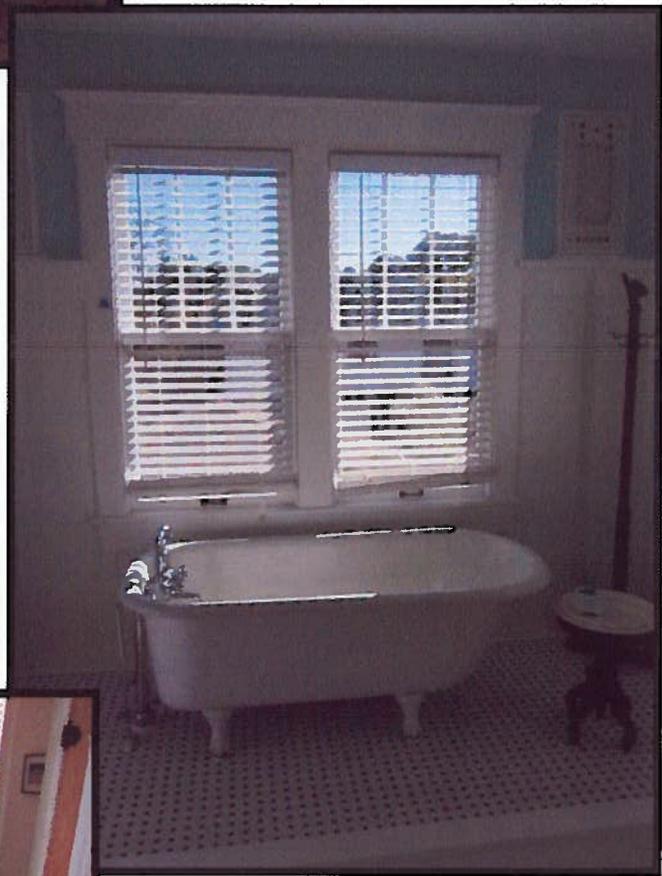


Photo 12. Lavery House, Master Bath, After Rehabilitation.

RESOLUTION NO. _____

A RESOLUTION OF THE ST. PETERSBURG CITY COUNCIL APPROVING THE AD VALOREM TAX EXEMPTION FOR THE ROBERT LAVERY HOUSE, LOCATED AT 236 17TH AVENUE SOUTHEAST, A LOCAL HISTORIC LANDMARK; RECOMMENDING THAT THE PINELLAS COUNTY BOARD OF COMMISSIONERS APPROVE AN EXEMPTION TO THE COUNTY AD VALOREM TAX; APPROVING EXECUTION OF A HISTORIC PRESERVATION PROPERTY TAX EXEMPTION COVENANT; AND PROVIDING AN EFFECTIVE DATE.

WHEREAS, in 1992, the voters of Florida approved a constitutional amendment allowing ad valorem tax exemptions for up to ten years on improvements to designated historic properties and the City of St. Petersburg adopted this amendment (Section 16.30.070.4 of the City Code) on July 21, 1994, giving its residents financial incentives to preserve the City's historical resources. This incentive was strengthened in January 1996, when Pinellas County adopted this ad valorem tax exemption amendment; and

WHEREAS, the Robert Lavery House, a locally designated historic landmark, and described as below (herein, the "Property"), which according to public record is presently owned by Paul Wilborn and Eugenie Bondurant:

The East 10 feet of Lot A and all of Lot B, Block 41, of W.J. OVERMAN'S REARRANGEMENT OF J.P. TITCOMBS PLAN OF BAYBORO, according to the plat thereof recorded at Plat Book 1, Page 19, in the public records of Pinellas County, Florida; and

WHEREAS, the City Council on June 5, 1997, approved the designation of the Robert Lavery House as a local historic landmark (HPC #97-01); and

WHEREAS, Planning and Economic Development staff approved the Part I ad valorem tax exemption application (AVT 10-90400002) on February 17, 2011; and

WHEREAS, the attached staff report and historic preservation covenant demonstrate that the renovation work on the Property meets all the criteria for issuing the exemption as described both in Section

16.30.070.4 of the City Code and Section 196.1997 of the Florida Statutes;
and

WHEREAS, the Property does not meet the conditions set forth in City Code Section 16.30.070.4(C) and is not exempt from requirements limiting eligible qualifying improvements on single-family residential properties to \$100,000 or less; and

WHEREAS, the tax exemption shall be for a period of ten years which is from January 1, 2014, to December 31, 2023.

NOW THEREFORE, BE IT RESOLVED, that the City Council of the City of St. Petersburg, Florida approves the ad valorem tax exemption for the Robert Lavery House, a locally designated historic landmark, as consistent with local and state law subject to receipt of a certified copy of the recorded covenant within 120 days of City Council approval or said approval shall be void; approves execution of the historic preservation tax exemption covenant on behalf of the City; and recommends that the Pinellas County Board of County Commissioners approve the exemption to the County ad valorem taxes as well.

This resolution shall become effective immediately upon its adoption.

APPROVED AS TO FORM AND SUBSTANCE:

 2-24-14

PLANNING AND ECONOMIC DEVELOPMENT DEPARTMENT

DATE

 2/26/14

CITY ATTORNEY (DESIGNEE)

DATE

City of St. Petersburg and Pinellas County
HISTORIC PRESERVATION PROPERTY TAX EXEMPTION COVENANT

This Covenant is made the ____ day of _____, 2014, by **PAUL WILBORN AND EUGENIE BONDURANT**, (hereinafter referred to as the “Owners”), and in favor of **CITY OF ST. PETERSBURG, FLORIDA** (hereinafter referred to as “City”) and **PINELLAS COUNTY, FLORIDA** (hereinafter referred to as “County”), jointly and severally, for the purpose of the restoration, renovation or rehabilitation of a certain Property located at 236 17th Avenue Southeast, St. Petersburg, Florida (the Robert Lavery House), which is owned in fee simple by the Owners. The Property is locally designated as a historic property under the terms of a local preservation ordinance. The areas of significance of this property, as identified in the local designation report for the property are: (x) architecture, (x) history, () archaeology.

The Property is comprised essentially of the improvements to the following described site (herein, the “Property”):

The East 10 feet of Lot A and all of Lot B, Block 41, of
W.J. OVERMAN’S REARRANGEMENT OF J.P.
TITCOMBS PLAN OF BAYBORO, according to the plat
thereof recorded at Plat Book 1, Page 19, in the public
records of Pinellas County, Florida

In consideration of the historic preservation property tax exemptions granted by the City and the County resulting from the restoration, renovation, or rehabilitation of the Property by the Owners, the Owners hereby agree to the following for the period of the tax exemption, which is from January 1, 2014, to December 31, 2023:

1. The Owners agree to assume the cost of the continued maintenance and repair of said Property so as to preserve the architectural, historical, or archaeological integrity of the same in order to protect and enhance those qualities that made the Property eligible for designation under the provisions of the local preservation ordinance.

2. The Owners agree that no visual or structural alterations will be made to the Property without prior written permission of the City of St. Petersburg Urban Planning and Historic Preservation Division (or successor agency thereto) (herein, the “Local Historic Preservation Office”), the address for which is:

**City of St. Petersburg
Urban Planning and Historic Preservation Division
Planning and Economic Development Department
Post Office Box 2842
St. Petersburg, Florida 33731
(727) 892-5451 Phone
(727) 892-5001 Fax**

3. [Only for properties of archaeological significance] The Owners agree to ensure the protection of the site against willful damage or vandalism. Nothing in this Covenant shall prohibit the Owner from developing the site in such a manner that will not threaten or damage the archaeological resource, provided that permission for alteration of the site is obtained pursuant to 2. above.

4. The Owners agree that appropriate representatives of the City and the County, their agents and designees, shall have the right to inspect the Property at all reasonable times in order to ascertain whether or not the conditions of this Covenant are being observed.

5. In the event of non-performance or violation of the maintenance and repair provisions of this Covenant by the Owners or by any successor-in-interest during the term of this Covenant, the Local Historic Preservation Office will report such violation to the Pinellas County Property Appraiser and Tax Collector who shall take action pursuant to s. 196.1997 (7), F.S. The Owners shall be required to pay the difference between the total amount of taxes which would have been due in March in each of the previous years in which the Covenant was in effect had the property not received the exemption and the total amount of taxes actually paid in those years, plus interest on the difference calculated as provided in s. 212.12 (3), F.S.

6. If the Property is damaged by accidental or natural causes during the Covenant period, the Owners will inform both the Local Historic Preservation Office and the County in writing of the damage to the Property. Such notification shall include (1) an assessment of the nature and extent of the damage; and (2) an estimate of the cost of restoration or reconstruction work necessary to return the Property to the condition existing at the time of completion of the restoration, renovation, or rehabilitation project for which the Property became eligible for the tax exemption. In order to maintain the tax exemption, the Owners shall complete the restoration or reconstruction work necessary to return the Property to the condition existing at the time of project completion on a time schedule agreed upon by the Owners and the City. Such restoration and reconstruction work shall also be reported to the County.

7. If the Property is destroyed or severely damaged by accidental or natural causes during the Covenant period, such that the historical integrity of the features, materials, appearance, workmanship, and environment, or archaeological integrity which made the Property eligible for designation under the terms of the local preservation ordinance have been lost or so damaged that restoration is not feasible, the Owners will inform both the Local Historic Preservation Office and the County in writing of the loss or damage to the Property. Such notification shall include (1) an assessment of the nature and extent of the loss or damage; and (2) an estimate of the cost of restoration or reconstruction work necessary to return the Property to the condition existing at the time of completion of the restoration, renovation, or rehabilitation project for which the Property became eligible for the tax exemption. The Local Historic Preservation Office will evaluate the information provided, make a determination regarding removal of the Property from eligibility for tax exemption, and notify the Owners in writing of its determination regarding removal of the Property. If the Local Historic Preservation Office determines that the Property should be removed from eligibility for tax exemption, the Local Historic Preservation Office will notify the Pinellas County Property Appraiser in writing so that the tax exemption may be cancelled for the remainder of the Covenant period. In such cases, no penalty or interest shall be assessed against the Owners.

8. If it appears that the historical integrity of the features, materials, appearance, workmanship, and environment, or archaeological integrity which made the Property eligible for designation under the terms of the local preservation ordinance have been lost or damaged deliberately or through gross negligence of the Owners, the Local Historic Preservation Office shall notify the Owners in writing. For the purpose of this Covenant, “gross negligence” means the omission of care which even inattentive and thoughtless persons never fail to take of their own property. The Owners shall have 30 days to respond indicating any circumstances which show that the damage was not deliberate or due to gross negligence. If the Owners cannot show such circumstances, the Owners shall develop a plan for restoration of the Property and a schedule for completion of the restoration. In order to maintain the tax exemption, the Owners shall complete the restoration work necessary to return the Property to the condition existing at the time of project completion on a time schedule agreed upon by the Owners and the Local Historic Preservation Office. If the Owners do not complete the restoration work on the agreed upon time schedule, the Local Historic Preservation Office will report such violation to the County, the Pinellas County Property Appraiser, and the Pinellas County Tax Collector, who shall take action pursuant to s. 196.1997(7), F.S. The Owners shall be required to pay the differences between the total amount of taxes which would have been due in March in each of the previous years in which the Covenant was in effect had the property not received the exemption and the total amount of taxes actually paid in those years, plus interest on the difference calculated as provided in s. 212.12 (3), F.S.

9. The terms of this Covenant shall be binding on the current Property Owners, transferees, and their heirs, successors, or assigns. This Covenant shall be enforceable in specific performance by a court of competent jurisdiction.

WITNESSES

OWNERS

PAUL WILBORN

By:

Witness Signature

Owner Signature

Printed or typed name of Witness

Printed or typed name of Owner

Date

Date

Witness Signature

Printed or typed name of witness

Date

EUGENIE BONDURANT

By:

Witness Signature

Owner Signature

Printed or typed name of Witness

Printed or typed name of Owner

Date

Date

Witness Signature

Printed or typed name of witness

Date

STATE OF FLORIDA
COUNTY OF PINELLAS

The foregoing instrument was acknowledged before me this ____ day of _____, 2014, by **PAUL WILBORN AND EUGENIE BONDURANT**, in their capacity as Owners of 236 17th Avenue Southeast, the Robert Lavery House, who are personally known to me, or have provided _____ as identification.

(Notary Stamp)

(Notary Signature)

Commission expires:

WITNESSES

**CITY OF ST. PETERSBURG,
FLORIDA**

Witness Signature

Printed or Typed Name of Witness

Witness Signature

Printed or Typed Name of Witness

By: _____
Gary Cornwell, City Administrator

ATTEST:

By: _____
Eva Andujar, City Clerk

(Affix Seal)

STATE OF FLORIDA)
COUNTY OF PINELLAS)

The foregoing instrument was acknowledged before me this ____ day of _____, A.D. 2014, by Gary Cornwell and Eva Andujar, as City Administrator and City Clerk, respectively, of the City of St. Petersburg, Florida, a Municipal Corporation, existing under the laws of the State of Florida, on behalf of the corporation. They are personally known to me and appeared before me at the time of notarization.

(Notary Stamp)

(Notary Signature)
Commission Expires:

APPROVED AS TO CONTENT:

APPROVED AS TO FORM:

City Attorney (Designee)
By: _____

City Attorney (Designee)
By: _____

ATTEST:
KENNETH BURKE, CLERK

PINELLAS COUNTY, FLORIDA,
by and through its Board of County
Commissioners,

By: _____
Deputy Clerk

By: _____
Chairman

APPROVED AS TO FORM:

Office of the County Attorney

ST. PETERSBURG CITY COUNCIL

Consent Agenda

Meeting of March 20, 2014

TO: The Honorable Bill Dudley, Chair and Members of City Council

SUBJECT: A resolution authorizing the Mayor, or his Designee, to execute a License Agreement with the Tampa Bay Model Boat Association, Inc., a Florida not-for-profit corporation, for use of a portion of land lying on the West side of City-owned Blue Heron Lake ("Lake") situated on the East side of 16th Street North between approximately 105th Avenue North and 109th Avenue North, St. Petersburg, to engage in remote-controlled model boat racing activities on the Lake, for a period of three (3) years, at an aggregate use fee of \$36.00; and to execute all documents necessary to effectuate same; and providing an effective date.

EXPLANATION: The Tampa Bay Model Boat Association, Inc. ("TBMBA") is a radio-controlled model power boat club sanctioned by the North American Model Power Boat Association and the International Model Boat Association whose purpose is to perpetuate, foster and encourage good sportsmanship, loyalty, and courage in accordance with the high spirit and honorable tradition of the sport of remote control racing of model boats.

On July 15, 2010, the City Code was amended by approval of Ordinance No. 984-G to accommodate TBMBA's request to include the operation of radio-controlled model power boats on City-owned Blue Heron Lake ("Lake") between 8:00 a.m. and 11:00 p.m. Subsequently, TBMBA initiated a license agreement for a term of three (3) years to utilize a portion of land lying on the West side of the Lake situated on the East side of 16th Street North generally between approximately 105th Avenue North and approximately 109th Avenue North, St. Petersburg ("Property"), to engage in remote-controlled model boat racing activities on the Lake ("Activities").

Real Estate and Property Management received a request from TBMBA to renew the license agreement with the City to continue its Activities on the Property that TBMBA has utilized since April 2011.

TBMBA has executed a License Agreement ("Agreement"), for a term of thirty-six (36) months, subject to City Council approval. The License fee is \$36.00 for the entire term. The Licensee shall maintain the Property at Licensee's sole cost and expense throughout the duration of each Licensee event during the Term and pay for any costs of utilities associated with its use of the Property. Licensee shall have the right to operate concessions for sale of soft drinks, food and/or souvenirs on the Property during its scheduled Activities on the condition that such concessions are operated by Licensee's members and volunteers only. Additionally, the Licensee will maintain a commercial general liability insurance policy in the amount of \$1,000,000 per occurrence and \$2,000,000 in the aggregate, protecting the City against all claims or demands that may arise or be claimed on account of the Licensee's use of the Property. The

Agreement may be terminated without cause by either party with thirty (30) days written notice prior to the date of termination set forth on the notice.

RECOMMENDATION: Administration recommends that City Council adopt the attached resolution authorizing the Mayor, or his Designee, to execute a License Agreement with the Tampa Bay Model Boat Association, Inc., a Florida not-for-profit corporation, for use of a portion of land lying on the West side of City-owned Blue Heron Lake ("Lake") situated on the East side of 16th Street North between approximately 105th Avenue North and 109th Avenue North, St. Petersburg, to engage in remote-controlled model boat racing activities on the Lake, for a period of three (3) years, at an aggregate use fee of \$36.00; and to execute all documents necessary to effectuate same; and providing an effective date.

COST/FUNDING/ASSESSMENT INFORMATION: N/A

ATTACHMENTS: Illustration and Resolution

APPROVALS: Administration: R. L. Russell 7-26-14 RL

Budget: N/A

Legal: RSS

(As to consistency w/attached legal documents)
Legal: 00189118. Doc V. 1

ILLUSTRATION



Resolution No. 2014 - _____

A RESOLUTION AUTHORIZING THE MAYOR, OR HIS DESIGNEE, TO EXECUTE A LICENSE AGREEMENT WITH THE TAMPA BAY MODEL BOAT ASSOCIATION, INC., A FLORIDA NOT-FOR-PROFIT CORPORATION, FOR USE OF A PORTION OF LAND LYING ON THE WEST SIDE OF CITY-OWNED BLUE HERON LAKE ("LAKE") SITUATED ON THE EAST SIDE OF 16TH STREET NORTH BETWEEN APPROXIMATELY 105TH AVENUE NORTH AND 109TH AVENUE NORTH, ST. PETERSBURG, TO ENGAGE IN REMOTE-CONTROLLED MODEL BOAT RACING ACTIVITIES ON THE LAKE, FOR A PERIOD OF THREE (3) YEARS, AT AN AGGREGATE USE FEE OF \$36.00; AND TO EXECUTE ALL DOCUMENTS NECESSARY TO EFFECTUATE SAME; AND PROVIDING AN EFFECTIVE DATE.

WHEREAS, the Tampa Bay Model Boat Association, Inc. ("TBMBA") is a radio-controlled model power boat club sanctioned by the North American Model Power Boat Association and the International Model Boat Association whose purpose is to perpetuate, foster and encourage good sportsmanship, loyalty, and courage in accordance with the high spirit and honorable tradition of the sport of remote control racing of model boats; and

WHEREAS, on July 15, 2010, the City Code was amended by approval of Ordinance No. 984-G to accommodate TBMBA's request to include the operation of radio-controlled model power boats on City-owned Blue Heron Lake ("Lake") between 8:00 a.m. and 11:00 p.m.; and

WHEREAS, TBMBA initiated a license agreement for a term of three (3) years to utilize a portion of land lying on the West side of the Lake situated on the East side of 16th Street North generally between approximately 105th Avenue North and approximately 109th Avenue North, St. Petersburg ("Property"), to engage in remote-controlled model boat racing activities on the Lake ("Activities"); and

WHEREAS, Real Estate and Property Management received a request from TBMBA to renew the license agreement with the City to continue its Activities on the Property that TBMBA has utilized since April 2011; and

WHEREAS, the proposed License Agreement ("Agreement") will be for a term of thirty-six (36) months, at a fee of \$36.00 for the entire term; and

WHEREAS, the Licensee shall maintain the Property at Licensee's sole cost and expense throughout the duration of each Licensee event during the Term and pay for any costs of utilities associated with its use of the Property; and

WHEREAS, the Licensee shall have the right to operate concessions for sale of soft drinks, food and/or souvenirs on the Property during its scheduled Activities on the condition that such concessions are operated by Licensee's members and volunteers only; and

WHEREAS, the Licensee will maintain a commercial general liability insurance policy in the amount of \$1,000,000 per occurrence and \$2,000,000 in the aggregate, protecting the City against all claims or demands that may arise or be claimed on account of the Licensee's use of the Property; and

WHEREAS, the Agreement may be terminated without cause by either party by providing written notice no less than thirty (30) days prior to the scheduled date of termination set forth on the notice.

NOW THEREFORE, BE IT RESOLVED BY the City Council of the City of St. Petersburg, Florida, that the Mayor, or his Designee, is authorized to execute a License Agreement with the Tampa Bay Model Boat Association, Inc., a Florida not-for-profit corporation, for use of a portion of land lying on the West side of City-owned Blue Heron Lake ("Lake") situated on the East side of 16th Street North between approximately 105th Avenue North and 109th Avenue North, St. Petersburg, to engage in remote-controlled model boat racing activities on the Lake, for a period of three (3) years, at an aggregate use fee of \$36.00; and to execute all documents necessary to effectuate same.

This Resolution shall become effective immediately upon its adoption.

LEGAL:



City Attorney (Designee)
Legal: 00189118. Doc V. 1

APPROVED BY:



Michael Connors, Administrator
Public Works

APPROVED BY:



Bruce E. Grimes, Director
Real Estate & Property Management

ST. PETERSBURG CITY COUNCIL

Consent Agenda

Meeting of March 20, 2014

TO: The Honorable Bill Dudley, Chair and Members of City Council

SUBJECT: A resolution authorizing the Mayor or his designee to execute Amendment No. 1 to the Parking Space Use Agreement with the Fish and Wildlife Research Institute, an agency of the State of Florida, which provides a twelve (12) month extension for the use of thirty (30) parking spaces at the Port of St. Petersburg; to execute all documents necessary to effectuate same; and providing an effective date. *(Requires affirmative vote of at least six (6) members of City Council.)*

EXPLANATION: Real Estate & Property Management received a written request from the Fish and Wildlife Research Institute ("FWRI") on January 8, 2014 asking the City to allow them to continue parking FWRI vehicles and vessels at the Port of St. Petersburg ("Port"), for another year. Through the adoption of Resolution No. 2013-121, on March 21, 2013, City Council approved a twelve (12) month Parking Space Use Agreement ("Agreement") that provided FWRI's use of thirty (30) parking spaces at the Port to park FWRI vehicles and vessels with the ability to extend the Term expiring on March 31, 2014 for an additional year, subject to approval by City Council.

Under the existing Agreement, FWRI pays the City a monthly rent of \$949.60 per month, plus applicable taxes. Effective April 1, 2014, rent will be increased by 3.5% to \$982.84 per month, plus applicable taxes. FWRI is responsible for maintaining the Premises and paying utilities including, but not limited to, water, electric, sewer, gas, trash collection and stormwater fees, in addition to any applicable taxes and insurance. As an agency of the State of Florida, FWRI is self-insured under Florida Statute 768.28 and will provide insurance amounts as governed by the statute protecting the City against all claims or demands that may arise or be claimed on account of the Lessee's use of the Premises.

