

COUNCIL MEETING

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

CITY OF ST. PETERSBURG

September 4, 2014
8:30 AM

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 call our TDD number, 892-5259, or the Florida Relay Service at 711 as soon as possible. The City requests at least 72 hours advance notice, prior to the scheduled meeting, and every effort will be made to provide that service for you. If you are a person with a disability who needs an accommodation in order to participate in this/these proceedings or have any questions, please contact the City Clerk's Office at 893-7448.

A. Meeting Called to Order and Roll Call.

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

“A moment of silence will be observed to remember fallen officers of the St. Petersburg Police Department. The officers(s) recognized today were killed in the line of duty during this month.”

Constable Edward A. George – September 16, 1908

Officer Charles L. Eustes – September 24, 1967

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. Public Hearings and Quasi-Judicial Proceedings - 9:00 A.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. [Ordinance 1060-V approving a vacation of a portion of Carillon Parkway West lying south of Ulmerton Road in order to realign the existing median and construct an additional northbound left turn lane. \(City File 14-33000005\)](#)
2. [Ordinance 129-H amending City Code Section 2-512; adding Subsection \(b\)\(7\); renaming the Baywalk Parking Garage; and correcting typographical errors.](#)

First Reading/First Quasi-Judicial Public Hearing - Setting 2nd Reading/ 2nd Quasi-Judicial Public Hearing for December 18, 2014 for the following proposed Ordinance(s):

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.

3. [Private application requesting amendments to the Comprehensive Plan, Land Development Regulations, Official Zoning Map, and Vision 2020 Special Area Plan. \(City Files LGCP-2014-01 and LDR-2014-06\)](#)

- (a) Ordinance amending the Comprehensive Plan by revising the description of the Planned Redevelopment-Commercial Plan category, as set forth in Policy LU3.1.F.3 in Chapter 3, Future Land Use Element. (City File LGCP-2014-01)
- (b) Ordinance amending Chapter 16 of the City Code (Land Development Regulations) by creating the Retail Center-3, Activity Center zoning district regulations. (City File LDR-2014-06)
- (c) Ordinance amending the Official Zoning Map designation of approximately 16.45 acres of land generally located on the south side of Ulmerton Road (SR 688) between Carillon Parkway and Fountain Parkway. (City File LGCP-2014-01)
- (d) Resolution amending the Vision 2020 Special Area Plan and transmitting the amendments to the Pinellas Planning Council for review in accordance with the Countywide Plan Rules.
- (e) Resolution transmitting the proposed Comprehensive Plan text amendment for expedited state, regional and county review, in accordance with Chapter 163, Florida Statutes.

E. Reports

- 1. Convention and Visitors Bureau. (Oral)
- 2. Public Arts Commission. (Councilmember Rice) (Oral)

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

Setting September 18, 2014 as the public hearing date for the following proposed Ordinance(s):

1. [Utility Rates FY2015:](#)

- (a) Ordinance relating to utility rates and charges; amending Chapter 27, Subsections 27-141 (a), 27-142 (a), 27-144 (c), 27-177 (a), 27-283 (a), and Subsections 27-284 (a) and 27-284 (d) of the St. Petersburg City Code; amending base charges and volume

charges for water service; amending wholesale water service charges for the City of Gulfport; amending base and volume charges for irrigation only accounts; amending reclaimed water rates and charges; amending base and volume charges for wastewater service; amending wastewater service charges for wholesale customers; providing for severability of provisions; providing an explanation of words struck through and underlined; and establishing a date to begin calculating new rates for billing purposes.

(b) Sanitation Rate Study

(c) Stormwater Rate Recommendation

2. [Approving the designation of the Euclid Elementary School, located at 1090 - 10th Street North, as a local historic landmark. \(City File HPC 14-90300004\)](#)
3. [Approving the designation of the Cade Allen Residence, located at 3601 Foster Hill Drive North, as a local historic landmark. \(City File HPC 14-90300001\)](#)
4. [Ordinance creating Section 4-8; providing for the regulation of certain household pets; and limiting the total number of household pets allowed at a residence.](#)

G. New Business

1. [Referring to the Public Services & Infrastructure Committee to request the designation of three, 15-minute parking spaces specifically for "Utility Payments Only" abutting the handicapped parking in front of Billing & Collections. \(Councilmember Newton\)](#)

H. Council Committee Reports

1. [Budget, Finance & Taxation Committee. \(08/28/2014\)](#)
2. [Committee of the Whole. \(08/28/2014\)](#)
3. [Youth Services Committee. \(07/24/2014\)](#)
 - (a) Resolution recommending certain policies to the Police Department and Administration for improvement of the Juvenile Civil Citation Program.

I. Legal

1. Announcement of an Attorney-Client Session, pursuant to Florida Statute 286.011(8), to be held on Thursday, October 9, 2014 at 3:00 p.m. or soon thereafter, in conjunction with the lawsuit styled Raymond E. Young v. City of St. Petersburg, Florida, Case No. 12-2013-CI-19.
2. [Resolution of the City Council of the City of St. Petersburg supporting an amendment to the United States Constitution.](#)

J. Open Forum

K. First Public Hearing -- Fiscal Year 2015 Budget - 6:00 P.M.