The Agreement may be terminated without cause by either party by providing the other party with thirty (30) days written notice of their intent to terminate prior to the scheduled date of termination. The City is under no obligation to provide a replacement facility under any circumstances.

This Agreement is in compliance with Section 1.02(c)(2) of the City Charter which permits a lease not exceeding the lease terms permitted by the City Park and Waterfront Map with an affirmative vote of at least six (6) members of City Council. This property is identified on the Parks & Waterfront Property Map as the Airport/Port Operations Area and has a ten (10) year lease limitation.

RECOMMENDATION: Administration recommends that City Council adopt the attached resolution authorizing the Mayor or his designee to execute Amendment No. 1 to the Parking Space Use Agreement with the Fish and Wildlife Research Institute, an agency of the State of Florida, which provides a twelve (12) month extension for the use of thirty (30) parking spaces at the Port of St. Petersburg; to execute all documents necessary to effectuate same; and providing an effective date.

COST/FUNDING/ASSESSMENT INFORMATION: N/A

ATTACHMENTS: Illustration and Resolution

APPROVALS: Administration: R. Mussett 2-26-14 mm 36

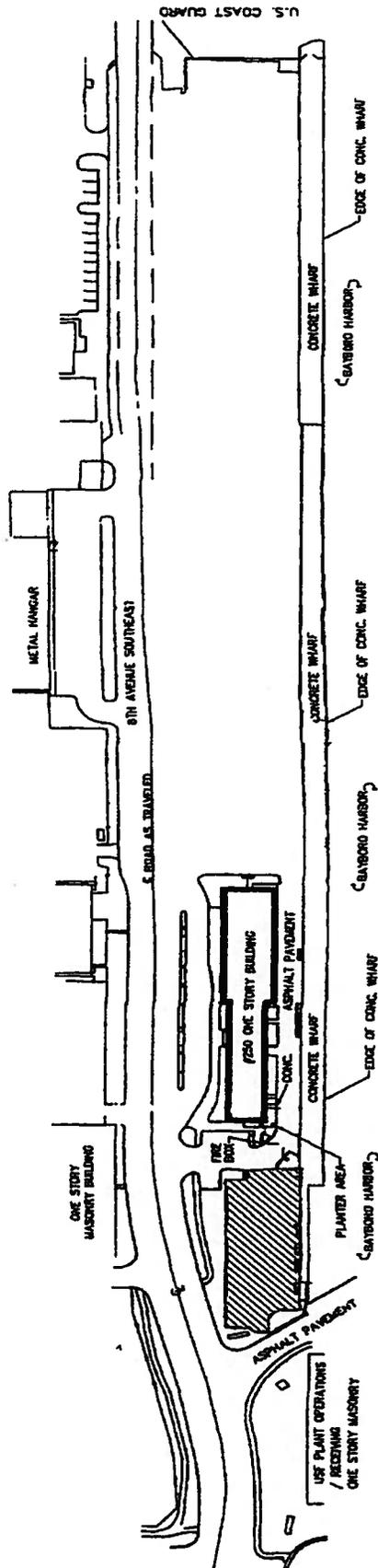
Budget: N/A

Legal: Rsc

(As to consistency w/attached legal documents)
Legal: 0189133.doc V. 1

ILLUSTRATION

(Fish & Wildlife Research Institute Parking Area)



Resolution No. 2014 - _____

A RESOLUTION AUTHORIZING THE MAYOR OR HIS DESIGNEE TO EXECUTE AMENDMENT NO. 1 TO THE PARKING SPACE USE AGREEMENT WITH THE FISH AND WILDLIFE RESEARCH INSTITUTE, AN AGENCY OF THE STATE OF FLORIDA, WHICH PROVIDES A TWELVE (12) MONTH EXTENSION FOR THE USE OF THIRTY (30) PARKING SPACES AT THE PORT OF ST. PETERSBURG; TO EXECUTE ALL DOCUMENTS NECESSARY TO EFFECTUATE SAME; AND PROVIDING AN EFFECTIVE DATE.

WHEREAS, Real Estate & Property Management received a written request from the Fish and Wildlife Research Institute ("FWRI") on January 8, 2014 asking the City to allow them to continue parking FWRI vehicles and vessels at the Port of St. Petersburg ("Port"), for another year; and

WHEREAS, through the adoption of Resolution No. 2013-121, on March 21, 2013, City Council approved a twelve (12) month Parking Space Use Agreement ("Agreement") that provided FWRI's use of thirty (30) parking spaces at the Port to park FWRI vehicles and vessels with the ability to extend the Term expiring on March 31, 2014 for an additional year, subject to approval by City Council; and

WHEREAS, under the existing Agreement, FWRI pays the City a monthly rent of \$949.60 per month, plus applicable taxes; and

WHEREAS, effective April 1, 2014, rent will be increased 3.5% to \$982.84 per month, plus applicable taxes; and

WHEREAS, FWRI is responsible for maintaining the Premises and paying utilities including, but not limited to, water, electric, sewer, gas, trash collection and stormwater fees, in addition to any applicable taxes and insurance; and

WHEREAS, as an agency of the State of Florida, FWRI is self-insured under Florida Statute 768.28 and will provide insurance amounts as governed by the statute protecting the City against all claims or demands that may arise or be claimed on account of the Lessee's use of the Premises; and

WHEREAS, the Agreement may be terminated without cause by either party by providing the other party with thirty (30) days written notice of their intent to terminate prior to the scheduled date of termination; and

WHEREAS, the City is under no obligation to provide a replacement facility under any circumstances; and

WHEREAS, this Agreement is in compliance with Section 1.02(c)(2) of the City Charter which permits a lease not exceeding the lease terms permitted by the City Park and Waterfront Map with an affirmative vote of at least six (6) members of City Council; and

WHEREAS, this property is identified on the Parks & Waterfront Property Map as the Airport/Port Operations Area and has a ten (10) year lease limitation.

NOW THEREFORE, BE IT RESOLVED by the City Council of the City of St. Petersburg, Florida, that the Mayor or his designee is authorized to execute Amendment No. 1 to the Parking Space Use Agreement with the Fish and Wildlife Research Institute, an agency of the State of Florida, which provides a twelve (12) month extension for the use of thirty (30) parking spaces at the Port of St. Petersburg; and to execute all documents necessary to effectuate same.

This Resolution shall become effective immediately upon its adoption.

LEGAL:



City Attorney (Designee)
Legal: 00189133.doc V. 1

APPROVED BY:



David M. Metz, Director
Downtown Enterprise Facilities

APPROVED BY:



Bruce E. Grimes, Director
Real Estate & Property Management

ST. PETERSBURG CITY COUNCIL

Consent Agenda

Meeting of March 20, 2014

TO: The Honorable Bill Dudley, Chair and Members of City Council

SUBJECT: A resolution authorizing the Mayor, or his Designee, to execute an Amendment to the Sublease Agreement with Personal Enrichment through Mental Health Services, Inc., a Florida not-for-profit corporation, to extend its use of Joint Development and Multiple Use (JDMU) Parcel No. 1 for a period of five (5) years; and to execute all documents necessary to effectuate same; and providing an effective date.

EXPLANATION: Real Estate & Property Management ("Real Estate") received a request from Personal Enrichment through Mental Health Services, Inc. ("PEMHS"), a Florida not-for-profit corporation, to extend its use of Joint Development and Multiple Use ("JDMU") Parcel No. 1 ("Property") as a parking facility for employee and client vehicles ("Parking Lot") for an additional five (5) year term. PEMHS operates its satellite office and facility on several parcels to the immediate south of the Property located on the northeast corner of the intersection of 4th Avenue and 16th Street North at 400 - 15th Street North, St. Petersburg (Illustration attached).

By authorization of City Council Resolution No. 2007-261 dated May 17, 2007, PEMHS entered into an agreement on June 1, 2007 to renovate the Parking Lot on the Property for its future use and, upon completion of the renovations to the Parking Lot, PEMHS entered into a sublease agreement for the operation and maintenance of the Parking Lot that commenced April 1, 2009 for a five (5) year term for use of the Property ("Sublease"). The Sublease provided for a renewal or extension of an additional term of five (5) years ("Renewal Term") upon mutual agreement as to the terms and conditions and the approval of such additional term by City Council.

The initial rent was established by an appraisal of the Property which was prepared by Joseph J. Ayo, MAI, SRA, of Ayo and Associates, who determined the fair market rent for the site to be \$1,284.00 per month or \$15,408.00 annually. The Sublease provided that PEMHS would be allowed a rent credit for the cost of its completed renovations to the Parking Lot based on a preliminary estimate provided by its engineering firm up to a maximum of \$115,000.00 ("Rent Credit"), and the cost of the improvements would be accepted as prepaid rent. PEMHS provided documentation of its final cost to renovate the Parking Lot totaling \$178,665.00, which exceeded the Rent Credit. The Sublease provides that the rent would be offset monthly by the Rent Credit until the expiration date, earlier termination, or the total of the monthly Rent Credits equals \$115,000.00, whichever occurs first. On each anniversary of the commencement date of the term, rent will be adjusted for any increase in the Consumer Price Index ("CPI"). The maximum increase in any single year will be no more than 3.5 percent. Rent during the initial term of the Sublease in the amount of \$80,667.00 has been charged against the Rent Credit and the balance of the Rent Credit being carried forward as of the commencement date of the Renewal Term will be \$34,333.00.

PEMHS has executed an Amendment to the Sublease with the City to extend the term for five (5) years through March 31, 2019, subject to City Council approval. In lieu of a cash rent payment, a charge against the Rent Credit balance will continue to be made each month during the Renewal Term until the total of the Rent Credits for the initial Term and the Renewal Term equal \$115,000.00. At the expiration of the Rent Credit, PEMHS will begin paying the adjusted monthly rental amount. The monthly rent for the first year of the Renewal Term has been established at \$1,423.00, or \$17,076 annually, which will continue to be adjusted annually in accordance with the CPI increase.

PEMHS may request permission to continue use of the Property at least ninety (90) days prior to the conclusion of the Renewal Term, subject to mutual agreement as to terms and conditions and the approval of any new or extended agreement by City Council. Additionally, PEMHS will maintain a commercial general liability insurance policy in an amount of at least \$1,000,000 per occurrence and \$2,000,000 in the aggregate protecting the City against all claims or demands that may arise or be claimed on account of PEMHS's occupancy and use of the Property. PEMHS will be responsible for maintenance of the Property, Parking Lot and improvements including, but not limited to, electrical service, security, lighting, irrigation, landscaping, fencing, water, trash collection, reclaimed water, in addition to applicable taxes.

The JDMU agreement with the Florida Department of Transportation ("FDOT") that provides the City with the ability to develop and use the JDMU parcels requires that the proposed use of the property, be approved by FDOT and receive the concurrence of the Federal Highway Administration (FHWA) which approvals have been received

RECOMMENDATION: Administration recommends that City Council adopt the attached resolution authorizing the Mayor, or his Designee, to execute an Amendment to the Sublease Agreement with Personal Enrichment through Mental Health Services, Inc., a Florida not-for-profit corporation, to extend its use of Joint Development and Multiple Use (JDMU) Parcel No. 1 for a period of five (5) years; and to execute all documents necessary to effectuate same; and providing an effective date.

COST/FUNDING/ASSESSMENT INFORMATION: N/A

ATTACHMENTS: Illustration, Exhibit and Resolution

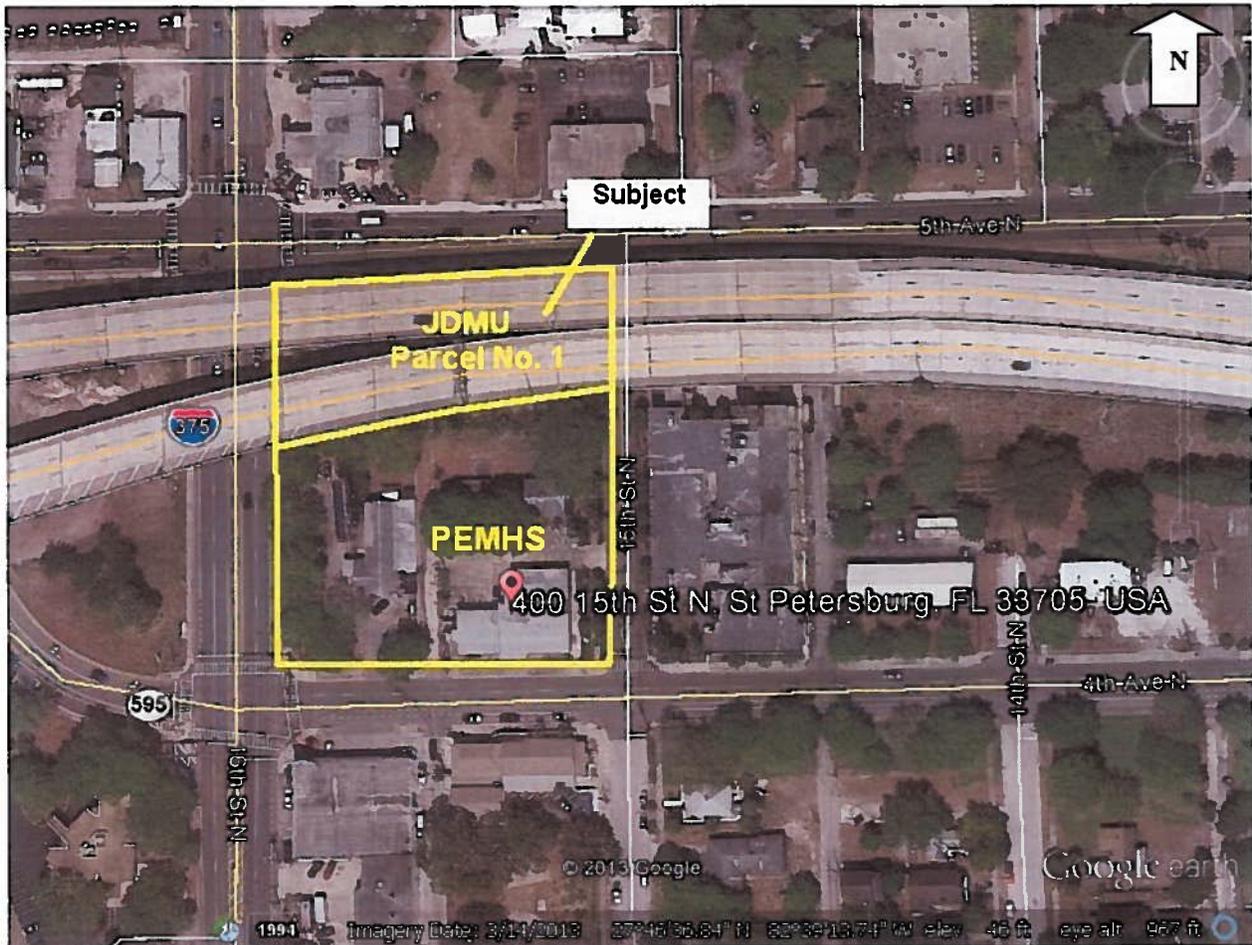
APPROVALS: Administration: R. Mussett 2-26-14 [initials]

Budget: N/A

Legal: [Signature]

(As to consistency w/attached legal documents)
Legal: 00189180.doc V. 1

ILLUSTRATION
Joint Development Multiple Use (JDMU) Parcel No. 1
PEMHS Parking Facility



EXHIBIT

(PREMISES LEGALLY DESCRIBED)

Commence at the Southeast corner of LOT 4, BLOCK "D", HARVEY'S ADDITION TO ST. PETERSBURG, in Section 24, Township 31 South, Range 16 East, as per the plat thereof as recorded in Plat Book 3, Page 38, of Hillsborough County, Florida, of which Pinellas County was formerly apart, run thence North 0°00'24 East 40.00 feet to a Point of Beginning; thence continue North 0°00'24 East 141.80 feet, thence South 89°52'12 West 250.16 feet, thence South 0°05'54 East 162.86 feet, thence North 80°18'40 East 126.84 feet, thence North 89°52'12" East 124.83 feet to the Point of Beginning.

Containing an area of: 36,771 Sq. Ft. or 0.844 Acres

Florida Department of Transportation Reference Numbers: 15002-2501

Parcels 101, 102, 112,
170 and 178

A RESOLUTION AUTHORIZING THE MAYOR, OR HIS DESIGNEE, TO EXECUTE AN AMENDMENT TO THE SUBLEASE AGREEMENT WITH PERSONAL ENRICHMENT THROUGH MENTAL HEALTH SERVICES, INC., A FLORIDA NOT-FOR-PROFIT CORPORATION, TO EXTEND ITS USE OF JOINT DEVELOPMENT AND MULTIPLE USE (JDMU) PARCEL NO. 1 FOR A PERIOD OF FIVE (5) YEARS; AND TO EXECUTE ALL DOCUMENTS NECESSARY TO EFFECTUATE SAME; AND PROVIDING AN EFFECTIVE DATE.

WHEREAS, Real Estate & Property Management ("Real Estate") received a request from Personal Enrichment through Mental Health Services, Inc. ("PEMHS"), a Florida not-for-profit corporation, to extend its use of Joint Development and Multiple Use ("JDMU") Parcel No. 1 ("Property") as a parking facility for employee and client vehicles ("Parking Lot") for an additional five (5) year term; and

WHEREAS, PEMHS operates its satellite office and facility on several parcels to the immediate south of the Property located on the northeast corner of the intersection of 4th Avenue and 16th Street North at 400 - 15th Street North, St. Petersburg; and

WHEREAS, by authorization of City Council Resolution No. 2007-261 dated May 17, 2007, PEMHS entered into an agreement on June 1, 2007 to renovate the Parking Lot on the Property for its future use; and

WHEREAS, upon completion of the renovations to the Parking Lot, PEMHS entered into a sublease agreement for the operation and maintenance of the Parking Lot that commenced on April 1, 2009 for a five (5) year term for use of the Property ("Sublease"), which is legally described as follows:

Commence at the Southeast corner of LOT 4, BLOCK "D", HARVEY'S ADDITION TO ST. PETERSBURG, in Section 24, Township 31 South, Range 16 East, as per the plat thereof as recorded in Plat Book 3, Page 38, of Hillsborough County, Florida, of which Pinellas County was formerly apart, run thence North 0°00'24 East 40.00 feet to a Point of Beginning; thence continue North 0°00'24 East 141.80 feet, thence South 89°52'12 West 250.16 feet, thence South 0°05'54 East 162.86 feet, thence North 80°18'40 East 126.84 feet, thence North 89°52'12" East 124.83 feet to the Point of Beginning. Containing an area of: 36,771 Sq. Ft. or 0.0884 Acres; and

WHEREAS, the Sublease provided for a renewal or extension of an additional term of five (5) years upon mutual agreement as to the terms and conditions and the approval of such additional term by City Council; and

WHEREAS, the initial rent was established by an appraisal of the Property which was prepared by Joseph J. Ayo, MAI, SRA, of Ayo and Associates, who determined the fair market rent for the site to be \$1,284.00 per month or \$15,408.00 annually; and

WHEREAS, the Sublease provided that PEMHS would be allowed a rent credit for the cost of its completed renovations to the Parking Lot based on a preliminary estimate provided by its engineering firm up to a maximum of \$115,000.00 ("Rent Credit") and the cost of the improvements would be accepted as prepaid rent; and

WHEREAS, PEMHS provided documentation of its final cost to renovate the Parking Lot totaling \$178,665, which exceeded the Rent Credit; and

WHEREAS, the Sublease provides that the rent would be offset monthly by the Rent Credit until the expiration date, earlier termination, or the total of the monthly Rent Credits equals \$115,000.00, whichever occurs first; and

WHEREAS, on each anniversary of the commencement date of the term, rent will be adjusted for any increase in the Consumer Price Index ("CPI") and the maximum increase in any single year will be no more than 3.5 percent; and

WHEREAS, Rent during the initial term of the Sublease in the amount of \$80,667.00 has been charged against the Rent Credit and the balance of the Rent Credit being carried forward as of the commencement date of the Renewal Term will be \$34,333.00; and

WHEREAS, PEMHS has executed an Amendment to the Sublease with the City to extend the term for five (5) years, through March 31, 2019, subject to City Council approval; and

WHEREAS, in lieu of a cash rent payment, a charge against the Rent Credit balance will continue be made each month during the Renewal Term until the total of the Offsets for the initial Term and the Renewal Term equal \$115,000.00; and

WHEREAS, at the expiration of the Rent Credit, PEMHS will begin paying the adjusted monthly rental amount; and

WHEREAS, the monthly rent for the first year of the Renewal Term has been established at \$1,423.00, or \$17,076 annually, which will be continue to be adjusted annually in accordance with the CPI increase; and

WHEREAS, PEMHS may request permission to continue use of the Property at least ninety (90) days prior to the conclusion of the Renewal Term, subject to mutual agreement as to terms and conditions and the approval of any new or extended agreement by City Council; and

WHEREAS, PEMHS will maintain a commercial general liability insurance policy in an amount of at least \$1,000,000 per occurrence and \$2,000,000 in the aggregate protecting the City against all claims or demands that may arise or be claimed on account of PEMHS's occupancy and use of the Property; and

WHEREAS, PEMHS will be responsible for maintenance of the Property, Parking Lot and improvements including, but not limited to, electrical service, security, lighting, irrigation, landscaping, fencing, water, trash collection, reclaimed water, in addition to applicable taxes.

WHEREAS, the JDMU agreement with the Florida Department of Transportation ("FDOT") that provides the City with the ability to develop and use the JDMU parcels requires that the proposed use of the property, be approved by FDOT and receive the concurrence of the Federal Highway Administration (FHWA) which approvals have been received.

NOW, THEREFORE BE IT RESOLVED by the City Council of the City of St. Petersburg, Florida that the Mayor, or his Designee, is hereby authorized to execute an Amendment to the Sublease Agreement with Personal Enrichment through Mental Health Services, Inc., a Florida not-for-profit corporation, to extend its use of Joint Development and Multiple Use (JDMU) Parcel No. 1, as legally described above, for a period of five (5) years; and to execute all documents necessary to effectuate same.

This Resolution shall become effective immediately upon its adoption.

LEGAL:

APPROVED BY:



City Attorney (Designee)
Legal: 00189180.doc V. 1



Bruce E. Grimes, Director
Real Estate and Property Management

ST. PETERSBURG CITY COUNCIL

Consent Agenda

Meeting of March 20, 2014

TO: The Honorable Bill Dudley, Chair and Members of City Council

SUBJECT: A resolution authorizing the Mayor, or his Designee, to execute a License Agreement with 909 Entertainment, Inc., a Florida for profit corporation, for use of the City-owned block of unimproved parcels located between 22nd Street South and 23rd Street South bounded by 7th Avenue South and Fairfield Avenue South, St. Petersburg, Florida, to provide staging and parking for the public while hosting two (2) community events featuring classic cars and motorcycles, for a use fee of \$500.00 for each event day; and to execute all documents necessary to effectuate same; and providing an effective date.

EXPLANATION: Real Estate and Property Management received a request from 909 Entertainment, Inc., a Florida for profit corporation ("Licensee"), to use the entire City-owned block of unimproved parcels located between 22nd Street South and 23rd Street South bounded by 7th Avenue South and Fairfield Avenue South ("Property") to provide staging and parking for the public within the 22nd Street South Business District while hosting the following community events:

<u>Event</u>	<u>Date</u>
Easter Festival & Car Show	April 20, 2014
Labor Day Weekend Car Show	August 31, 2014

Since 2012, the Licensee has hosted several car show and motorcycle events on the Property, and has hosted these events in various areas of St. Petersburg since 2008. The Property has dimensions of approximately 383 ft. x 281 ft. (±107,623 sq. ft., or ±2.5 acres), is zoned CCT-1 (Corridor Commercial Traditional-1) and IT (Industrial Traditional) and legally described as follows:

Lots 1 thru 16, Block 4, HIGHLAND CREST SUBDIVISION
Pinellas County Parcel I. D. Nos.: 23/31/16/38628/004/0010,
23/31/16/38628/004/0030, 23/31/16/38628/004/0090, 23/31/16/38628/004/0100,
23/31/16/38628/004/0110, 23/31/16/38628/004/0130, 23/31/16/38628/004/0140,
23/31/16/38628/004/0141, & 23/31/16/38628/004/0142

The Licensee has executed a License Agreement ("Agreement") for a total term of two (2) days between the hours of 12 Noon and 9:00 p.m., one day for each of the community events listed above, subject to City Council approval. The Agreement provides that the Licensee shall be responsible for all applicable costs (including installation, deposits, and usage) for utilities associated with the Licensee's use of the Property. The Licensee shall pay a use fee of \$500.00 to

the City for each event day. Additionally, the Licensee shall maintain a \$1,000,000 Commercial General Liability policy, protecting the City against all claims which may arise or be claimed on account of the Licensee's use of the Property. The Licensee shall maintain the Property at its own cost and expense, remove all goods and effects used during the event, and deliver up the Property in good condition clean and clear of trash and other debris upon expiration of this Agreement.

RECOMMENDATION: Administration recommends that City Council adopt the attached resolution authorizing the Mayor, or his Designee, to execute a License Agreement with 909 Entertainment, Inc., a Florida for profit corporation, for use of the City-owned block of unimproved parcels located between 22nd Street South and 23rd Street South bounded by 7th Avenue South and Fairfield Avenue South, St. Petersburg, Florida, to provide staging and parking for the public while hosting two (2) community events featuring classic cars and motorcycles, for a use fee of \$500.00 for each event day; and to execute all documents necessary to effectuate same; and providing an effective date.

COST/FUNDING/ASSESSMENT INFORMATION: N/A

ATTACHMENTS: Illustration and Resolution

APPROVALS: Administration: R. Mussett 2-26-14 BG
Budget: N/A
Legal: RSS
(As to consistency w/attached legal documents)

Legal: 00189257.doc V. 1

ILLUSTRATION



LEGAL DESCRIPTION

Lots 1 thru 16, Block 4, HIGHLAND CREST SUBDIVISION

PINELLAS COUNTY PARCEL I.D. NOS.

23/31/16/38628/004/0010
23/31/16/38628/004/0030
23/31/16/38628/004/0090
23/31/16/38628/004/0100
23/31/16/38628/004/0110
23/31/16/38628/004/0130
23/31/16/38628/004/0140
23/31/16/38628/004/0141
23/31/16/38628/004/0142

Resolution No. 2014 - _____

A RESOLUTION AUTHORIZING THE MAYOR, OR HIS DESIGNEE, TO EXECUTE A LICENSE AGREEMENT WITH 909 ENTERTAINMENT, INC., A FLORIDA FOR PROFIT CORPORATION, FOR USE OF THE CITY-OWNED BLOCK OF UNIMPROVED PARCELS LOCATED BETWEEN 22ND STREET SOUTH AND 23RD STREET SOUTH BOUNDED BY 7TH AVENUE SOUTH AND FAIRFIELD AVENUE SOUTH, ST. PETERSBURG, FLORIDA, TO PROVIDE STAGING AND PARKING FOR THE PUBLIC WHILE HOSTING TWO (2) COMMUNITY EVENTS FEATURING CLASSIC CARS AND MOTORCYCLES, FOR A USE FEE OF \$500.00 FOR EACH EVENT DAY; AND TO EXECUTE ALL DOCUMENTS NECESSARY TO EFFECTUATE SAME; AND PROVIDING AN EFFECTIVE DATE.

WHEREAS, Real Estate and Property Management received a request from 909 Entertainment, Inc., a Florida for profit corporation ("Licensee"), to use the City-owned block of unimproved parcels located between 22nd Street South and 23rd Street South bounded by 7th Avenue South and Fairfield Avenue South ("Property") to provide staging and parking for the public within the 22nd Street South Business District while hosting the following community events:

<u>Event</u>	<u>Date</u>
Easter Festival & Car Show	April 20, 2014
Labor Day Weekend Car Show	August 31, 2014

WHEREAS, since 2012, the Licensee has hosted several car show and motorcycle events on the Property, and has hosted these events in various areas of St. Petersburg since 2008; and

WHEREAS, the Property has dimensions of approximately 383 ft. x 281 ft. ($\pm 107,623$ sq. ft., or ± 2.5 acres), is zoned CCT-1 (Corridor Commercial Traditional-1) and IT (Industrial Traditional) and legally described as follows:

Lots 1 thru 16, Block 4, HIGHLAND CREST SUBDIVISION

Pinellas County Parcel I. D. Nos.: 23/31/16/38628/004/0010,
23/31/16/38628/004/0030, 23/31/16/38628/004/0090, 23/31/16/38628/004/0100,
23/31/16/38628/004/0110, 23/31/16/38628/004/0130, 23/31/16/38628/004/0140,
23/31/16/38628/004/0141, & 23/31/16/38628/004/0142; and

WHEREAS, the Licensee has executed a License Agreement ("Agreement") for a total term of two (2) days between the hours of 12 Noon and 9:00 p.m., one day for each of the community events listed above, wherein the Licensee is responsible for all applicable costs (including installation, deposits, and usage) for utilities associated with the Licensee's use of the Property, subject to City Council approval; and

WHEREAS, the Licensee shall pay a use fee of \$500.00 to the City for each event day; and

WHEREAS, the Agreement requires the Licensee to maintain the Property at its own cost and expense, remove all goods and effects used during the event, and deliver up the Property in good condition clean and clear of trash and other debris upon expiration of this Agreement; and

WHEREAS, the Licensee shall maintain a \$1,000,000 Commercial General Liability policy, protecting the City against all claims which may arise or be claimed on account of the Licensee's use of the Property.

NOW THEREFORE, BE IT RESOLVED by the City Council of the City of St. Petersburg, Florida, that the Mayor, or his Designee, is authorized to execute a License Agreement with 909 Entertainment, Inc., a Florida for profit corporation, for use of the City-owned block of unimproved parcels located between 22nd Street South and 23rd Street South bounded by 7th Avenue South and Fairfield Avenue South, St. Petersburg, Florida, as legally described above, to provide staging and parking for the public while hosting two (2) community events featuring classic cars and motorcycles, for a use fee of \$500.00 for each event day, and to execute all documents necessary to effectuate same.

This Resolution shall become effective immediately upon its adoption.

LEGAL:



City Attorney (Designee)

Legal: 00189257.doc V. 1

APPROVED BY:



David S. Goodwin, Director

Planning and Economic Development

APPROVED BY:



Bruce E. Grimes, Director

Real Estate & Property Management

ST. PETERSBURG CITY COUNCIL

Consent Agenda

Meeting of March 20, 2014

TO: The Honorable Bill Dudley, Chair and Members of City Council

SUBJECT: A resolution approving a five (5) year renewal of the Joint Use Agreement with the School Board of Pinellas County ("Agreement") for the joint use of the playground and other related improvements constructed by the City of St. Petersburg at the Mt. Vernon Elementary School site, under the same terms and conditions of the Agreement; authorizing the Mayor or his designee, to execute a letter acknowledging approval of the renewal; authorizing the Mayor or his designee to approve subsequent renewals of the Agreement under the same terms and conditions of the Agreement and to execute all documents necessary to effectuate same; and providing an effective date.

EXPLANATION: Real Estate and Property Management received a request from the School Board of Pinellas County ("School Board") to approve a five (5) year renewal of the Joint Use Agreement ("Agreement") between the City of St. Petersburg ("City") and the School Board for joint use of the playground and other related improvements constructed by the City of St. Petersburg at the Mt. Vernon Elementary School site located at 4629 – 13th Avenue North, St. Petersburg ("Site"). The Agreement allowed the City to construct a playground with associated improvements and fencing on open green space to use as a community park at the Site which is named *Mt. Vernon Elementary Community Park* ("Park Area") and provided for joint use of the Park Area.

On March 11, 2004, City Council authorized the execution of the Agreement by Resolution No. 2004-141. The Agreement with the School Board provides the terms and conditions for the joint use of the Park Area, with a ten (10) year term commencing on March 22, 2004. The Agreement provides: *inter alia* that the City is responsible for maintenance of the playground equipment, basketball goals, fencing and associated improvements within the Park Area including, but not limited to, irrigating, mowing, and fertilizing the grounds; and that upon expiration or earlier termination of this Agreement, the City is responsible for the costs associated with removal of the improvements and restoration of any affected portions of the Park Area to at least as good a condition as existed prior to removal of said improvements.

The Agreement also provides for renewal for "...additional five (5) year periods upon approval of both parties as evidenced by written approval by the Superintendent of Schools and the Mayor."

The Superintendent of Schools has written a letter to the Mayor which requests City approval of the five (5) year renewal, stating, *inter alia*: "...We feel that the continuation of this agreement is in the best interest of the City and the school district, as it provides a greater variety of facilities for the children of the St. Petersburg area. I am, therefore, recommending the renewal of this agreement for a period of five (5) years, beginning March 22, 2014, and ending March 21, 2019."

To streamline future renewals, Administration suggests that City Council authorize the Mayor or his designee to approve future renewals of the Agreement under the same terms and conditions and to execute all documents necessary to accomplish those renewals.

RECOMMENDATION: Administration recommends that City Council adopt the attached resolution approving a five (5) year renewal of the Joint Use Agreement with the School Board of Pinellas County ("Agreement") for the joint use of the playground and other related improvements constructed by the City of St. Petersburg at the Mt. Vernon Elementary School site, under the same terms and conditions of the Agreement; authorizing the Mayor or his designee, to execute a letter acknowledging approval of the renewal; authorizing the Mayor or his designee to approve subsequent renewals of the Agreement under the same terms and conditions of the Agreement and execute all documents necessary to effectuate same; and providing an effective date.

COST/FUNDING/ASSESSMENT INFORMATION N/A

ATTACHMENTS: Illustration and Resolution

APPROVALS: Administration: R. Mussett 2-26-14 *SR*

Budget: N/A

Legal: RBS

(As to consistency w/attached legal documents)
Legal: 00189565.doc v. 4

ILLUSTRATION



A RESOLUTION APPROVING A FIVE (5) YEAR RENEWAL OF THE JOINT USE AGREEMENT WITH THE SCHOOL BOARD OF PINELLAS COUNTY ("AGREEMENT") FOR THE JOINT USE OF THE PLAYGROUND AND OTHER RELATED IMPROVEMENTS CONSTRUCTED BY THE CITY OF ST. PETERSBURG AT THE MT. VERNON ELEMENTARY SCHOOL SITE, UNDER THE SAME TERMS AND CONDITIONS OF THE AGREEMENT; AUTHORIZING THE MAYOR OR HIS DESIGNEE, TO EXECUTE A LETTER ACKNOWLEDGING APPROVAL OF THE RENEWAL; AUTHORIZING THE MAYOR OR HIS DESIGNEE TO APPROVE SUBSEQUENT RENEWALS OF THE AGREEMENT UNDER THE SAME TERMS AND CONDITIONS OF THE AGREEMENT AND TO EXECUTE ALL DOCUMENTS NECESSARY TO EFFECTUATE SAME; AND PROVIDING AN EFFECTIVE DATE.

WHEREAS, Real Estate and Property Management received a request from the School Board of Pinellas County ("School Board") to approve a five (5) year renewal of the Joint Use Agreement ("Agreement") between the City of St. Petersburg ("City") and the School Board for joint use of the playground and other related improvements constructed by the City of St. Petersburg at the Mt. Vernon Elementary School site located at 4629 – 13th Avenue North, St. Petersburg ("Site"); and

WHEREAS, the Agreement allowed the City to construct a playground with associated improvements and fencing on open green space to use as a community park at the Site which is named *Mt. Vernon Elementary Community Park* ("Park Area") and provided for joint use of the Park Area; and

WHEREAS, on March 11, 2004, City Council authorized the execution of the Agreement by Resolution No. 2004-141; and

WHEREAS, the Agreement with the School Board provides the terms and conditions for the joint use of the Park Area, with a ten (10) year term commencing on March 22, 2004 and

WHEREAS, the Agreement provides: *inter alia* that the City is responsible for maintenance of the playground equipment, basketball goals, fencing and associated improvements within the Park Area including, but not limited to, irrigating, mowing, and fertilizing the grounds; and that upon expiration or earlier termination of this Agreement, the City is responsible for the costs associated with removal of the improvements and restoration of any affected portions of the Park Area to at least as good a condition as existed prior to removal of said improvements and

WHEREAS, the Agreement also provides for renewal for "...additional five (5) year periods upon approval of both parties as evidenced by written approval by the Superintendent of Schools and the Mayor."; and

WHEREAS, the City desires to renew the Agreement with the School Board for an additional term of five (5) years for joint use of the Park Area; and

WHEREAS, to streamline future renewals, Administration suggests that City Council authorize the Mayor or his designee to approve future renewals of the Agreement under the same terms and conditions and to execute all documents necessary to accomplish those renewals

NOW THEREFORE, BE IT RESOLVED by the City Council of the City of St. Petersburg, Florida, that a five (5) year renewal of the Joint Use Agreement with the School Board of Pinellas County ("Agreement") for the joint use of the playground and other related improvements constructed by the City of St. Petersburg at the Mt. Vernon Elementary School site, under the same terms and conditions of the Agreement is approved and the Mayor or his designee, is authorized to execute a letter acknowledging approval of the renewal; and

BE IT FURTHER RESOLVED that the Mayor or his designee is authorized to approve subsequent renewals of the Agreement under the same terms and conditions of the Agreement and to execute all documents necessary to effectuate same.

This Resolution shall become effective immediately upon its adoption.

LEGAL:



City Attorney (Designee)
Legal: 00189565.doc v. 4

APPROVED BY:



Sherry McBee, Administrator
Leisure Services

APPROVED BY:



Bruce E. Grimes, Director
Real Estate and Property Management

ST. PETERSBURG CITY COUNCIL

Consent Agenda

Meeting of March 20, 2014

TO: The Honorable William Dudley, Chair and Members of City Council

SUBJECT: Authorizing the Mayor or his designee to execute Amendment No. 1 to Task Order No. 08-4-URS/GC, to the Agreement between the City of St. Petersburg and URS Corporation Southern, Inc. in the amount not to exceed \$49,996, for construction phase services for the Replacement of the Overlook Drive NE Bridge over Bayou Grande Project. (Engineering Project No. 12052-110; Oracle No. 13636)

EXPLANATION: On September 4, 2008, the City Council approved a master agreement with the professional consulting engineering firm of URS Corporation Southern, Inc. for Stormwater Management, Transportation and Bridge Improvement projects.

On April 19, 2012, City Council approved Task Order No. 08-4-URS/GC, in the amount not to exceed \$220,833 to provide engineering design services associated with the Replacement of the Overlook Drive NE Bridge over Bayou Grande Project (Bridge No. 157201).

Amendment No. 1 to Task Order No. 08-4-URS/GC scope of work includes, but is not limited to, engineering services during construction including review of shop drawings, site visits and on-site visits for construction related questions, additional design services, responses to requests for additional information made by City staff as related to the design intent of the construction plans, and certification that the project has been constructed in compliance with permit conditions.

RECOMMENDATION: Administration recommends authorizing the Mayor or his designee to execute Amendment No. 1 to Task Order No. 08-4-URS/GC, to the Agreement between the City of St. Petersburg and URS Corporation Southern, Inc., in the amount not to exceed \$49,996, for construction phase services for the Replacement of the Overlook Drive NE Bridge over Bayou Grande Project. (Engineering Project No. 12052-110; Oracle No. 13636)

COST/FUNDING/ASSESSMENT INFORMATION: Funds are available in the Neighborhood & Citywide Infrastructure CIP Fund (3027), Overlook Drive NE Bridge Project (13636).

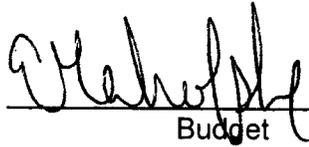
ATTACHMENTS: Resolution

APPROVALS:

ffd

TB6


Administrative


Budget

RESOLUTION NO. 2014 _____

A RESOLUTION AUTHORIZING THE MAYOR OR HIS DESIGNEE TO EXECUTE AMENDMENT NO. 1 TO TASK ORDER NO. 08-4-URS/GC, TO THE AGREEMENT BETWEEN THE CITY OF ST. PETERSBURG AND URS CORPORATION SOUTHERN, INC. IN THE AMOUNT NOT TO EXCEED \$49,996, FOR CONSTRUCTION PHASE SERVICES FOR THE REPLACEMENT OF THE OVERLOOK DRIVE NE BRIDGE OVER BAYOU GRANDE PROJECT (ENGINEERING PROJECT NO. 12052-110; ORACLE NO. 13636); AND PROVIDING AN EFFECTIVE DATE.

WHEREAS, on September 4, 2008, the City Council approved a master agreement with the professional consulting engineering firm of URS Corporation Southern, Inc. for Stormwater Management, Transportation and Bridge Improvement projects; and

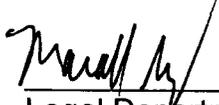
WHEREAS, on April 19, 2012, City Council approved Task Order No. 08-4-URS/GC, in the amount not to exceed \$220,833 to provide engineering design services associated with the Replacement of the Overlook Drive NE Bridge over Bayou Grande Project (Bridge No. 157201); and

WHEREAS, this Amendment No. 1 to Task Order No. 08-4-URS/GC includes, but is not limited to, engineering services during construction.

BE IT RESOLVED By the City Council of the City of St. Petersburg, Florida, that the Mayor or his designee is authorized to execute Amendment No.1 to Task Order No. 08-4-URS/GC, to the Agreement between the City of St. Petersburg and URS Corporation Southern, Inc. in the amount not to exceed \$49,996, for construction phase services for the Replacement of the Overlook Drive NE Bridge over Bayou Grande Project. (Engineering Project No. 12052-110; Oracle No. 13636); and providing an effective date.

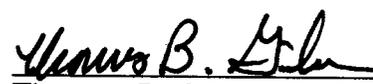
This resolution shall become effective immediately upon its adoption.

Approved by:



Legal Department
By: (City Attorney or Designee)

Approved by:



Thomas B. Gibson, P.E.
Engineering Director

ST. PETERSBURG CITY COUNCIL
Consent Agenda
Meeting of March 20, 2014

TO: The Honorable Bill Dudley, Chair and Members of City Council

SUBJECT: A resolution increasing the size of the Consolidated Plan Ad Hoc Application Review Committee (“Committee”) to nine (9) members; confirming the Mayor’s appointments to the Committee for FY 2014/2015; and providing an effective date.

EXPLANATION: On April 3, 2003, City Council adopted Resolution No. 2003-185, which amended and restated previous resolutions dealing with Consolidated Plan Application and Project Criteria (“Project Criteria”) and Appointment, Composition, and Term of Members of the Consolidated Plan Ad Hoc Application Review Committee (“Committee”). The purpose of the Committee is to review Consolidated Plan applications from non-profit organizations and make recommendations to City Council for funding.

The Administration has received Consolidated Plan applications for funding for FY 2014/2015 and needs to have a Committee in place for review of those applications in a timely manner. While City Council Resolution No. 2007-241, established the original size of the Committee at nine (11) members, the size of the Committee has varied over the years. The most recent Committee for FY 2013/2014 was comprised of eight (8) members.

The Administration has received applications and resumes from five interested citizens who would like to participate in the Consolidated Planning process. In addition, four members of City Council would like to serve on the Committee. The Administration requests that the size of the Committee be increased to nine (9) members. The Mayor has reviewed all applications and resumes and requests that City Council confirm the appointment of the following residents to serve for a term of one year or until a new Committee is appointed, whichever occurs first:

- Mr. Ashon J. Nesbitt, representing the housing category.
- Ms. Rene Y. Robinson-Flowers, representing the substance abuse category.
- Ms. Katie Everlove-Stone, Esq., representing the elderly services category.
- Ms. Jessica K. Fetherston-Resch, representing the education category.
- Mr. Ajay Pallegar, Esq., representing the economic development category.

The Mayor also requests that Council confirm the appointment of the following City Council members who have volunteered to serve on the Committee for a term of one year or until a new Committee is appointed, whichever occurs first:

- Karl Nurse, Councilmember
- Wengay Newton, Councilmember
- Amy Foster, Councilmember
- Steve Kornell, Councilmember

RECOMMENDATION: The Administration recommends that City Council adopt the attached resolution increasing the size of the Consolidated Plan Ad Hoc Application Review Committee (“Committee”) to nine (9) members; confirming the Mayor’s appointments to the Consolidated Plan Ad Hoc Review Committee for FY 2014/2015; and providing an effective date.

COST/FUNDING/ASSESSMENT INFORMATION: This action will not result in additional funding allocations.

ATTACHMENTS: Resolution
Resume

APPROVALS:

Administration:  _____

Budget:  _____

Legal: 00189821.doc V. 2

Resolution No. 2014 - _____

A RESOLUTION INCREASING THE SIZE OF THE CONSOLIDATED PLAN AD HOC APPLICATION REVIEW COMMITTEE ("COMMITTEE") TO NINE (9) MEMBERS; CONFIRMING THE MAYOR'S APPOINTMENTS TO THE COMMITTEE FOR FY 2014/2015; AND PROVIDING AN EFFECTIVE DATE.

WHEREAS, on April 3, 2003, City Council passed Resolution No. 2003-185, which amended and restated previous resolutions dealing with Consolidated Plan Application and Project Criteria ("Project Criteria") and Appointment, Composition, and Term of Members of the Consolidated Plan Ad Hoc Application Review Committee ("Committee"); and

WHEREAS, the Administration has received Consolidated Plan applications for funding for FY 2014/2015 and needs to have a Committee in place for review of those applications in a timely manner; and

WHEREAS, City Council Resolution No. 2013-138 established the size of the Committee at eight (8) members; and

WHEREAS, the Administration has received applications from five private citizens to serve on the Committee; and

WHEREAS, four Councilmembers have been designated to serve on the Committee; and

WHEREAS, the Administration has requested that the size of the Committee be increased to nine (9) members; and

WHEREAS, the Mayor has made the following appointments to the Committee for FY 2014/2015:

Mr. Ashon J. Nesbitt, representing the housing category
Ms. Rene Y. Robinson-Flowers, representing the substance abuse category
Ms. Katie Everlove-Stone, Esq., elderly services category
Ms. Jessica K. Fetherston-Resch, representing the education category
Mr. Ajay Pallegar, Esq., representing the economic development category
Karl Nurse, Councilmember
Wengay Newton, Councilmember
Amy Foster, Councilmember
Steve Kornell, Councilmember

;and

WHEREAS, this City Council has determined that it is in the best interest of the City to maintain the size of the Committee at nine (9) members and to confirm the appointments of the above persons to the Committee.

Joshua Johnson - Re: Applicants for Appointments to Membership on the Consolidated Plan Review Committee

From: Kevin King
To: Joshua Johnson
Date: 2/26/2014 10:49 AM
Subject: Re: Applicants for Appointments to Membership on the Consolidated Plan Review Committee
CC: Mike Dove

Joshua,

Mayor is fine with all of these. If you feel like you need an additional person or two, we can look for one.

Kevin King
Chief of Staff, Mayor's Office
City of St. Petersburg

>>> Joshua Johnson 2/25/2014 9:48 AM >>>
Good Morning Mr. King:

Mike Dove and I discussed the appointment of members of the Consolidated Plan Review Committee and the status of the information I forwarded to him earlier this month. Mr. Dove asked that I contact you and inquire as to the status of the persons who have submitted resumes for appointment on the Committee that was forwarded to your office. The Mayor may elect to appoint persons who have submitted applications, or he elect to appoint persons he feels would better fill the categories listed on the attached resolution.

Staff needs to receive information on recommended appointments sometime early to mid next month in order that Council documents may be prepared for approval by City Council in late March or the first meeting in April.

There are four City Councilmembers who have been appointed to the Committee, and it has been customary to appoint four to five private citizens to serve with the Councilmembers.

Thank you in advance for your assistance.

Joshua A. Johnson, Director
Housing and Community Development Department
City of St. Petersburg
P.O. Box 2842
St. Petersburg, Florida 33731-2842

Note: Transmissions subject to Public Records Laws of Florida

Intergovernmental Agencies

Appointed by

Name	Appointed by
Tourist Development Council (dba CVB)	COUNTY BOARD OF COMM
Metropolitan Planning Organization	CITY COUNCIL
Pinellas Planning Council	CITY COUNCIL
Pinellas Suncoast Transit Authority	CITY COUNCIL
WORKNET	CITY COUNCIL
Tampa Bay Estuary	MAYOR
Tampa Bay Regional Planning Council	CITY COUNCIL
Tampa Bay Area Regional Transportation Authority	MAYOR
Tampa Bay Water	CITY COUNCIL
Pinellas County Homeless Leadership Board	CITY COUNCIL
Pinellas Schools Collaborative	CITY COUNCIL
TSA RTA	CITY COUNCIL

City Committees

Arts Advisory	FOSTER	MAYOR/COUNCIL
CDBG	Kornell, Nurse, NEWTON, FOSTER	MAYOR
City Beautiful	Dudley	MAYOR/COUNCIL
International Relations	Kennedy, Dudley	MAYOR/COUNCIL
Public Arts	RICE	MAYOR/COUNCIL
Social Services Allocation	Gerdes	MAYOR/COUNCIL

Council Committees

Budget, Finance & Taxation	Kennedy, Gerdes, FOSTER, Nurse Alternate-Dudley	CITY COUNCIL CHAIR
Co-Sponsored Events	Gerdes, Kennedy, Kornell, FOSTER	CITY COUNCIL CHAIR
EMS AD HOC	Kennedy, Gerdes, RICE, Dudley Alternate FOSTER	CITY COUNCIL CHAIR
Housing Services	Gerdes, NEWTON, Nurse, KORNCLL Alternate -RICE	CITY COUNCIL CHAIR
Legislative Affairs and Intergov. Relations	Kornell, Newton, FOSTER, GERDES Alternate - NURSE	CITY COUNCIL CHAIR
Public Services and Infrastructure	Newton, DUDLEY, Kornell, RICE Alternate: KENNEDY	CITY COUNCIL CHAIR
Youth Services Committee	Dudley, Nurse, Newton, FOSTER Alternate - GERDES	CITY COUNCIL CHAIR

NO. 2001-700

A RESOLUTION APPROVING THE CONSOLIDATED PLAN APPLICATION AND PROJECT CRITERIA AND ESTABLISHING AN AD HOC APPLICATION REVIEW COMMITTEE, COMPOSED OF ONE REPRESENTATIVE FROM HOMELESS, SPECIAL NEEDS, HOUSING, COMMUNITY GRASS ROOTS, MENTAL HEALTH, SUBSTANCE ABUSE, ECONOMIC DEVELOPMENT, PREVENTION AND INTERVENTION, EDUCATION, BUSINESS INDUSTRIES, AND ELDERLY SERVICES, TO BE APPOINTED BY THE MAYOR AND CONFIRMED BY CITY COUNCIL TO REVIEW CONSOLIDATED PLAN APPLICATIONS RECEIVED FROM NONPROFIT ORGANIZATIONS; AND PROVIDING AN EFFECTIVE DATE.

WHEREAS, Consolidated Plan application and project criteria has been reviewed by City Council; and

WHEREAS, public meetings have been held to receive public input on proposed criteria;

NOW, THEREFORE, BE IT RESOLVED By the City Council of the City of St. Petersburg, Florida, that the Consolidated Plan Application and Project Criteria is approved. Be it further resolved that an ad hoc application review committee, composed of one representative from homeless, special needs, housing, community grass roots, mental health, substance abuse, economic development, prevention and intervention, education, business industries, and elderly services, be appointed by the Mayor and confirmed by City Council to review Consolidated Plan applications received from nonprofit organizations.

This resolution shall become effective immediately upon adoption.

Adopted at a regular session of the City Council held on the 1st day of November, 2001.

Rene Flamer
Chair-Councilmember
Presiding Officer of the City

ATTEST: *Eva Andujai*
City Clerk





MEMORANDUM

Council Meeting of March 20, 2014

TO: Members of City Council

FROM: Mayor Rick Kriseman

RE: Confirmation of Appointment and Reappointments to the Public Arts Commission

I respectfully request that Council confirm the appointment of Jeff Danner as a regular member to the Public Arts Commission to serve a four-year term ending February 28, 2018.

I respectfully request that Council confirm the reappointment of Larry LaDelfa and Kathryn B. Howd as regular members to the Public Arts Commission to serve four-year terms ending February 28, 2018.

Copies of their resumes have been provided to the Council office for your information.

RK/ea

Attachment

cc: E. Brincklow, Arts & International Relations Manager

A RESOLUTION CONFIRMING THE
APPOINTMENT AND REAPPOINTMENT OF
REGULAR MEMBERS TO THE PUBLIC ARTS
COMMISSION; AND PROVIDING AN
EFFECTIVE DATE.

BE IT RESOLVED By the City Council of the City of St. Petersburg, Florida, that this Council hereby confirms the appointment of Jeff Danner and the reappointment of Larry LaDelfa and Kathryn B. Howd as regular members to the Public Arts Commission to serve four-year terms ending February 28, 2018.

This resolution shall become effective immediately upon its adoption.

Approved as to form and content

City Attorney or (Designee)



MEMORANDUM

Council Meeting of March 20, 2014

TO: Members of City Council

FROM: Mayor Rick Kriseman

RE: Confirmation of Appointment to the Arts Advisory Committee

I respectfully request that Council confirm the appointment of Barbara Mazer Gross as a regular member to the Arts Advisory Committee to serve an unexpired three-year term ending September 30, 2016.

A copy of Ms. Gross' resume has been provided to the Council office for your information.

RK/ea

Attachments

cc: B. Brincklow, Arts & International Relations Manager

A RESOLUTION CONFIRMING THE
APPOINTMENT OF A REGULAR MEMBER TO
THE ARTS ADVISORY COMMITTEE; AND
PROVIDING AN EFFECTIVE DATE.

BE IT RESOLVED By the City Council of the City of St. Petersburg, Florida, that this Council hereby confirms the appointment Barbara Mazer Gross as a regular member to the Arts Advisory Committee to serve an unexpired three-year term ending September 30, 2016.

This resolution shall become effective immediately upon its adoption.

Approved as to form and content:

City Attorney or (Designee)



MEMORANDUM

Council Meeting of March 20, 2014

TO: Members of City Council

FROM: Mayor Rick Kriseman 

RE: Confirmation of Reappointments to the Investment Oversight Committee

I respectfully request that Council confirm the reappointment of Gary A. Patterson and Robert K. Doyle as regular members to the Investment Oversight Committee to serve two-year terms ending March 31, 2016.

Copies of their resumes have been provided to the Council office for your information.

RK/ea
Attachment

cc: A. Fritz, Finance Director

A RESOLUTION CONFIRMING THE
REAPPOINTMENT OF REGULAR MEMBERS
TO THE INVESTMENT OVERSIGHT
COMMITTEE; AND PROVIDING AN
EFFECTIVE DATE.

BE IT RESOLVED By the City Council of the City of St. Petersburg, Florida, that this Council hereby confirms the reappointment of Gary A. Patterson and Robert K. Doyle as regular members to the Investment Oversight Committee to serve two-year terms ending March 31, 2016.

This resolution shall become effective immediately upon its adoption.

Approved as to form and content

City Attorney (or Designee)



MEMORANDUM

Council Meeting of March 20, 2014

TO: Members of City Council

FROM: Mayor Rick Kriseman 

RE: Confirmation of Appointment to the City Beautiful Commission

I respectfully request that Council confirm the appointment of Ryan D. Cobin as a regular member to the City Beautiful Commission to serve an unexpired three-year term ending December 31, 2016.

A copy of Mr. Cobin's resume has been provided to the Council office for your information.

RK/ea

Attachments

cc: M. Jefferies, Parks and Recreation Director
L. Seufert, Park Operations Manager

A RESOLUTION CONFIRMING THE
APPOINTMENT OF A REGULAR MEMBER TO
THE CITY BEAUTIFUL COMMISSION; AND
PROVIDING AN EFFECTIVE DATE.

BE IT RESOLVED By the City Council of the City of St. Petersburg, Florida, that this Council hereby confirms the appointment of Ryan D. Cobin as a regular member to the City Beautiful Commission to serve an unexpired three-year term ending December 31, 2016.

This resolution shall become effective immediately upon its adoption.

Approved as to form and content

City Attorney or (Designee)



MEMORANDUM

Council Meeting of March 20, 2014

TO: Members of City Council

FROM: Mayor Rick Kriseman

RE: Appointment to the Civil Service Board

I respectfully request that Council appoint Gershom Faulkner as a regular member to the Civil Service Board to fill an unexpired three-year term ending June 30, 2016.

A copy of Mr. Faulkner's resume has been provided to the Council office for your information.

RK/ea

Attachment

cc: C. Guella, Interim Human Resources Director

A RESOLUTION APPOINTING A REGULAR
MEMBER TO THE CIVIL SERVICE BOARD;
AND PROVIDING AN EFFECTIVE DATE.

BE IT RESOLVED By the City Council of the City of St. Petersburg, Florida, that this Council hereby appoints Gershom Faulkner as a regular member to the Civil Service Board to fill an unexpired three-year term ending June 30, 2016.

This resolution shall become effective immediately upon its adoption.

Approved as to form and content

City Attorney or (Designee)



MEMORANDUM

Council Meeting March 20, 2014

TO: Members of City Council

FROM: Mayor Rick Kriseman

RE: Appointment as Code Enforcement Special Magistrate

I respectfully request that Council appoint Matthew Weidner as a Code Enforcement Special Magistrate to serve an unexpired three-year term ending December 31, 2016.

A copy of Mr. Weidner's bio has been provided to the Council office for your information.

RK/ea

Attachment

cc: T. Yost, Codes Compliance and Assistance Director

A RESOLUTION APPOINTING MATTHEW WEIDNER AS A SPECIAL MAGISTRATE TO EXERCISE THE POWERS OF A MUNICIPAL CODE ENFORCEMENT BOARD AS PROVIDED IN CHAPTER 162, FLORIDA STATUTES, AND IN ACCORDANCE WITH CITY CODE; AND PROVIDING AN EFFECTIVE DATE.

BE IT RESOLVED by the City Council of the City of St. Petersburg, Florida, that the City Code provides for the appointment of a Special Magistrate having the powers and duties of the Code Enforcement Board, pursuant to Part I of Chapter 162, Florida Statutes, and City Code.

BE IT FURTHER RESOLVED THAT Matthew Weidner is a resident of the City and is otherwise qualified for appointment to the office of Special Magistrate.

THEREFORE, BE IT RESOLVED that this Council hereby appoints Matthew Weidner as a Special Magistrate to serve an unexpired three-year term ending December 31, 2016.

This resolution shall become effective immediately upon its adoption.

Approved as to form and content

City Attorney or (Designee)

ST. PETERSBURG CITY COUNCIL

Consent Agenda

Meeting of March 20, 2014

TO: The Honorable Bill Dudley, Chair, and Members of City Council

SUBJECT: A resolution approving a supplemental appropriation in the amount of \$320,000 from the unappropriated balance of the Technology and Infrastructure Fund (5019) to the Police Department, Information Technology Services (140-1401), , Cold Backup Site Project (14470) for costs related to the installation and configuration of a disaster recovery cold backup site for the Police Department that includes CAD, I/Mobile, Interfaces and RMS production servers; authorizing the Mayor or his designee to execute all documents necessary to effectuate this resolution; and providing an effective date.

EXPLANATION: The Administration is requesting a supplemental appropriation in the amount of \$320,000 from the unappropriated balance of the Technology and Infrastructure Fund (5019) to the Police Department, Information Technology Services (140-1401), , Cold Backup Site Project (14470) for costs related to the installation and configuration of a disaster recovery cold backup site for the Police Department.

This project will provide a cold backup site located at the new County Public Safety Campus Administration Building located at 10750 Ulmerton Road in Largo which is built to withstand a category 5 hurricane. The funding will provide the necessary hardware and networking components to replicate the Computer Aided Dispatch (CAD), Field Mobile, and Records Management Systems (RMS) currently used by the City's Police Department. In the event of an emergency where the Department's systems, network, or building are compromised, the City's communications personnel will re-locate to the County Public Safety Campus Administration building and be fully operational to take calls and dispatch officers as needed. All 911 and non-emergency calls will be routed to this facility. The cold site will be replicated with current data on a continuous basis which will allow the site to be up and running within a short time frame. All mobile units will be able to connect to the backup site and function as they do today.

RECOMMENDATION: The Administration recommends that the City Council approve the attached resolution approving a supplemental appropriation in the amount of \$320,000 from the unappropriated balance of the Technology and Infrastructure Fund (5019) to the Police Department, Information Technology Services (140-1401), Cold Backup Site Project (14470) for costs related to the installation and configuration of a distaster recovery cold backup site for the Police Department that includes CAD, I/Mobile, Interfaces and RMS production servers; authorizing the Mayor or his designee to execute all documents necessary to effectuate this resolution; and providing an effective date; and providing an effective date.

COST/FUNDING/ASSESSMENT INFORMATION: Funding will be available after a supplemental appropriation in the amount of \$320,000 from the unappropriated balance of the Technology and Infrastructure Fund (5019) to the Police Department, Information Technology Services (140-1401), Cold Backup Site Project (14470).

ATTACHMENTS: Resolution

APPROVALS:

Administration: D. H. O'Neil Budget: E. Mahofsky

Legal: 00189892.doc V. 3

Resolution No. 2014-_____

A RESOLUTION APPROVING A SUPPLEMENTAL APPROPRIATION IN THE AMOUNT OF \$320,000 FROM THE UNAPPROPRIATED BALANCE OF THE TECHNOLOGY AND INFRASTRUCTURE FUND (5019) TO THE POLICE DEPARTMENT, INFORMATION TECHNOLOGY SERVICES (140-1401), COLD BACKUP SITE PROJECT (14470) FOR COSTS RELATED TO THE INSTALLATION AND CONFIGURATION OF A DISASTER RECOVERY COLD BACKUP SITE FOR THE POLICE DEPARTMENT THAT INCLUDES CAD, I/MOBILE, INTERFACES AND RMS PRODUCTION SERVERS; AUTHORIZING THE MAYOR OR HIS DESIGNEE TO EXECUTE ALL DOCUMENTS NECESSARY TO EFFECTUATE THIS RESOLUTION; AND PROVIDING AN EFFECTIVE DATE.

WHEREAS, the Administration has requested a supplemental appropriation in the amount of \$320,000 from the unappropriated balance of the Technology and Infrastructure Fund (5019) to the Police Department, Information Technology Services (140-1401), Cold Backup Site Project (14470); and

WHEREAS, the funds will be used to provide installation and configuration of equipment for a disaster recovery cold backup site for the Police Department located at the new County Public Safety Campus Administration Building located at 10750 Ulmerton Road in Largo which is built to withstand a Category 5 hurricane; and

WHEREAS, the funds will provide the necessary hardware and networking components to replicate the Computer Aided Dispatch (CAD), Field Mobile, and Records Management Systems (RMS) currently used by the City's Police Department, for continuity of operations and the secure backup and retention of law enforcement data in the event of an emergency in which the Department's systems, network, or building are compromised; and

WHEREAS, a supplemental appropriation in the total amount of \$320,000 from the unappropriated balance of the Technology and Infrastructure Fund (5019) to the Police Department, Information Technology Services (140-1401), Cold Backup Site Project (14470) is required.

NOW THEREFORE, BE IT RESOLVED by the City Council of the City of St. Petersburg, Florida, that there is hereby approved from the unappropriated balance of the Technology and Infrastructure Fund (5019), the following supplemental appropriation for FY 2014:

Technology and Infrastructure Fund (5019)

Police Department, Information Technology Services (140-1401),

Cold Backup Site Project (14470)

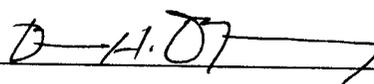
\$320,000

; and

BE IT FURTHER RESOLVED that the Mayor or his designee is authorized to execute all documents necessary to effectuate this resolution.

This Resolution shall take effect immediately upon its adoption.

Approvals:

Legal:  Administration: 
Budget: 

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St. Petersburg City Council

Consent Agenda
Meeting of March 20, 2014

TO: The Honorable Bill Dudley, Chair, and Members of City Council

SUBJECT: A resolution approving supplemental appropriations from the unappropriated balance of the Law Enforcement Fund (1023) to the Police Department, State Forfeiture Fund (140-2857) in the amount of \$8,870.60, for the purchase of tactical hand-held metal detectors and to the Treasury Forfeiture Fund (140-2859) in the amount of \$2,500 for the St. Petersburg Police Department Unity Tour Team to represent the Department during Police Week at the National Law Enforcement Officers Memorial Washington D.C., including participation in the annual Police Unity Tour; authorizing the Mayor or his designee to execute all documents necessary to effectuate this transaction; and providing an effective date.

EXPLANATION: The Administration requests supplemental appropriations from the unappropriated balance of the Law Enforcement Fund (1023) to the Police Department, State Forfeiture Fund (140-2857) in the amount of \$8,870.60 and Treasury Forfeiture Fund (140-2589) in the amount of \$2,500.

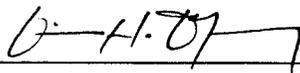
The funds appropriated to the Police Department, State Forfeiture Fund (140-2857) will be used for the purchase of sixty-seven (67) tactical hand-held portable metal detectors. This equipment will be used after a subject is arrested and detained in handcuffs to assist standard search procedures and provide an additional means of finding concealed weapons or contraband that could not be otherwise easily detected.

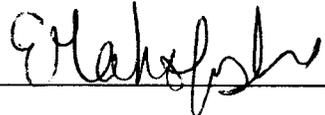
The funds appropriated to the Treasury Forfeiture Fund (140-2859) will be used to fund Department representation during Police Week at the National Law Enforcement Officers Memorial Washington D.C. to memorialize fallen officers, including participation in the annual Police Unity tour.

RECOMMENDATION: The administration recommends that City Council adopt the attached resolution approving supplemental appropriations from the unappropriated balance of the Law Enforcement Fund (1023) to the Police Department, State Forfeiture Fund (140-2857) in the amount of \$8,870.60, for the purchase of tactical hand-held metal detectors and to the Treasury Forfeiture Fund (140-2859) in the amount of \$2,500 for the St. Petersburg Police Department Unity Tour Team to represent the Department during Police Week at the National Law Enforcement Officers Memorial Washington D.C., including participation in the annual Police Unity Tour; authorizing the Mayor or his designee to execute all documents necessary to effectuate this transaction; and providing an effective date.

COST/FUNDING INFORMATION: Funds for the purchase of tactical hand-held metal detectors will be available after the approval of a supplemental appropriation in the amount of \$8,870.60 from the unappropriated balance of the Law Enforcement Fund (1023) to the Police Department, State Forfeiture Fund (140-2857) and funds to the St. Petersburg Police Department Police Unity Tour team will be available after the approval of a supplemental appropriation in the amount of \$2,500 from the unappropriated balance of the Law Enforcement Fund (1023) to the Police Department, Treasury Forfeiture Fund (140-2859).

Approvals:

Administration: 

Budget: 

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A RESOLUTION APPROVING SUPPLEMENTAL APPROPRIATIONS FROM THE UNAPPROPRIATED BALANCE OF THE LAW ENFORCEMENT FUND (1023) TO THE POLICE DEPARTMENT, STATE FORFEITURE FUND (140-2857) IN THE AMOUNT OF \$8,870.60, FOR THE PURCHASE OF TACTICAL HAND-HELD METAL DETECTORS AND TO THE TREASURY FORFEITURE FUND (140-2859) IN THE AMOUNT OF \$2,500 FOR THE ST. PETERSBURG POLICE DEPARTMENT UNITY TOUR TEAM TO REPRESENT THE DEPARTMENT DURING POLICE WEEK AT THE NATIONAL LAW ENFORCEMENT OFFICERS MEMORIAL WASHINGTON D.C., INCLUDING PARTICIPATION IN THE ANNUAL POLICE UNITY TOUR; AUTHORIZING THE MAYOR OR HIS DESIGNEE TO EXECUTE ALL DOCUMENTS NECESSARY TO EFFECTUATE THIS TRANSACTION; AND PROVIDING AN EFFECTIVE DATE.

WHEREAS, the Administration has requested supplemental appropriations from the Law Enforcement Fund (1023) to the Police Department, State Forfeiture Fund (140-2857) for the purchase of tactical hand-held metal detectors in the amount of \$8,870.60; and to the Treasury Forfeiture Fund (140-2859) to fund Departmental representation during Police Week at the National Law Enforcement Officers Memorial in Washington, D.C. in the amount of \$2,500; and

WHEREAS, The funds appropriated to the Police Department, State Forfeiture Fund (140-2857) will be used for the purchase of sixty-seven (67) tactical hand-held portable metal detectors, which will be used after a subject is arrested and detained in handcuffs to assist standard search procedures and provide an additional means of finding concealed weapons or contraband that could not be otherwise easily detected; and

WHEREAS, the funds appropriated to the Police Department, Treasury Forfeiture Fund (140-2859) will be used to fund Department representation during Police Week at the National Law Enforcement Officers Memorial Washington D.C. to memorialize fallen officers, including participation in the annual Police Unity Tour; and

WHEREAS, the requested appropriations are authorized uses for the Law Enforcement Fund (1023).

NOW THEREFORE, BE IT RESOLVED by the City Council of the City of St. Petersburg, Florida, that there is hereby approved from the unappropriated balance of the Law Enforcement Fund (1023), the following supplemental appropriations for FY2014:

<u>Law Enforcement Fund (1023)</u>	
Police Department, State Forfeiture (140-2857)	\$8,870.60

ST. PETERSBURG CITY COUNCIL
Consent Agenda
Meeting of March 20, 2014

TO: City Council Chair & Members of City Council

SUBJECT: City Council Minutes

EXPLANATION: City Council minutes of November 7, November 18, and November 25, 2013 City Council meetings are submitted for your approval.

**A RESOLUTION APPROVING THE MINUTES OF THE
CITY COUNCIL MEETINGS HELD ON NOVEMBER
7, NOVEMBER 18, AND NOVEMBER 25, 2013; AND
PROVIDING AN EFFECTIVE DATE.**

BE IT RESOLVED By the City Council of the City of St. Petersburg, Florida, that the minutes of the City Council meetings held on November 7, November 18, and November 25, 2013 are hereby approved.

This resolution shall become effective immediately upon its adoption.

**APPROVED AS TO FORM
AND SUBSTANCE:**

City Attorney or Designee

REGULAR SESSION OF THE CITY COUNCIL HELD AT CITY HALL

THURSDAY, NOVEMBER 7, 2013, AT 8:36 A.M.

Chair Karl Nurse called the meeting to order with the following members present: Charles Gerdes, James R. Kennedy, William H. Dudley, Leslie Curran, Steven Kornell, Wengay M. Newton, Sr. and Jeff Danner. Mayor Bill Foster, City Administrator Tish Elston, City Attorney John Wolfe, Chief Assistant City Attorney Mark Winn, Assistant City Attorneys Macall Dyer and Jeanne Hoffmann, City Clerk Eva Andujar and Deputy City Clerk Amelia Preston were also in attendance.

Councilmember Dudley moved with the second of Councilmember Kennedy that the following resolution be adopted:

BE IT RESOLVED By the City Council of the City of St. Petersburg, Florida, that Council add a New Business Item H-5 concerning the Council Meeting Schedule (e-mail from Terri Scott) and that Council approve the agenda with the following changes as amended:

- REVISE CA-1 Approving the purchase of two replacement fire apparatus for the Fire Department from The Sutphen Corporation at a total cost of \$1,568,416.73.
- MOVE CA-3 Approving an increase to the allocation for the management and operation of Al Lang and the Walter Fuller Complex with St. Petersburg Baseball Commission, Inc. in the amount of \$300,000 which increases the total contract amount to \$883,474. *[MOVED to Reports as F-4]*
- MOVE CA-4 Amending the agreement with Central Parking System of Florida, Inc. to extend the term for three months for parking facilities management services for an additional amount of \$26,250 in management fees and \$330,750 in budgeted reimbursable operating expenses totaling \$357,000. *[MOVED to Reports as F-5]*
- MOVE CB-9 Approving the Arts Advisory Committee recommendations for FY 2014 funding of \$178,813.20 for Arts and Cultural Grants for the period of October 1, 2013 to September 30, 2014; and approving a supplemental appropriation in the amount of \$3,813.20 from the unappropriated balance of the General Fund. *[MOVED to Reports as F-6]*
- ADD D-3 Proclamation recognizing November 2013 as Pancreatic Cancer Awareness Month.

- REVISE F-2 Update on Pinellas Suncoast Transit Authority (PSTA), Metropolitan Planning Organization (MPO), Tampa Bay Area Regional Transportation Authority (TBARTA), and the Advisory Committee for Pinellas Transportation (ACPT). (Councilmember Danner) (Oral)
- REVISE G-3 Ordinance approving the designation of the Custer-Moore Residence, located at 1014 Alhambra Way South, as a local historic landmark. (City File 13-90300004) *[Revised file #]*
- ADD H-3 Referring to the Youth Services Committee a discussion to increase Youthbuild enrollment and connect Youthbuild to a more robust N-Team to do repairs in neighborhoods surrounding the Sanderlin Center. (Chair Nurse)
- ADD H-4 Referring to the Public Services and Infrastructure Committee the topic of naming the City's newest park - Rivera Bay Neighborhood Park. (Councilmember Kennedy)
- ADD H-5 Council Meeting Schedule. (Councilmember Danner)
- INFO I-2 Public Services & Infrastructure Committee. (10/31/13)
- INFO I-3 Housing Services Committee. (10/31/13)
- INFO I-4 Legislative Affairs & Intergovernmental Relations Committee. (10/31/13)
- ADD I-5 Co-Sponsored Events Committee. (10/16/13)
- (a) Resolution approving events for co-sponsorship in name only by the City for Fiscal Year 2014; waiving the non-profit requirement of Resolution No. 2000-562(a) 8 for the co-sponsored events to be presented by Cox Radio, Inc., Festivals of Speed, LLC, Pediatric Services of Florida, Inc., Florida Adventure Sports, LLC and Bill Edwards Presents, Inc. in FY 2014; and authorizing the Mayor or his designee to execute all documents necessary to effectuate this resolution.
- (b) Resolution in accordance with City Code Section 21-38(d) exempting Festivals of Speed (Vinoy Park), Tampa Bay Bluesfest (Vinoy Park) and 97x Backyard BBQ (Vinoy Park), from the beer and wine only restrictions in City Code Section 21-38 (d) on the issuance of a permit for alcoholic beverages (for on premises consumption only) to be sold, served, dispensed, possessed, used and/or consumed at their respective venues, during their events as set forth herein.

(c) Ordinance providing for the sale and consumption of alcoholic beverages in Williams Park on February 1, 2014 and in Elva Rouse Park on March 8, 2014.

Roll call. Ayes. Dudley. Curran. Kornell. Nurse. Newton. Danner. Gerdes. Kennedy. Nays. None. Absent. None.

In connection with the Open Forum portion of the agenda, the following person(s) came forward:

1. Heidi Sumner, 601 64th Street North, commented on proposed Ordinance 94-H concerning noise emanating from motor vehicles in the right of way and asked Council to set the audible distance at 25 feet per State law. She stated that in her neighborhood the boom cars, the noise never stops.
2. Tee Lassiter, 963 27th Avenue South, she thanked Bayfront Medical, the Rays, the 29 attorneys throughout the Tampa Bay area, Mayor Foster and all the vendors who attended the 10th Annual Lawfest which had the highest attendance thus far. She also thanked Councilmembers Kennedy, Gerdes and Nurse and others for their assistance in conducting this event.

Councilmember Curran moved with the second of Councilmember Kennedy that the following resolutions be adopted:

- 13-429 Approving the purchase of two replacement fire apparatus for the Fire Department from The Sutphen Corporation at a total cost of \$1,568,416.73.
- 13-430 Renewing an agreement with Layne Inliner, LLC, for sanitary sewer cleaning for the Water Resources Department at an estimated annual cost of \$600,000.
- 13-431 Renewing a blanket purchase agreement with Xerox Corporation for the lease and maintenance of copiers at an estimated annual amount of \$341,000.
- 13-432 Approving annual blanket purchase agreements with Helena Chemical Company; Howard Fertilizer & Chemical Company, Inc.; Red River Specialties, Inc. and two other vendors for herbicides, pesticides and related products at an estimated annual amount of \$260,000.
- 13-433 Accepting a bid from GT Grandstands, Inc. for aluminum bleachers for the Parks & Recreation Department at a total cost of \$126,400.
- 13-434 Approving an agreement with the Pinellas County Metropolitan Planning Organization that will enable the City to continue to receive reimbursement from an existing grant from the Federal Transit Administration for the Downtown St. Petersburg Intermodal Facility Study ("Study"); approving an agreement with the firm Parsons Brinckerhoff, Inc. for professional services related to the Study; and

authorizing the Mayor or his designee to execute the agreements and all other documents necessary to effectuate this transaction.

- 13-435 Authorizing the Mayor or his designee to accept an Historic Preservation Survey and Planning Project Grant (“Grant”) from the Florida Department of State, Division of Historical Resources (“Department”) for an Indian Mounds Master Plan at a maximum reimbursement amount of \$50,000; to execute an Historic Preservation Grant Award Agreement with the Department; and to execute all other documents necessary to effectuate the Grant; approving a supplemental appropriation in the amount of \$50,000 from the increase in the unappropriated balance of the General Capital Improvement Fund (3001) resulting from these additional revenues to the Indian Mounds Master Plan Project (TBD).

- 13-436 Authorizing the Mayor or his designee to execute Supplement No. 1 to the Local Agency Program Agreement (“Agreement”) executed on August 20, 2012, between the City of St. Petersburg, Florida (“City”) and the State of Florida Department of Transportation (“FDOT”), for increased engineering design costs for the S.R. 682 (Pinellas Bayway) Trail – Phase II Project (“Project”) in the amount of \$16,000; and authorizing a supplemental appropriation in the amount of \$16,000 from the increase in the unappropriated balance of the Bicycle/Pedestrian Safety Grants Capital Projects Fund (3004), resulting from these additional revenues, to the Bayway Trail North – Phase II Project (13639). (Engineering Project No. 13018-112) (FPN 424532 5 38 01)

- 13-437 Confirming the appointment of Stewart O. Olson as Hearing Officer for appeals of demolition orders.

- 13-438 Confirming the appointment of Patricia Castellano as a regular member to the City Beautiful Commission to serve an unexpired three-year term ending December 31, 2015.

- 13-439 Resolution declaring the 29th Annual National Dr. Martin Luther King, Jr. Drum Major for Justice Parade which is to take place on January 20, 2014, to be a Special Event within the meaning of Section 16.70.030.1.5.C.1. of the St. Petersburg City Code; and delineating boundaries and time within which the declaration is to be effective.

- 13-440 Approving the minutes of July 11, July 18, and July 25, 2013 City Council meetings.

Roll call. Ayes. Dudley. Curran. Kornell. Nurse. Danner. Gerdes. Kennedy. Nays. None. Absent. Newton.

Fire Chief James Large introduced Assistant Fire Chief Robert Bassett who presented the Fire Officer of the Year Award to Jay Nyhart and the Firefighter of the Year Award to Jake Solomon. Chief Large introduced Captain Ian Womack who presented the Bert Smith EMT Award to Jason Quinette and the Bert Smith Paramedic of the Year Award to Seth Jacobson.

Mayor Foster presented a proclamation declaring November 23, 2013 as Shopapalooza Day in St. Petersburg to LocalShops1 founder Ester Venouziou and her brother Local Shops1 Vice President Mo Venouziou.

Mayor Foster presented a proclamation declaring November 2013 as Pancreatic Cancer Awareness Month in the City of St. Petersburg to Mr. Bob Green.

In connection with a report item, Arts & International Relations Manager Elizabeth Brincklow made a PowerPoint presentation on the Arts Advisory Committee's funding recommendations for FY 2014. Councilmember Danner moved with the second of Councilmember Kennedy that the following resolution be adopted:

13-441 Approving the Arts Advisory Committee recommendations for FY 2014 funding of \$178,813.20 for Arts and Cultural Grants for the period of October 1, 2013 through September 30, 2014; and approving a supplemental appropriation in the amount of \$3,813.20 from the unappropriated balance of the General Fund.

The Chair asked if there were any persons present wishing to be heard. The following person(s) came forward:

1. Tee Lassiter, 963 27th Avenue South, spoke in support of the Committee's funding recommendations.
2. Joe Cuenco, St. Petersburg, representing the Science Center, thanked the City for their support and encouraged Council to visit the Science Center.

Roll call. Ayes. Dudley. Curran. Kornell. Nurse. Newton. Danner. Gerdes. Kennedy. Nays. None. Absent. None. Councilmember Curran was excused.

In connection with a report item concerning Animal Control, Pinellas County Animal Control Department Director Maureen Freaney recognized representatives who were available to answer questions – Pinellas County Animal Services Field Enforcement Manager Doug Brightwell, Executive Director of SPCA Tampa Bay Martha Boden and SPCA Investigation Supervisor Jill Pearl. Ms. Freaney provided Council with an overview of services, \$4 million budget (the bulk of funding goes toward enforcement and shelters) and a review of the primary services (stray dog pickup, Code Enforcement & Citation, licensing, cruelty investigation, adoption/lost animals, special needs animals, etc.) they provide. Animal Control is working jointly with SPCA on various issues to stream line services. Mr. Brightwell stated the County is divided into three zones with seven officers in the field and one officer assigned to each zone. Zones 1, 2 and 3 encompass all of St. Petersburg, the southern part of Pinellas County and a portion of Pinellas Park. He reviewed the 16,104 enforcement phone calls responded to in 2012; 8,747 were in the three zones and of that number 554 phone calls were from Police Officers on the scene who needed assistance with an animal and of those calls 299 calls were from the three zones. Approximately half of our calls are in southern Pinellas County/City of St. Petersburg. Mr. Brightwell showed Council a map indicating coyote sightings which occur Countywide and are not addressed by Animal Services. Ms. Boden with the SPCA responded to questions regarding calls about pythons which are referred to the Fish & Wildlife Commission. Council

asked numerous questions concerning response time, aggressive behavior, physical possession of the animal, roaming dogs, injured animals, etc. Councilmember Kennedy thanked the County staff for their presentation. Councilmember Kennedy moved with the second of Councilmember Kornell that the following resolution be adopted:

BE IT RESOLVED By the City Council of the City of St. Petersburg, Florida, that Council draft a resolution expressing concern with budget cuts and no response to roaming dogs from 4:30 p.m. to 7 a.m. and requesting the County take these issues into consideration.

Legal will draft and bring back a resolution for Council action later in the meeting. Councilmember Gerdes requested the resolution include language that the provision of animal services is a safety and quality of life issue. Councilmember Curran was reported present.

In connection with a report item increasing the allocation for the management and operation of Al Lang and the Walter Fuller Complex with St. Petersburg Baseball Commission, Inc., CDA Administration & Finance Director Joe Zeoli made an oral presentation and stated there is no termination language in the current agreement which ends in 2016. Councilmember Gerdes recused himself as he assisted the St. Petersburg Baseball Commission with their incorporation and nonprofit status. Councilmember Kennedy moved with the second of Councilmember Curran that the following resolution be adopted:

13-442 Approving an increase to the allocation for the management and operation of Al Lang and the Walter Fuller Complex with St. Petersburg Baseball Commission, Inc. in the amount of \$300,000 which increases the total contract amount to \$883,474.

Councilmember Nurse stated the Rowdies have indicated they are willing to invest up to \$1 million in Al Lang for improvements to increase their attendance. Mr. Zeoli stated we have had regular meetings with the Baseball Commission and the Rowdies; staff can provide Council with an update in approximately six months. Roll call. Ayes. Dudley. Curran. Kornell. Nurse. Danner. Kennedy. Nays. Newton. Absent. None. Recused. Gerdes. (See Memorandum of Voting Conflict).

In connection with a report item, Parking Manager Evan Mory made a presentation. Councilmember Curran moved with the second of Councilmember Dudley that the following resolution be adopted:

13-443 Amending the agreement with Central Parking System of Florida, Inc. to extend the term for three months for parking facilities management services for an additional amount of \$26,250 in management fees and \$330,750 in budgeted reimbursable operating expenses totaling \$357,000.

The Chair asked if there were any persons present wishing to be heard. The following person(s) came forward:

1. Tee Lassiter, 963 27th Avenue South, commented on priorities. She stated we need personnel in garages to provide security not an automated system; this is a safety issue.

Roll call. Ayes. Dudley. Curran. Kornell. Nurse. Danner. Gerdes. Kennedy. Nays. None. Absent. Newton.

The Clerk read the titles of proposed Ordinances 1053-V and 1054-V. Zoning Official Philip Lazzara responded to questions from Councilmember Newton. Councilmember Danner moved with the second of Councilmember Kennedy that the following resolution be adopted:

BE IT RESOLVED By the City Council of the City of St. Petersburg, Florida, that Monday, November 25, 2013, at 6:00 p.m., or as soon thereafter as the same may be heard, be set as the time for the public hearing on proposed Ordinances 1053-V and 1054-V, entitled:

PROPOSED ORDINANCE NO. 1053-V

AN ORDINANCE APPROVING A VACATION OF ALL EASEMENTS, RIGHT-OF-WAYS AND RIGHT-OF-WAY EASEMENTS WITHIN THE NORTHERN 240 FEET OF THE BLOCK LOCATED SOUTH OF GANDY BOULEVARD AND BETWEEN SNUG HARBOR DRIVE AND SAN FERNANDO BOULEVARD; SETTING FORTH CONDITIONS FOR THE VACATION TO BECOME EFFECTIVE; AND PROVIDING FOR AN EFFECTIVE DATE

PROPOSED ORDINANCE NO. 1054-V

AN ORDINANCE APPROVING VACATION OF THE CUL-DE-SAC AT THE TERMINUS OF HARTFORD STREET NORTH IN THE BLOCK BOUND BY 34TH STREET NORTH, 36TH AVENUE NORTH, 35TH STREET NORTH AND 38TH AVENUE NORTH; SETTING FORTH CONDITIONS FOR THE VACATION TO BECOME EFFECTIVE; AND PROVIDING FOR AN EFFECTIVE DATE.

Roll call. Ayes. Dudley. Curran. Kornell. Nurse. Newton. Danner. Gerdes. Kennedy. Nays. None. Absent. None.

The Clerk read the title of proposed Ordinance 089-HL. Councilmember Curran moved with the second of Councilmember Kennedy that the following resolution be adopted:

BE IT RESOLVED By the City Council of the City of St. Petersburg, Florida, that Monday, November 25, 2013, at 6:00 p.m., or as soon thereafter as the same may be heard, be set as the time for the public hearing on proposed Ordinance 089-HL, entitled:

PROPOSED ORDINANCE NO. 089-HL

AN ORDINANCE OF THE CITY OF ST. PETERSBURG, FLORIDA, DESIGNATING THE CUSTER-MOORE RESIDENCE (LOCATED AT 1014 ALHAMBRA WAY SOUTH) AS A LOCAL LANDMARK AND ADDING THE PROPERTY TO THE LOCAL REGISTER PURSUANT TO SECTION 16.30.070, CITY CODE; AND PROVIDING AN EFFECTIVE DATE.

Roll call. Ayes. Dudley. Curran. Kornell. Nurse. Newton. Danner. Gerdes. Kennedy. Nays. None. Absent. None.

The Clerk read the title of proposed Ordinance 94-H. Councilmember Curran moved with the second of Councilmember Dudley that the following resolution be adopted:

BE IT RESOLVED By the City Council of the City of St. Petersburg, Florida, that Monday, November 25, 2013, at 6:00 p.m., or as soon thereafter as the same may be heard, be set as the time for the public hearing on proposed Ordinance 94-H, entitled:

PROPOSED ORDINANCE NO. 94-H

AN ORDINANCE AMENDING THE ST. PETERSBURG CITY CODE; PROHIBITING LOUD AND RAUCOUS NOISE EMANATING FROM MOTOR VEHICLES IN THE RIGHT OF WAY; CLARIFYING THE DEFINITION OF PRIVATELY OWNED OUTDOOR PLACES; PROVIDING AN EFFECTIVE DATE.

Chief Assistant City Attorney Winn made a presentation. Roll call. Ayes. Dudley. Curran. Kornell. Nurse. Newton. Danner. Gerdes. Kennedy. Nays. None. Absent. None. Chair Nurse requested feedback from Police Chief Harmon or a Police representative at the public hearing.

The Clerk read the title of proposed Ordinance 95-H. Councilmember Curran moved with the second of Councilmember Danner that the following resolution be adopted:

BE IT RESOLVED By the City Council of the City of St. Petersburg, Florida, that Monday, November 25, 2013, at 6:00 p.m., or as soon thereafter as the same may be heard, be set as the time for the public hearing on proposed Ordinance 95-H, entitled:

11/7/13

PROPOSED ORDINANCE NO. 95-H

AN ORDINANCE OF THE CITY OF ST PETERSBURG, FLORIDA, PROVIDING FOR AN AMENDMENT OF ARTICLE IV OF CHAPTER 21 OF THE ST. PETERSBURG CITY CODE THE SUBJECT OF WHICH ARTICLE IS THE WEEKI WACHEE FUND; PROVIDING FOR THE CLARIFICATION AND THE ADDITION OF CERTAIN DEFINITIONS; PROVIDING FOR AN AMENDED METHOD OF ESTABLISHING A LIST OF PROPOSED PROJECTS TO BE FUNDED FROM THE WEEKI WACHEE FUND; PROVIDING FOR AN AMENDMENT TO THE CRITERIA FOR ELIGIBLE PROJECTS; PROVIDING FOR AN AMENDED METHOD FOR APPROVAL OF WEEKI WACHEE PROJECTS; PROVIDING FOR NEW SECTIONS TO BE ADDED TO THE ARTICLE TO PROVIDE FOR, AMONG OTHER THINGS, A METHOD TO TEMPORARILY SET ASIDE FUNDS FOR A PROPOSED PROJECT AND A METHOD TO OVERRIDE THE RECOMMENDATION OF THE COMMITTEE OF THE WHOLE; PROVIDING FOR GENERAL CLARIFICATIONS THROUGHOUT THE ARTICLE; AND PROVIDING FOR AN EFFECTIVE DATE.

Roll call. Ayes. Dudley. Curran. Kornell. Nurse. Newton. Danner. Gerdes. Kennedy. Nays. None. Absent. None.

The meeting was recessed at 11:56 a.m.

The meeting was reconvened at 12:42 p.m. with the following members present: Chair Nurse and Councilmembers Dudley, Kornell, Newton, Danner, Gerdes and Kennedy. Absent: Councilmember Curran.

In connection with a new business item, Councilmember Danner moved with the second of Councilmember Newton that the following resolution be adopted:

13-444 Scheduling a regular meeting of City Council to be held on Monday, November 18, 2013, with a start time of 1:00 p.m.

Roll call. Ayes. Dudley. Kornell. Nurse. Newton. Danner. Gerdes. Kennedy. Nays. None. Absent. Curran.

In connection with a new business item requesting the Mayor remove the bricks from the pedestrian build out and replace with vertical landscaping, City Administrator Tish Elston

reported that Transportation & Parking Director Joe Kubicki is working on solutions to address this issue. Councilmember Danner moved with the second of Councilmember Gerdes that the following resolution be adopted:

BE IT RESOLVED By the City Council of the City of St. Petersburg, Florida, that Council request Transportation & Parking Director Joe Kubicki and Administration come back with appropriate vertical elements, based on the adopted Streetscape Plan, for pedestrian build outs.

Roll call. Ayes. Dudley. Kornell. Nurse. Newton. Danner. Gerdes. Kennedy. Nays. None. Absent. Curran.

In connection with a new business item, Councilmember Kornell moved with the second of Councilmember Newton that the following resolution be adopted:

BE IT RESOLVED By the City Council of the City of St. Petersburg, Florida, that Council refer to the Youth Services Committee a discussion, to include a presentation from Job Corps, to increase Youthbuild enrollment and to connect to a more robust N-Team to do repairs in neighborhoods surrounding the Sanderlin Center.

Roll call. Ayes. Dudley. Curran. Kornell. Nurse. Newton. Danner. Gerdes. Kennedy. Nays. None. Absent. None.

In connection with a new business item, Councilmember Kennedy moved with the second of Councilmember Kornell that the following resolution be adopted:

BE IT RESOLVED By the City Council of the City of St. Petersburg, Florida, that Council refer to the Public Services and Infrastructure Committee a discussion on naming the City's newest park – Rivera Bay Neighborhood Park.

Roll call. Ayes. Dudley. Curran. Kornell. Nurse. Newton. Danner. Gerdes. Kennedy. Nays. None. Absent. None.

In continuation with discussion of a report item concerning Animal Control, Chief Assistant City Attorney Mark Winn distributed a draft resolution for Council action. Councilmember Kennedy moved with the second of Councilmember Kornell that the following resolution be adopted:

13-445 A Resolution of the St. Petersburg City Council requesting the Board of County Commissioners review issues related to the provision of animal services in the City.

Roll call. Ayes. Dudley. Curran. Kornell. Nurse. Newton. Danner. Gerdes. Kennedy. Nays. None. Absent. None.

11/7/13

In connection with a new business item concerning the Council Meeting Schedule, Councilmember Curran moved with the second of Councilmember Kennedy that the following resolution be adopted:

13-446 Amending the Council Meeting Schedule to reschedule the January 30, 2014 Committee of the Whole meeting to allocate \$180,000 to December 19, 2013 and reschedule the December 19, 2013 Goals Workshop to January 9, 2014 to follow the City Council meeting and approve the Council Meeting Schedule as amended.

Councilmember Kornell moved with the second of Councilmember Newton that the following substitute resolution be adopted:

BE IT RESOLVED By the City Council of the City of St. Petersburg, Florida, that Council confirm the Council Meeting Schedule as submitted.

Roll call. Ayes. Dudley. Kornell. Nurse. Newton. Nays. Curran. Danner. Gerdes. Kennedy. None. Absent. None. (Motion failed.) Roll call on Resolution 2013-446. Roll call. Ayes. Dudley. Curran. Danner. Gerdes. Kennedy. Nays. Kornell. Nurse. Newton. Absent. None.

In connection with a Youth Services Committee report, Councilmember Kornell moved with the second of Councilmember Newton that the following resolution be adopted:

BE IT RESOLVED By the City Council of the City of St. Petersburg, Florida, that Council receive and file the October 17, 2013 Youth Services Committee report presented by Councilmember Kornell.

Roll call. Ayes. Dudley. Curran. Kornell. Nurse. Newton. Danner. Gerdes. Kennedy. Nays. None. Absent. None.

In connection with a Public Services & Infrastructure Committee report, Councilmember Dudley moved with the second of Councilmember Kennedy that the following resolution be adopted:

BE IT RESOLVED By the City Council of the City of St. Petersburg, Florida, that Council receive and file the October 31, 2013 Public Services & Infrastructure Committee report presented by Councilmember Dudley.

Roll call. Ayes. Dudley. Curran. Kornell. Nurse. Newton. Gerdes. Kennedy. Nays. None. Absent. Danner.

In connection with a Housing Services Committee report, Councilmember Curran moved with the second of Councilmember Newton that the following resolution be adopted:

BE IT RESOLVED By the City Council of the City of St. Petersburg, Florida, that Council receive and file the October 31, 2013 Housing Services Committee report presented by Chair Nurse.

11/7/13

Roll call. Ayes. Dudley. Curran. Kornell. Nurse. Newton. Danner. Gerdes. Kennedy. Nays. None. Absent. None.

In connection with a Legislative Affairs & Intergovernmental Committee report, Assistant City Attorney Jeanne Hoffmann distributed copies of a draft resolution concerning recovery residences and sober homes and a draft letter to Governor Scott. Councilmember Danner moved with the second of Councilmember Curran that the following resolution be adopted as amended and approving the draft letter to Governor Scott:

13-447 A resolution in support of legislation for the regulation of properties identified as Recovery Residences and Sober Homes through the use of state-wide licensing and registration.

Roll call. Ayes. Dudley. Curran. Kornell. Nurse. Newton. Danner. Gerdes. Kennedy. Nays. None. Absent. None. Councilmember Danner moved with the second of Councilmember Curran that the following resolution be adopted:

BE IT RESOLVED By the City Council of the City of St. Petersburg, Florida, that Council receive and file the October 31, 2013 Legislative Affairs & Intergovernmental Committee report presented by Councilmember Danner.

Roll call. Ayes. Dudley. Curran. Kornell. Nurse. Newton. Danner. Gerdes. Kennedy. Nays. None. Absent. None.

In connection with a Co-Sponsored Events Committee report, Councilmember Gerdes moved with the second of Councilmember Kennedy that the following resolution be adopted:

13-448 Resolution approving events for co-sponsorship in name only by the City for Fiscal Year 2014; waiving the non-profit requirement of Resolution No. 2000-562(a) 8 for the co-sponsored events to be presented by Cox Radio, Inc., Festivals of Speed, LLC, Pediatric Services of Florida, Inc., Florida Adventure Sports, LLC and Bill Edwards Presents, Inc. in FY 2014; and authorizing the Mayor or his designee to execute all documents necessary to effectuate this resolution.

Roll call. Ayes. Dudley. Curran. Kornell. Nurse. Newton. Danner. Gerdes. Kennedy. Nays. None. Absent. None. Councilmember Gerdes moved with the second of Councilmember Kennedy that the following resolution be adopted:

13-449 Resolution in accordance with City Code Section 21-38(d) exempting Festivals of Speed (Vinoy Park), Tampa Bay Bluesfest (Vinoy Park) and 97x Backyard BBQ (Vinoy Park), from the beer and wine only restrictions in City Code Section 21-38 (d) on the issuance of a permit for alcoholic beverages (for on premises consumption only) to be sold, served, dispensed, possessed, used and/or consumed at their respective venues, during their events as set forth herein.

11/7/13

Roll call. Ayes. Dudley. Curran. Kornell. Nurse. Newton. Danner. Gerdes. Kennedy. Nays. None. Absent. None. Councilmember Gerdes moved with the second of Councilmember Curran that the following resolution be adopted:

BE IT RESOLVED By the City Council of the City of St. Petersburg, Florida, that Monday, November 25, 2013, at 6:00 p.m., or as soon thereafter as the same may be heard, be set as the time for the public hearing on proposed Ordinance 96-H, entitled:

PROPOSED ORDINANCE NO. 96-H

AN ORDINANCE PROVIDING FOR THE SALE AND CONSUMPTION OF ALCOHOLIC BEVERAGES IN WILLIAMS PARK ON FEBRUARY 1, 2014 AND IN ELVA ROUSE PARK ON MARCH 8, 2014; AND PROVIDING AN EFFECTIVE DATE.

The Clerk read the title of proposed Ordinance 96-H. Roll call. Ayes. Dudley. Curran. Kornell. Nurse. Danner. Gerdes. Kennedy. Nays. Newton. Absent. None. Councilmember Gerdes moved with the second of Councilmember Kennedy that the following resolution be adopted:

BE IT RESOLVED By the City Council of the City of St. Petersburg, Florida, that Council receive and file the October 16, 2013 Co-Sponsored Events Committee report presented by Councilmember Gerdes.

Roll call. Ayes. Dudley. Curran. Kornell. Nurse. Newton. Danner. Gerdes. Kennedy. Nays. None. Absent. None.

In connection with an oral transportation update, Councilmember Danner moved with the second of Councilmember Newton that the following resolution be adopted:

13-450 Reaffirming the appointment of Daryl Krumsieg to the Metropolitan Planning Organization (MPO) Citizens Advisory Committee.

Roll call. Ayes. Dudley. Curran. Kornell. Nurse. Newton. Danner. Gerdes. Kennedy. Nays. None. Absent. None. Councilmember Danner moved with the second of Councilmember Newton that the following resolution be adopted:

BE IT RESOLVED By the City Council of the City of St. Petersburg, Florida, that Council receive the oral update on the Pinellas Suncoast Transit Authority (PSTA), the Metropolitan Planning Organization (MPO) and the Tampa Bay Area Regional Transportation Authority (TBARTA), the proposed renaming of 102nd Avenue North to Bryan Dairy Road, reviewed ballot language for Greenlight Pinellas, Art in Transit, etc. presented by Councilmember Danner.

11/7/13

Roll call. Ayes. Dudley. Curran. Kornell. Nurse. Newton. Danner. Gerdes. Kennedy. Nays.
None. Absent. None.

There being no further business, the meeting was adjourned at 2:14 p.m.

Karl Nurse, Chair-Councilmember
Presiding Officer of the City Council

ATTEST: _____
Eva Andujar, City Clerk

APPOINTED OFFICERS (continued)

- A copy of the form must be provided immediately to the other members of the agency.
- The form must be read publicly at the next meeting after the form is filed.

IF YOU MAKE NO ATTEMPT TO INFLUENCE THE DECISION EXCEPT BY DISCUSSION AT THE MEETING:

- You must disclose orally the nature of your conflict in the measure before participating.
- You must complete the form and file it within 15 days after the vote occurs with the person responsible for recording the minutes of the meeting, who must incorporate the form in the minutes. A copy of the form must be provided immediately to the other members of the agency, and the form must be read publicly at the next meeting after the form is filed.

DISCLOSURE OF LOCAL OFFICER'S INTEREST

I, Charlie Gerdes, hereby disclose that on November 7, 20 13.

(a) A measure came or will come before my agency which (check one)

- inured to my special private gain or loss;
- inured to the special gain or loss of my business associate, _____;
- inured to the special gain or loss of my relative, _____;
- inured to the special gain or loss of St. Petersburg Baseball Commission by whom I ^{was} retained; or
- inured to the special gain or loss of _____, which is the parent organization or subsidiary of a principal which has retained me.

(b) The measure before my agency and the nature of my conflicting interest in the measure is as follows:

Resolution 2013-442 - Approving an increase to the allocation for the management and operation of Al Lang and the Walter Fuller Complex with St. Petersburg Baseball Commission, Inc. in the amount of \$300,000 which increases the total contract amount to \$883,474.

2-4-14
Date Filed

[Signature]
Signature

NOTICE: UNDER PROVISIONS OF FLORIDA STATUTES §112.317, A FAILURE TO MAKE ANY REQUIRED DISCLOSURE CONSTITUTES GROUNDS FOR AND MAY BE PUNISHED BY ONE OR MORE OF THE FOLLOWING: IMPEACHMENT, REMOVAL OR SUSPENSION FROM OFFICE OR EMPLOYMENT, DEMOTION, REDUCTION IN SALARY, REPRIMAND, OR A CIVIL PENALTY NOT TO EXCEED \$10,000.

FORM 8B MEMORANDUM OF VOTING CONFLICT FOR COUNTY, MUNICIPAL, AND OTHER LOCAL PUBLIC OFFICERS

LAST NAME—FIRST NAME—MIDDLE NAME Charlie Gerdes	NAME OF BOARD, COUNCIL, COMMISSION, AUTHORITY, OR COMMITTEE City Council
MAILING ADDRESS 175 5th Street North	THE BOARD, COUNCIL, COMMISSION, AUTHORITY OR COMMITTEE ON WHICH I SERVE IS A UNIT OF: <input checked="" type="checkbox"/> CITY <input type="checkbox"/> COUNTY <input type="checkbox"/> OTHER LOCAL AGENCY
CITY St. Petersburg	COUNTY Pinellas
DATE ON WHICH VOTE OCCURRED November 7, 2013	NAME OF POLITICAL SUBDIVISION: City of St. Petersburg
MY POSITION IS: <input checked="" type="checkbox"/> ELECTIVE <input type="checkbox"/> APPOINTIVE	

WHO MUST FILE FORM 8B

This form is for use by any person serving at the county, city, or other local level of government on an appointed or elected board, council, commission, authority, or committee. It applies equally to members of advisory and non-advisory bodies who are presented with a voting conflict of interest under Section 112.3143, Florida Statutes.

Your responsibilities under the law when faced with voting on a measure in which you have a conflict of interest will vary greatly depending on whether you hold an elective or appointive position. For this reason, please pay close attention to the instructions on this form before completing the reverse side and filing the form.

INSTRUCTIONS FOR COMPLIANCE WITH SECTION 112.3143, FLORIDA STATUTES

A person holding elective or appointive county, municipal, or other local public office **MUST ABSTAIN** from voting on a measure which inures to his or her special private gain or loss. Each elected or appointed local officer also is prohibited from knowingly voting on a measure which inures to the special gain or loss of a principal (other than a government agency) by whom he or she is retained (including the parent organization or subsidiary of a corporate principal by which he or she is retained); to the special private gain or loss of a relative; or to the special private gain or loss of a business associate. Commissioners of community redevelopment agencies under Sec. 163.356 or 163.357, F.S., and officers of independent special tax districts elected on a one-acre, one-vote basis are not prohibited from voting in that capacity.

For purposes of this law, a "relative" includes only the officer's father, mother, son, daughter, husband, wife, brother, sister, father-in-law, mother-in-law, son-in-law, and daughter-in-law. A "business associate" means any person or entity engaged in or carrying on a business enterprise with the officer as a partner, joint venturer, coowner of property, or corporate shareholder (where the shares of the corporation are not listed on any national or regional stock exchange).

* * * * *

ELECTED OFFICERS:

In addition to abstaining from voting in the situations described above, you must disclose the conflict:

PRIOR TO THE VOTE BEING TAKEN by publicly stating to the assembly the nature of your interest in the measure on which you are abstaining from voting; *and*

WITHIN 15 DAYS AFTER THE VOTE OCCURS by completing and filing this form with the person responsible for recording the minutes of the meeting, who should incorporate the form in the minutes.

* * * * *

APPOINTED OFFICERS:

Although you must abstain from voting in the situations described above, you otherwise may participate in these matters. However, you must disclose the nature of the conflict before making any attempt to influence the decision, whether orally or in writing and whether made by you or at your direction.

IF YOU INTEND TO MAKE ANY ATTEMPT TO INFLUENCE THE DECISION PRIOR TO THE MEETING AT WHICH THE VOTE WILL BE TAKEN:

- You must complete and file this form (before making any attempt to influence the decision) with the person responsible for recording the minutes of the meeting, who will incorporate the form in the minutes. (Continued on other side)

REGULAR SESSION OF THE CITY COUNCIL HELD AT CITY HALL

THURSDAY, NOVEMBER 18, 2013, AT 1:05 P.M.

Chair Karl Nurse called the meeting to order with the following members present: Charles Gerdes, James R. Kennedy, William H. Dudley, Leslie Curran, Steven Kornell, Wengay M. Newton, Sr. and Jeff Danner. Mayor Bill Foster, City Administrator Tish Elston, City Attorney John Wolfe, Chief Assistant City Attorney Mark Winn, City Clerk Eva Andujar and Deputy City Clerk Amelia Preston were also in attendance.

Councilmember Curran moved with the second of Councilmember Kennedy that the following resolution be adopted:

BE IT RESOLVED By the City Council of the City of St. Petersburg, Florida, that Council defer Report Item E-1 to a later date and that Council approve the agenda as amended:

DEFER E-1 Williams Park Presentation by St. Petersburg College Students.

Roll call. Ayes. Dudley. Curran. Kornell. Nurse. Newton. Danner. Gerdes. Kennedy. Nays. None. Absent. None.

The Clerk read the title of proposed Ordinance 97-H. Councilmember Kornell moved with the second of Councilmember Curran that the following resolution be adopted:

BE IT RESOLVED By the City Council of the City of St. Petersburg, Florida, that Monday, November 25, 2013, at 6:00 p.m., or as soon thereafter as the same may be heard, be set as the time for the public hearing on proposed Ordinance 97-H, entitled:

PROPOSED ORDINANCE NO. 97-H

AN ORDINANCE ENACTING YEAR-END APPROPRIATION ADJUSTMENTS FOR FISCAL YEAR 2013; OPERATING BUDGET AND CAPITAL IMPROVEMENT PROGRAM BUDGET AND ADJUSTMENTS TO THE FISCAL YEAR 2014 BUDGET; AND PROVIDING AN EFFECTIVE DATE.

Councilmember Kornell moved with the second of Councilmember Kennedy that the following resolution be adopted:

BE IT RESOLVED By the City Council of the City of St. Petersburg, Florida, that Council amend proposed Ordinance 97-H to reflect the Budget, Finance & Taxation Committee's recommendation to add the \$50,000, for a Management Evaluation Study, in Section 7, to the General Fund balance for appropriation at a future date.

Roll call. Ayes. Dudley. Curran. Kornell. Nurse. Newton. Danner. Gerdes. Kennedy. Nays. None. Absent. None. Councilmember Newton moved with the second of Councilmember Curran

BE IT RESOLVED By the City Council of the City of St. Petersburg, Florida, that Council amend proposed Ordinance 97-H to reflect that \$3.5 million from the Neighborhood & Citywide Infrastructure Fund and \$544,000 from the Recreation & Culture Capital Improvement Fund not be transferred to the Public Safety Capital Improvement Fund to fund the Police Facility/EOC Project (12847), the Police Department Headquarters Facility Project at this time.

Mayor Foster provided comments on the Police Department Headquarters Facility Project and the need for these funds and additional monies. Roll call. Ayes. Curran. Nurse. Newton. Danner. Nays. Dudley. Kornell. Gerdes. Kennedy. Absent. None. (Motion failed.) Councilmember Curran moved with the second of Councilmember Kennedy that the following resolution be adopted:

BE IT RESOLVED By the City Council of the City of St. Petersburg, Florida, that Monday, November 25, 2013, at 6:00 p.m., or as soon thereafter as the same may be heard, be set as the time for the public hearing on proposed Ordinance 97-H, as amended.

Roll call. Ayes. Dudley. Curran. Kornell. Nurse. Danner. Gerdes. Kennedy. Nays. Newton. Absent. None.

In connection with a report item declaring the results of the November 5, 2013 General Election, Councilmember Curran moved with the second of Councilmember Danner that the following resolution be adopted:

13-451 A Resolution declaring the results of the General Municipal Election held on November 5, 2013.

Roll call. Ayes. Dudley. Curran. Kornell. Nurse. Newton. Danner. Gerdes. Kennedy. Nays. None. Absent. None.

11/18/13

City Attorney Wolfe cautioned Council that they are prohibited from speaking with the official Council Member Elects on any issue that might come before them per the Sunshine Law. Mr. Wolfe also distributed to Council backup material for Public Hearing Item J-7, Ordinance 95-H amending the Weeki Wachee Ordinance, on the November 25, 2013 Council Agenda.

There being no further business, the meeting was adjourned at 1:38 p.m.

Karl Nurse, Chair-Councilmember
Presiding Officer of the City Council

ATTEST: _____
Eva Andujar, City Clerk

REGULAR SESSION OF THE CITY COUNCIL HELD AT CITY HALL

THURSDAY, NOVEMBER 25, 2013, AT 3:08 P.M.

Chair Karl Nurse called the meeting to order with the following members present: Charles Gerdes, James R. Kennedy, William H. Dudley, Steven Kornell, Wengay M. Newton, Sr. and Jeff Danner. Absent: Leslie Curran. Mayor Bill Foster, City Administrator Tish Elston, City Attorney John Wolfe, Chief Assistant City Attorney Mark Winn, City Clerk Eva Andujar and Deputy City Clerk Amelia Preston were also in attendance.

Councilmember Dudley moved with the second of Councilmember Kennedy that the following resolution be adopted:

BE IT RESOLVED By the City Council of the City of St. Petersburg, Florida, that Council add a New Business Item G-4 (see below), move Consent Items CB-2 and CB-5 back to Consent and that Council approve the agenda with the following changes as amended:

- MOVE CA-2 Approving awards to Kimmins contracting Corporation and Marvin Oster Investments, INC. d/b/a Drew Park Metals for the sale of recyclable metal and metal products for an estimated annual sales revenue of \$500,934. [MOVED to Reports as F-10]
- MOVE CA-3 Approving disbursement of up to \$1,303,000 from the Capital Repair, Renewal and Replacement Sinking Fund Account for Tropicana Field Capital Projects; approving a supplemental appropriation in the amount of \$1,303,000 from the un-appropriated balance of the Tropicana Field Capital Projects Fund (3081) to the Tropicana Field FY14 Improvements Project (14401). [MOVED to Reports as F-11]
- MOVE CB-4 Renewing a blanket purchase agreement with Boley Centers, Inc. for management services for summer youth intern program (SYIP) for the Community Services Department at an estimated annual cost of \$250,000. [MOVED to Reports as F-13]
- MOVE CB-12 Authorizing the Mayor of his designee to accept a one year contract between the Board of Pinellas County, Florida and the City of St. Petersburg for the continuation of the School Resource Officer Program in the public school system of Pinellas County; and to execute all documents necessary to effectuate this transaction. [MOVED to Reports as F-7]

- MOVE CB-13 Proposed labor agreements between the City of St. Petersburg and the St. Petersburg Association of Firefighters (SPAFF). *[MOVED to Reports as F-7]*
- (a) Ratifying the proposed labor agreement between the City of St. Petersburg and the St. Petersburg Association of Firefighters (SPAFF) for the Firefighters, Paramedics, and Lieutenants bargaining unit covering the job classifications within this bargaining unit effective October 1, 2013 through September 30, 2016.
- (b) Ratifying the proposed labor agreement between the City of St. Petersburg and the St. Petersburg Association of Firefighters (SPAFF) for the Fire Captains and District Chiefs collective bargaining unit covering the job classifications within this bargaining unit effective October 1, 2013 through September 30, 2014.
- ADD CB-15 Authorizing the Mayor or his designee to accept a one-year Pinellas County Solid Waste Operations Municipal Reimbursement Grant in the amount of \$190,438 to fund recycling and recycling education programs, and to execute all documents necessary to effectuate this transaction.
- ADD CB-16 Accepting a bid from Kimszal Contracting, Inc. to paint the Mid-Core parking garage for the Transportation and Parking Management Department at a total cost of \$158,900.
- ADD CB-17 Authorizing the Mayor or his designee to accept an extension of the Expiration Date of the Grant Period of Performance of the FY 2010 Staffing for Adequate Fire and Emergency Response (“SAFER”) federally funded grant to April 30, 2014, and to execute other documents necessary to effectuate this transaction.
- DEFER F-2 Mahaffey Theater Update. *[Deferred to the 12/5/13 Meeting]*
- DEFER F-3 Tourist Development Council. (Councilmember Curran) (Oral) *[Deferred to the 12/5/13 Meeting]*
- MOVE F-5 Resolution urging the Members of the Florida Legislature to oppose legislation that would mandate the use of a uniform chart of accounts for all government entities. *[Moved to Consent as CB-14]*
- ADD F-8 Pinellas Planning Council. (Councilmember Kennedy)
- (a) Pinellas Countywide Industrial Land Use Ordinance.
- (b) Pinellas Planning Council Greenlight Pinellas Support Resolution.
- ADD F-9 Tampa Bay Transportation Management Area (TBTMA). (Councilmember Kennedy) (Oral)

- ADD G-3 Referring to the Public Services & Infrastructure Committee for discussion the addition of new Code Enforcement Officers who are also sworn officers. (Councilmember Kornell)
- ADD G-4 Requesting a report from Real Estate & Property Management regarding the Rahall Estate at the next scheduled Budget, Finance & Taxation Committee meeting followed by a discussion at the next available Committee of the Whole. (Councilmember Kornell)
- ADD H-1 Budget, Finance & Taxation Committee. (11/18/13)
- INFO J-7 Ordinance 95-H amending the Weeki Wachee Ordinance.
- INFO J-9 Ordinance 97-H enacting Year-End Appropriation Adjustments for Fiscal Year 2013 Operating Budget & Capital Improvement Program Budget & Adjustments to the Fiscal Year 2014 Budget.

Roll call. Ayes. Dudley. Kornell. Nurse. Newton. Danner. Gerdes. Kennedy. Nays. None. Absent. Curran.

In connection with the Open Forum portion of the agenda, the following person(s) came forward:

1. Monica Abbott, St. Petersburg, commented on the proposed Great Central Avenue Clean Up scheduled for Saturday, February 8, 2014. She thanked Council for the amendments to the Noise Ordinance.
2. Heidi Sumner, 601 64th Street North, commented on loud noise and thanked Council for their consideration of the Noise Ordinance.
3. Judy Mohrman, 6865 23rd Street South, commented on a gay bar, the "Flamingo Resort", located in her neighborhood where there have been numerous fights.
4. Winston Fiore, 1627 27th Avenue North, was cited for keeping a goat and sheep (pets). He requested Council amend the City Code which currently prohibits the keeping of goats and sheep within the city limits so he can keep his pets.
5. Bruce Gilbert, 1145 Crescent Lake Drive North, stated that in mid October he started getting calls directed to his phone concerning signage in the right of way which are not his. Code Enforcement traced the number to a burner phone. He contacted Bright House and Verizon; both reported the traced number is not theirs. Staff to see if anything can be done.

In connection with a report item, CDA Administration & Finance Director Joe Zeoli made an oral presentation. Councilmember Kennedy moved with the second of Councilmember Gerdes that the following resolution be adopted:

- 13-452 Approving disbursement of up to \$1,303,000 from the Capital Repair, Renewal and Replacement Sinking Fund Account for Tropicana Field Capital Projects; approving a supplemental appropriation in the amount of \$1,303,000 from the un-appropriated balance of the Tropicana Field Capital Projects Fund (3081) to the Tropicana Field FY14 Improvements Project (14401).

Roll call. Ayes. Dudley. Kornell. Nurse. Newton. Danner. Gerdes. Kennedy. Nays. None. Absent. Curran.

Councilmember Danner moved with the second of Councilmember Kornell that the following resolutions be adopted:

- 13-453 Renewing an agreement with Metropolitan Life Insurance Company for voluntary dental DHMO and PPO insurance at an estimated annual premium of \$791,250.
- 13-454 Renewing a blanket purchase agreement with Standard Insurance Company for group ancillary insurance at an estimated annual premium of \$782,044.
- 13-455 Renewing an agreement with CompBenefits Company for voluntary vision insurance at an estimated annual premium of \$173,722.
- 13-456 Approving awards to Kimmins Contracting Corporation and Marvin Oster Investments, Inc. d/b/a Drew Park Metals for the sale of recyclable metal and metal products for an estimated annual sales revenue of \$500,934.
- 13-457 Authorizing the Mayor or his designee to execute Change Order No. 1 to the contract with LEMA Construction & Developers, Inc. in the amount of \$140,000 for the Solar Parks Project for a total contract amount of \$1,702,820. (Engineering Project No. 10237-017, Oracle No.12710)
- 13-458 Renewing blanket purchase agreements with Cross Construction Services, Inc., Cross Environmental Services, Inc., H & H Fergusons' Contracting, Inc. and Sonny Glasbrenner, Inc. for demolition and removal of structures at an estimated annual cost of \$440,000.
- 13-459 Renewing blanket purchase agreements with Southeastern Paper Group Inc., Sani-Chem Janitorial Supplies, Inc. and American Chemical & Building Maintenance Supply, Inc. for janitorial supplies at an estimated annual cost of \$250,000.
- 13-460 Accepting a proposal from AGC Electric, Inc., a sole source supplier, for a three-year agreement to supply, install and maintain pedestrian crosswalk assemblies for the Transportation & Parking Department in an amount not to exceed \$195,000.
- 13-461 Authorizing the Mayor or his designee to execute a Supplemental Joint Participation Agreement with the Florida Department of Transportation ("FDOT") providing an additional \$151,000 in funding for the Airport - Terminal Hangar Project (#13279); and all other documents necessary to effectuate this resolution.

- 13-462 Authorizing the Mayor or his designee to accept a ROOM TO RUN™ Dog Park Appreciation Project Appreciation Grant (“Grant”) from the Nutro Company for the Coquina Key Dog Park Improvements Project in the amount of \$2,000; and to execute all documents necessary to effectuate the Grant; and approving a supplemental appropriation in the amount of \$2,000 from the increase in the unappropriated balance of the General Fund (0001), resulting from these additional revenues, to the Parks & Recreation South District #4 (1902369) Coquina Key Dog Park Improvements Project (“Project”) (TBD).
- 13-463 Authorizing the Mayor or his designee to execute Task Order No. 12-03-CH2/W to the agreement between the City of St. Petersburg and CH2M Hill in the amount of \$195,217, for design and bidding phase engineering services for the Northwest Water Reclamation Facility (NWWRF) Coarse Screening Structure & Odor Control Facilities project. (Engineering Project No. 14014 111; Oracle No. 13823)
- 13-464 Authorizing the Mayor or his designee to execute Task Order No. 12-04-BV/W, to the agreement between the City of St. Petersburg and Black & Veatch Corporation in the amount of \$472,031 for engineering design services related to the Southwest Wastewater Treatment Plant Gas Generator and Electrical Improvements. (Engineering Project No. 13082-111; Oracle No. 14018)
- 13-465 Confirming the reappointment of David E. Ramsey and J. Martin Knaust as regular members to the Public Arts Commission to serve four-year terms ending April 30, 2017.
- 13-466 Confirming the reappointments of Carol Mickett and Erin M. Hinton-Aber as regular members to the Arts Advisory Committee to serve three-year terms ending September 30, 2016.
- 13-467 Resolution urging the Members of the Florida Legislature to oppose legislation that would mandate the use of a uniform chart of accounts for all government entities.
- 13-468 Authorizing the Mayor or his designee to accept a one-year Pinellas County Solid Waste Operations Municipal Reimbursement Grant in the amount of \$190,438 to fund recycling and recycling education programs, and to execute all documents necessary to effectuate this transaction.
- 13-469 Accepting a bid from Kimszal Contracting, Inc. to paint the Mid-Core parking garage for the Transportation and Parking Management Department at a total cost of \$158,900.
- 13-470 Authorizing the Mayor or his designee to accept an extension of the Expiration Date of the Grant Period of Performance of the FY 2010 Staffing for Adequate Fire and Emergency Response (“SAFER”) federally funded grant to April 30, 2014, and to execute other documents necessary to effectuate this transaction.

Roll call. Ayes. Dudley. Kornell. Nurse. Newton. Danner. Gerdes. Kennedy. Nays. None. Absent. Curran.

In connection with a report item, Downtown Enterprise Facilities Director David Metz made an oral presentation. Councilmember Dudley moved with the second of Councilmember Gerdes that the following resolution be adopted:

- 13-471 Approving a contract and increasing the allocation to ABM Security Services, Inc. for security guard services at The Pier in the amount of \$240,000, which increases the total contract amount to \$295,000.

Roll call. Ayes. Dudley. Danner. Gerdes. Kennedy. Nays. Kornell. Nurse. Newton. Absent. Curran.

In connection with a report item, Community Service Director Susie Ajoc made a presentation and Boley Center Director Curtis Anderson provided comments concerning the success of the Summer Youth Intern Program. Councilmember Newton moved with the second of Councilmember Danner that the following resolution be adopted:

- 13-472 Renewing a blanket purchase agreement with Boley Centers, Inc. for management services for summer youth intern program (SYIP) for the Community Services Department at an estimated annual cost of \$250,000.

Roll call. Ayes. Dudley. Kornell. Nurse. Newton. Danner. Gerdes. Kennedy. Nays. None. Absent. Curran.

In connection with a report item concerning an oral update on the Bayfront Medical Center (BMC), President & CEO Kathryn Gillette introduced BMC representatives Bill Hussey, Ann Harmello, and Dr. Larry Davis. She provided an oral update on Bayfront Health which is not like other hospitals; it's an important community asset. She reviewed relationships with other hospitals to the north and south. Health Management provided \$12 million to HERO at closing and contributed an additional \$1 million on opening day. Ms. Gillette commented on the partnership with John Hopkins Middle School; we've provided mentors, speakers on National Teach-In Days, etc. Ms. Gillette presented Lt. David Kato and Fire Chief Large with a \$1,963 check for SWAT medics gear. She stated BMC will be launching a branding campaign "Front and Center" in January 2014 and asked for the City's assistance in getting the word out on the exemplary care we provide. Mr. Bill Hussey, President Division 4 for Community Health System, located in Tennessee, made an offer to merge with HMA and that merger is progressing. We anticipate that sometime the first quarter of next year all of the regulatory approvals, etc. will be completed and we will be able to complete the merger. Council commented on the Boca Ciega Medical Magnet Program, the quality of care provided to everyone, the transparency in moving from a non-profit to a for profit hospital, their relationship with Shands Hospital etc. Mayor Foster commented on the smooth transition, the work of their Board, the equipment upgrades and indigent health care, etc.

In connection with a report item concerning the School Resource Officer Program, Police Major Hope Crews made a presentation. Councilmember Newton moved with the second of Councilmember Kennedy that the following resolution be adopted:

- 13-473 Authorizing the Mayor or his designee to accept a one year contract between the School Board of Pinellas County, Florida and the City of St. Petersburg for the continuation of the School Resource Officer Program in the public school system of Pinellas County; and to execute all documents necessary to effectuate this transaction

Roll call. Ayes. Dudley. Kornell. Nurse. Newton. Danner. Gerdes. Kennedy. Nays. None. Absent. Curran.

In connection with a report item concerning proposed labor agreements between the City and the St. Petersburg Association of Firefighters, Interim Human Resources Director Chris Guella made a presentation. Councilmember Kennedy moved with the second of Councilmember Gerdes that the following resolutions be adopted:

- 13-474 Ratifying the proposed labor agreement between the City of St. Petersburg and the St. Petersburg Association of Firefighters (SPAFF) for the Firefighters, Paramedics, and Lieutenants bargaining unit covering the job classifications within this bargaining unit effective October 1, 2013 through September 30, 2016
- 13-475 Ratifying the proposed labor agreement between the City of St. Petersburg and the St. Petersburg Association of Firefighters (SPAFF) for the Fire Captains and District Chiefs collective bargaining unit covering the job classifications within this bargaining unit effective October 1, 2013 through September 30, 2014

Roll call. Ayes. Dudley. Kornell. Nurse. Newton. Danner. Gerdes. Kennedy. Nays. None. Absent. Curran.

The Clerk read the title of proposed Ordinance 98-H. Councilmember Gerdes moved with the second of Councilmember Kornell that the following resolution be adopted:

BE IT RESOLVED By the City Council of the City of St. Petersburg, Florida, that Thursday, December 5, 2013, at 9:00 a.m., or as soon thereafter as the same may be heard, be set as the time for the public hearing on proposed Ordinance 98-H, entitled:

PROPOSED ORDINANCE NO. 98-H

AN ORDINANCE OF THE CITY OF ST. PETERSBURG, FLORIDA AMENDING THE CITY CODE TO REPEAL THE CURRENT SECTION 16.40.050.; TO ADOPT A NEW SECTION 16.40.050.; TO RE-ADOPT FLOOD HAZARD MAPS, TO ADOPT PROCEDURES AND CRITERIA FOR DEVELOPMENT IN FLOOD HAZARD AREAS, AND FOR OTHER PURPOSES; TO ADOPT LOCAL ADMINISTRATIVE AMENDMENTS TO THE FLORIDA BUILDING CODE; TO FORMAT EXISTING PROVISIONS TO BE CONSISTENT WITH THE FLORIDA BUILDING CODE; PROVIDING FOR SEVERABILITY; AND PROVIDING FOR AN EFFECTIVE DATE.

Roll call. Ayes. Dudley. Kornell. Nurse. Newton. Danner. Gerdes. Kennedy. Nays. None. Absent. Curran

In connection with a oral report item concerning the Tampa Bay Estuary Program, Councilmember Kornell moved with the second of Councilmember Newton that the following resolution be adopted:

BE IT RESOLVED By the City Council of the City of St. Petersburg, Florida, that Council receive the oral Tampa Bay Estuary Program report presented by Councilmember Kornell.

Roll call. Ayes. Dudley. Kornell. Nurse. Newton. Danner. Kennedy. Nays. None. Absent. Curran. Gerdes.

In connection with a report item concerning the indigent status of the National Christian League of Councils, Councilmember Kennedy moved with the second of Councilmember Kornell that the following resolution be adopted:

13-476 Resolution approving the indigent status of the National Christian League of Councils and authorizing the waiver of City fees and costs for the 29th Annual National Dr. Martin Luther King, Jr. Drum Major for Justice Parade.

City Administrator Tish Elston and City Attorney John Wolfe responded to questions and provided clarification. Roll call. Ayes. Dudley. Kornell. Nurse. Newton. Danner. Gerdes. Kennedy. Nays. None. Absent. Curran.

In connection with oral report items concerning the Pinellas Planning Council (PPC) and the Tampa Bay Transportation Management Area (TBTMA), Councilmember Kennedy reviewed the Industrial Land Use Ordinance criteria approved by the PPC and going before the Board of County Commissioners. He also reviewed the PPC resolution in support of Greenlight Pinellas and the TBTMA. Councilmember Kennedy moved with the second of Councilmember Kornell that the following resolution be adopted:

BE IT RESOLVED By the City Council of the City of St. Petersburg, Florida, that Council receive the oral Pinellas Planning Council and Tampa Bay Transportation Management Area reports presented by Councilmember Kennedy.

Roll call. Ayes. Dudley. Kornell. Nurse. Danner. Gerdes. Kennedy. Nays. None. Absent. Curran. Newton.

In connection with a new business item, Councilmember Kornell moved with the second of Councilmember Dudley that the following resolution be adopted:

BE IT RESOLVED By the City Council of the City of St. Petersburg, Florida, that Council refer a presentation by Andrew Wolfe, a local beekeeper and honey producer, regarding honeybee infestations to the Public Services & Infrastructure Committee.

Roll call. Ayes. Dudley. Kornell. Nurse. Danner. Gerdes. Kennedy. Nays. None. Absent. Curran. Newton.

In connection with a new business item, Councilmember Kennedy moved with the second of Councilmember Gerdes that the following resolution be adopted:

BE IT RESOLVED By the City Council of the City of St. Petersburg, Florida, that Council refer a discussion of lending practices as a criteria when considering our primary bank to the Budget, Finance & Taxation Committee.

Roll call. Ayes. Dudley. Kornell. Nurse. Newton. Danner. Gerdes. Kennedy. Nays. None. Absent. Curran.

In connection with a new business item, Councilmember Kennedy moved with the second of Councilmember Dudley that the following resolution be adopted:

BE IT RESOLVED By the City Council of the City of St. Petersburg, Florida, that Council refer a discussion of adding new Code Enforcement Officers who are also sworn officers and an update on parking in front yards to the Public Services & Infrastructure Committee.

Roll call. Ayes. Dudley. Kornell. Nurse. Newton. Danner. Gerdes. Kennedy. Nays. None. Absent. Curran.

In connection with a Budget, Finance & Taxation Committee report, Councilmember Kennedy moved with the second of Councilmember Danner that the following resolution be adopted:

BE IT RESOLVED By the City Council of the City of St. Petersburg, Florida, that Council receive and file the November 18, 2013 Budget, Finance & Taxation Committee report presented by Councilmember Kennedy.

Roll call. Ayes. Dudley. Kornell. Nurse. Newton. Danner. Gerdes. Kennedy. Nays. None. Absent. Curran.

The meeting was recessed at 5:33 p.m.

The meeting was reconvened at 6:03 p.m. with Chair Nurse and Councilmembers Kornell, Danner, Gerdes and Kennedy. Absent: Councilmembers Dudley, Curran and Newton.

In connection with public hearings confirming preliminary assessments, Councilmember Danner moved with the second of Councilmember Kornell that the following resolutions be adopted:

- 13-477 Confirming and approving preliminary assessment rolls for Lot Clearing Nos. 1525, 1526 and 1527 and providing for an interest rate of 12% per annum on unpaid assessments
- 13-478 Assessing the costs of securing listed on Securing Building No. 1182 (SEC 1182) as liens against the respective real property on which the costs were incurred; providing that said liens have a priority as established by City Code Section 8-270; providing for an interest rate of 12% per annum on unpaid balances; and authorizing the Mayor to execute and record Notices of Lien(s) in the public records of the County.
- 13-479 Assessing the costs of demolition listed on Building Demolition Nos. 409 and 503 (DMO 409 and 503) as liens against the respective real property on which the costs were incurred; providing that said liens have a priority as established by City Code Section 8-270; providing for an interest rate of 12% on unpaid balances; and authorizing the Mayor to execute and record Notices of Lien(s) in the public records of the County.

Roll call. Ayes. Kornell. Nurse. Danner. Gerdes. Kennedy. Nays. None. Absent. Dudley. Curran. Newton.

The Clerk read the title of proposed Ordinance 97-H and Budget Director Tom Greene made a PowerPoint presentation and reviewed changes, from last week's meeting, to the proposed Ordinance. The Chair asked if there were any persons present wishing to be heard. The following person(s) came forward:

1. Tom Lally, 6743 31st Way South, spoke in support of funding for the new Police Department Headquarters Facility, but not at the expense of moving funds for other purposes. He suggested funding with Homeland Security or FEMA funds.
2. Lou Brown, III, 3785 30th Avenue South, representing People's Budget Review, spoke in opposition of taking \$4 million from the neighborhoods for use on the Police Department Headquarters Facility. City has turned a deaf ear on two years of dialogue.
3. Bruce Nissen, 253 Sunlit Cove Drive NE, spoke in opposition to moving monies from other funds to the Police Department Headquarters Facility Project. .
4. Susan McGrath, 2732 Burlington Avenue North, spoke in support of funding the Police Department Headquarters Facility Project.
5. Ashley Green, 4234 Dartmouth Avenue North, representing People's Budget Review, stated affordable housing is needed and other projects approved but the Penny referendum and does not support moving funding from neighborhoods.
6. Maria Jose Hays, 1945 16th Avenue North, representing the People's Budget Review, encouraged Council to reconsider funding transfers for the Police Department Headquarters Facility Project. She stated street lights are still needed, roads need to be paved, sidewalks are needed, etc.
7. Lorraine Margeson, 439 Tennessee Avenue NE, spoke in opposition to transfer of funds to the Police Department Headquarters Facility Project at the expense of neighborhoods. She suggested the City build Police substations throughout the City. She asked Council to vote no.
8. Cathy Harrelson, 1527 5th Street North #B2, representing the People's Budget Review, stated she agrees something needs to be done with the present Police Headquarters Facility; however, many of the projects discussed tonight are also critical. She suggested the City look at other funding sources such as Homeland Security, DOE, FEMA, etc.

9. Paula Witthaus, 2840 17th Avenue North, she thanked Council for their years of service and stated we need to take care of the residents and first responders. She suggested looking for alternative sources of funding and asked Council not transfer funds to the Police Department Headquarters Facility.
10. Koki Hunt, 9100 Martin Luther King Jr. Street North, spoke in opposition to the transfer of funds from the neighborhoods to the Police Department Headquarters Facility.
11. Irene Olive and Anthony Cates, 4699 21st Avenue South, provided Council with three proposals (Empowering Voices to Unite the Community, Movement Change and Lightning Bolt Youth Sports Academy) to address educational, nutritional, social, etc. needs of the youth in the community. They spoke in opposition to the transfer of funds from the neighborhoods to the Police Department Headquarters Facility. Mr. Cates provided Council with information concerning the mission, goals, and objectives of the Lightning Bolt proposal. They requested \$500,000 to install a rubber track at Gibbs High School and fund/operate the Lightning Bolt Youth Sports Academy which will provide an opportunity to host a multitude of events catering to over 15,000 athletes (plus families) resulting in revenues to the City.
12. Garlyn Boyd, 2945 4th Avenue South, representing Lightning Bolt Youth Sports Academy, asked Council to reinvest in the City's youth and provide funding so they can continue providing services.
13. Deloris Lewis, St. Petersburg, representing Lightning Bolt Youth Sports Academy, spoke concerning the Gibbs Junior Gladiators program. She stated they provide personal funding to support participants who cannot afford the program and asked Council to assist our youth.
14. Lisa Wheeler-Brown, St. Petersburg, Wildwood Heights Neighborhood Association President, representing the People's Budget Review and CONA, spoke in support of a new Police Facility. She presented photos of needs in her neighborhood (stormwater drainage improvements to address street flooding, unpaved alleys, replacement of playground equipment, removal of dead palm trees, empty lots in Wildwood Heights which can be used for affordable housing , etc.) and asked Council to also address neighborhood needs.
15. Brother John Muhammad, P. O. Box 530903, St. Petersburg, representing Childs Park Neighborhood Association, urged Council not to reduce neighborhood funding to address the needs of the Police Department Headquarters Facility.
16. Chuck Terzian, 2142 3rd Avenue North, commented on the People's Budget Review and the public's priorities. He stated the City should use reserves for the Police Department Headquarters Facility or look for other funding sources.
17. Arthur Fleming, 526 43rd Avenue North, stated that people are more important than a physical structure and thanked Council for making St. Petersburg a safe place to live.

18. Irene Pridgen, 6000 25th Way South, representing the People's Budget Review, she spoke in support of the People's Budget Review priorities.
19. Tim Martin, 2126 2nd Avenue North, outgoing CONA Vice President, spoke against taking funding from the neighborhoods to fund the Police Department Headquarters Facility.
20. Judy Landon, 4231 18th Street North, spoke against transferring funding from the neighborhoods to the Police Department Headquarters Facility
21. Ruthie Maynard Jones, 6226 31st Street South, representing the Childs Park Rattlers, stated it is critical that funds remain in the community to support youth programs.

Councilmember Dudley moved with the second of Councilmember Kennedy that the following resolution be adopted:

BE IT RESOLVED By the City Council of the City of St. Petersburg, Florida, that proposed Ordinance 97-H be adopted as submitted.

Councilmember Gerdes moved with the second of Councilmember Danner that the following substitute resolution be adopted:

BE IT RESOLVED By the City Council of the City of St. Petersburg, Florida, that proposed Ordinance 97-H, entitled

PROPOSED ORDINANCE NO. 97-H

AN ORDINANCE ENACTING YEAR-END APPROPRIATION ADJUSTMENTS FOR FISCAL YEAR 2013 OPERATING BUDGET & CAPITAL IMPROVEMENT PROGRAM BUDGET & ADJUSTMENTS TO THE FISCAL YEAR 2014 BUDGET; AND PROVIDING AN EFFECTIVE DATE.

be adopted on second reading as amended.

Roll call. Ayes. Nurse. Newton. Danner. Gerdes. Nays. Dudley. Kornell. Kennedy. Absent. Curran.

The meeting was recessed at 8:17 p.m.

The meeting was reconvened at 8:25 p.m.

The Clerk read the title of proposed Ordinance 1053-V. Councilmember Kennedy moved with the second of Councilmember Gerdes that the following resolution be adopted:

BE IT RESOLVED By the City Council of the City of St. Petersburg, Florida, that proposed Ordinance 1053-V, entitled

PROPOSED ORDINANCE NO. 1053-V

AN ORDINANCE APPROVING A VACATION OF ALL EASEMENTS, RIGHT-OF-WAYS AND RIGHT-OF-WAY EASEMENTS WITHIN THE NORTHERN 240 FEET OF THE BLOCK LOCATED SOUTH OF GANDY BOULEVARD AND BETWEEN SNUG HARBOR DRIVE AND SAN FERNANDO BOULEVARD; SETTING FORTH CONDITIONS FOR THE VACATION TO BECOME EFFECTIVE; AND PROVIDING FOR AN EFFECTIVE DATE.

be adopted on second and final reading.

The Chair asked if there were any persons present wishing to be heard and there was no response. Roll call. Ayes. Dudley. Kornell. Nurse. Danner. Gerdes. Kennedy. Nays. None. Absent. Curran. Newton.

The Clerk read the title of proposed Ordinance 1054-V. Councilmember Gerdes moved with the second of Councilmember Dudley that the following resolution be adopted:

BE IT RESOLVED By the City Council of the City of St. Petersburg, Florida, that proposed Ordinance 1054-V, entitled

PROPOSED ORDINANCE NO. 1054-V

AN ORDINANCE APPROVING VACATION OF THE CUL-DE-SAC AT THE TERMINUS OF HARTFORD STREET NORTH IN THE BLOCK BOUND BY 34TH STREET NORTH, 36TH AVENUE NORTH, 35TH STREET NORTH AND 38TH AVENUE NORTH; SETTING FORTH CONDITIONS FOR THE VACATION TO BECOME EFFECTIVE; AND PROVIDING FOR AN EFFECTIVE DATE.

be adopted on second and final reading.

The Chair asked if there were any persons present wishing to be heard and there was no response. Roll call. Ayes. Dudley. Kornell. Nurse. Danner. Gerdes. Kennedy. Nays. None. Absent. Curran. Newton.

The Clerk read the title of proposed Ordinance 96-H. Councilmember Kennedy moved with the second of Councilmember Kornell that the following resolution be adopted:

BE IT RESOLVED By the City Council of the City of St. Petersburg, Florida, that proposed Ordinance 96-H, entitled

PROPOSED ORDINANCE NO. 96-H

AN ORDINANCE PROVIDING FOR THE SALE AND CONSUMPTION OF ALCOHOLIC BEVERAGES IN WILLIAMS PARK ON FEBRUARY 1, 2014 AND IN ELVA ROUSE PARK ON MARCH 8, 2014; AND PROVIDING AN EFFECTIVE DATE.

be adopted on second and final reading.

The Chair asked if there were any persons present wishing to be heard and there was no response. Roll call. Ayes. Dudley. Kornell. Nurse. Danner. Gerdes. Kennedy. Nays. None. Absent. Curran. Newton.

The Clerk read the title of proposed Ordinance 94-H. Chief Assistant City Attorney Mark Winn made a presentation and read Police Chief Harmon's e-mail recommending 50 feet into the record. The Chair asked if there were any persons present wishing to be heard. The following person(s) came forward:

1. Judy Ellis, 1874 Juarez Way South, representing Noise Free Florida, thanked Council and Police Chief Harmon for the proposed amendment. She stated we need to give the Police a tool that can be used and provided examples of fines imposed by other cities for loud noise.

Councilmember Kornell moved with the second of Councilmember Dudley that the following resolution be adopted:

BE IT RESOLVED By the City Council of the City of St. Petersburg, Florida, that Council amend proposed Ordinance 94-H to reflect 25 feet in both Section (1) a and b and that proposed Ordinance 94-H, entitled:

PROPOSED ORDINANCE NO. 94-H

AN ORDINANCE AMENDING THE ST. PETERSBURG CITY CODE; PROHIBITING LOUD AND RAUCOUS NOISE EMANATING FROM MOTOR VEHICLES IN THE RIGHT OF WAY; CLARIFYING THE DEFINITION OF PRIVATELY OWNED OUTDOOR PLACES; PROVIDING AN EFFECTIVE DATE.

be adopted on second and final reading as amended.

Councilmember Gerdes moved with the second of Councilmember Danner that the following resolution be adopted:

BE IT RESOLVED By the City Council of the City of St. Petersburg, Florida, that proposed Ordinance 94-H, Section (1) a, be amended to reflect “the sound is plainly audible at a distance of 50 or more feet from the motor vehicle...”

Roll call. Ayes. Dudley. Nurse. Newton. Danner. Gerdes. Kennedy. Nays. Kornell. Absent. Curran. Councilmember Kennedy moved with the second of Councilmember Newton that the following resolution be adopted:

BE IT RESOLVED By the City Council of the City of St. Petersburg, Florida, that proposed Ordinance 94-H, Section (1) b, be amended to reflect “the sound is plainly audible at a distance of 50 feet or more from the motor vehicle...”

Roll call. Ayes. Newton. Kennedy. Nays. Dudley. Kornell. Nurse. Danner. Gerdes. Absent. Curran. (Motion failed.) Roll call on original motion as amended (revising Section 1(a) to 50 feet and Section 1(b) to 25 feet). Roll call. Ayes. Dudley. Kornell. Nurse. Danner. Gerdes. Kennedy. Nays. Newton. Absent. Curran.

The Clerk read the title of proposed Ordinance 95-H. City Attorney John Wolfe made a presentation. Councilmember Gerdes moved with the second of Councilmember Kennedy that the following resolution be adopted:

BE IT RESOLVED By the City Council of the City of St. Petersburg, Florida, that proposed Ordinance 95-H (version labeled Exhibit E) , entitled:

PROPOSED ORDINANCE NO. 95-H

AN ORDINANCE OF THE CITY OF ST PETERSBURG, FLORIDA, PROVIDING FOR AN AMENDMENT OF ARTICLE IV OF CHAPTER 21 OF THE ST. PETERSBURG CITY CODE THE SUBJECT OF WHICH ARTICLE IS THE WEEKI WACHEE FUND; PROVIDING FOR THE CLARIFICATION AND THE ADDITION OF CERTAIN DEFINITIONS; PROVIDING FOR AN AMENDED METHOD OF ESTABLISHING A LIST OF PROPOSED PROJECTS TO BE FUNDED FROM THE WEEKI WACHEE FUND; PROVIDING FOR AN AMENDMENT TO THE CRITERIA FOR ELIGIBLE PROJECTS; PROVIDING FOR AN AMENDED METHOD FOR APPROVAL OF WEEKI WACHEE PROJECTS; PROVIDING FOR NEW SECTIONS TO BE ADDED TO THE ARTICLE TO PROVIDE FOR, AMONG OTHER THINGS, A METHOD TO TEMPORARILY SET ASIDE FUNDS FOR A PROPOSED PROJECT AND A METHOD TO OVERRIDE THE RECOMMENDATION OF THE COMMITTEE OF THE WHOLE; PROVIDING FOR GENERAL CLARIFICATIONS THROUGHOUT THE ARTICLE; AND PROVIDING FOR AN EFFECTIVE DATE.

be adopted on second and final reading as amended.

The Chair asked if there were any persons present wishing to be heard and there was no response. Roll call. Ayes. Dudley. Kornell. Nurse. Newton. Danner. Gerdes. Kennedy. Nays. None. Absent. Curran.

In connection with a new business item, Councilmember Kornell moved with the second of Councilmember Kennedy that the following resolution be adopted:

BE IT RESOLVED By the City Council of the City of St. Petersburg, Florida, that Council request Real Estate present an oral report, regarding the Rahall Estate, to the Budget, Finance & Taxation Committee.

Roll call. Ayes. Dudley. Kornell. Nurse. Newton. Danner. Gerdes. Kennedy. Nays. None. Absent. Curran.

The Clerk administered the oath to those present wishing to present testimony in connection with the quasi-judicial proceedings.

The Clerk read the title of proposed Ordinance 089-HL (City File HPC 13-90300004) approving the designation of the Custer-Moore Residence, located at 1014 Alhambra Way South,

as a local historic landmark. Presentations were made by Historic Preservationist III Kim Hinder, representing the City, and Annette Carter-Wilder, the applicant. The Chair asked if there were any persons present wishing to be heard and there was no response. Cross examination and rebuttal were waived by Ms. Kinder and Ms. Carter-Wilder. Councilmember Gerdes moved with the second of Councilmember Kennedy that the following resolution be adopted:

BE IT RESOLVED By the City Council of the City of St. Petersburg, Florida, that proposed Ordinance 089-HL, entitled:

PROPOSED ORDINANCE NO. 089-HL

AN ORDINANCE OF THE CITY OF ST. PETERSBURG, FLORIDA, DESIGNATING THE CUSTER-MOORE RESIDENCE (LOCATED AT 1014 ALHAMBRA WAY SOUTH) AS A LOCAL LANDMARK AND ADDING THE PROPERTY TO THE LOCAL REGISTER PURSUANT TO SECTION 16.30.070, CITY CODE; AND PROVIDING AN EFFECTIVE DATE.

be adopted on second and final reading.

Roll call. Ayes. Dudley. Kornell. Nurse. Newton. Danner. Gerdes. Kennedy. Nays. None. Absent. Curran.

There being no further business, the meeting was adjourned at 9:25 p.m.

Karl Nurse, Chair-Councilmember
Presiding Officer of the City Council

ATTEST: _____
Eva Andujar, City Clerk

City of St. Petersburg

TO: Bill Dudley, City Council Chair and Members of City Council
FROM: Thomas Gibson, PE, Director, Engineering & Capital Improvements
DATE: March 18, 2014
RE: Grandview Park Improvements LWCF Grant extension

TBG

The Land and Water Conservation Fund (LWCF) Grant for the improvements to Grandview Park is set to expire on March 21, 2014. The Florida Department of Environmental Protection (FDEP) has agreed to extend the Grant for an additional year to March 21, 2015 to allow the City time to complete the permitting and install the park improvements. In order to extend the Grant, a City Council Resolution is required approving the attached Amendment No. 2.

The LWCF Grant was paired with a Florida Boating Improvements Program (FBIP) Grant for the combined park and boating facility improvements at Grandview Park. The project was designed to be completed in two phases due to permitting and other logistical considerations. The boat ramp and parking improvements have been completed under the first phase of work. The second phase of the work includes an over water boardwalk which required modifications to the original concept to avoid impacting existing habitat. Additional time is required to complete the permitting and construction of the park improvements.

In order to execute Amendment No. 2, City Council will need to ratify a previously executed Amendment No. 1. Amendment No. 1 deleted the restroom component from the list of approved Project Elements based on public concerns from the adjoining property owners.

Attachment

cc: Michael Connors, PE
Raul Quintana, City Architect
File

ST. PETERSBURG CITY COUNCIL

Consent Agenda

Meeting of March 20, 2014

To: The Honorable William Dudley, Chair, and Members of City Council

Subject: A resolution approving Amendment No. 2 to the Florida Department of Environmental Protection Land and Water Conservation Fund Grant (“Grant”) for the Grandview Park Improvements Project, extending the Grant expiration date from March 21, 2014 to March 21, 2015; ratifying and approving an administrative execution of Amendment No. 1 for the Grandview Park Improvements Project, revising the Project Elements by deletion of a restroom; authorizing the Mayor or his designee to execute all documents necessary to effectuate this Resolution and the Grant as amended; and providing an effective date.

Explanation: On March 3, 2011, City Council authorized the acceptance of a Land and Water Conservation Fund Grant from the U.S. Department of the Interior, National Parks Service, through the Florida Department of Environmental Protection (“Department”) in the maximum reimbursement amount of \$150,000 for the Grandview Park Improvements Project (“Project”). The Project elements within the Grant include the replacement of two boat ramps, construction of a new boardwalk/observation deck, a walking trail, two picnic shelters, security lighting, parking area improvements, and landscaping.

The Land and Water Conservation Fund is funded by the federal government and administered by the State of Florida. The Grant Agreement was executed on March 9, 2011, with an expiration date of March 21, 2014. Amendment No. 2 extends the Grant expiration date to March 21, 2015.

The replacement of the two boat ramps and parking improvements were designed, permitted, and constructed as the first phase of the project, and have been completed as of January 22, 2014. The second phase includes a boardwalk/observation deck over open water parallel to the shoreline. During consultation with the State and Federal agencies, it was determined that habitat restoration would be required as mitigation in order to construct the boardwalk element over water and parallel to the shoreline. The Florida Department of Environmental Protection (FDEP) requested additional bathymetric survey and proposed modifications to the boardwalk, requiring additional environmental permitting time as compared to the replacement of the boat ramps. This element will be permitted, competitively bid and constructed within requested one-year time extension as phase two of the project.

On May 5, 2011, staff administratively executed Amendment No. 1 to the Grant, deleting the restroom component from the list of approved Project Elements. A public restroom in the park adjacent to the boat ramps was initially considered within the scope of the project and reflected on the conceptual plans and grant application. Public presentations were made and input was received from the adjoining residents. Resident concerns regarding inclusion of a public restroom at this location resulted in the deletion of the restroom with the execution of Amendment No. 1, with no change in the Grant amount. City Council ratification of the previously executed Amendment No. 1

and approval to execute Amendment No. 2, extending the Grant expiration date, is requested, with no change to the Grant amount.

Recommendation: Administration recommends adoption of the attached resolution approving Amendment No. 2 to the Florida Department of Environmental Protection Land and Water Conservation Fund Grant ("Grant") for the Grandview Park Improvements Project, extending the Grant expiration date from March 21, 2014 to March 21, 2015; ratifying and approving an administrative execution of Amendment No. 1 for the Grandview Park Improvements Project, revising the Project Elements by deletion of a restroom; authorizing the Mayor or his designee to execute all documents necessary to effectuate this Resolution and the Grant as amended; and providing an effective date.

Cost/Funding/Assessment Information: Funds are available in the Recreation and Culture Capital Improvement Fund (3029), Grandview Park Improvements Project (12560).

Attachment: Resolution, Map of Phase Two Improvements

Approvals:

Administration: _____



Budget: _____



Legal: 00191016.doc V. 2

TBG

Resolution No. 2014- _____

A RESOLUTION APPROVING AMENDMENT NO. 2 TO THE FLORIDA DEPARTMENT OF ENVIRONMENTAL PROTECTION LAND AND WATER CONSERVATION FUND GRANT ("GRANT") FOR THE GRANDVIEW PARK IMPROVEMENTS PROJECT, WHICH EXTENDS THE GRANT EXPIRATION DATE FROM MARCH 21, 2014 TO MARCH 21, 2015; RATIFYING AND APPROVING THE ADMINISTRATIVE EXECUTION OF AMENDMENT NO. 1 FOR THE GRANDVIEW PARK IMPROVEMENTS PROJECT, WHICH REVISED THE PROJECT ELEMENTS BY DELETION OF A RESTROOM; AUTHORIZING THE MAYOR OR HIS DESIGNEE TO EXECUTE ALL DOCUMENTS NECESSARY TO EFFECTUATE THIS RESOLUTION AND THE GRANT AS AMENDED; AND PROVIDING AN EFFECTIVE DATE.

Whereas, on March 3, 2011, City Council authorized the acceptance of a Land and Water Conservation Fund Grant ("Grant") from the U.S. Department of the Interior, National Parks Service, through the Florida Department of Environmental Protection ("Department") in the maximum reimbursement amount of \$150,000 for the Grandview Park Improvements Project ("Project"); and

Whereas, The Grant Agreement was executed on March 9, 2011 with an expiration date of March 21, 2014.; and

Whereas, the Department has provided Amendment No. 2 to the Grant which extends the Grant Agreement expiration date to March 21, 2015 because of changes in technical aspects of completing the Project; and

Whereas, on May 5, 2011, staff administratively executed Amendment No. 1 to the Grant Agreement, which deleted the restroom component from the list of approved Project Elements because of neighborhood concerns regarding inclusion of a public restroom at this location, which amendment did not affect the Grant amount or any other provisions of the Grant Agreement; and

Whereas, City Council approval of Amendment No. 2 and ratification and approval of the administrative execution of Amendment No. 1 is required.

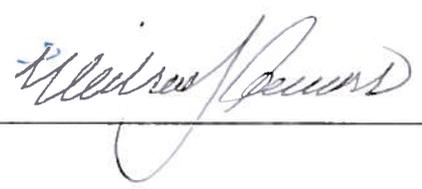
NOW THEREFORE BE IT RESOLVED by the City Council of the City of St. Petersburg, Florida that Amendment No. 2 to the Florida Department of Environmental Protection Land and Water Conservation Fund Grant ("Grant") for the Grandview Park Improvements Project, which extends the Grant expiration date from March 21, 2014 to March 21, 2015 is approved; and the administrative execution of Amendment No. 1 for the Grandview Park Improvements Project, which revised the Project Elements by deletion of a restroom is ratified and approved; and

BE IT FURTHER RESOLVED that the Mayor or his designee is authorized to execute all documents necessary to effectuate this Resolution and the Grant as amended; and providing an effective date.

Cost/Funding/Assessment Information: Funds are available in the ~~in the~~ Recreation and Culture Capital Improvement Fund (3029), Grandview Park Improvements Project (12560).

Attachment: Resolution

Approvals:

Legal:  Administration: 
Budget: 

Legal: 00191018.doc V. 1

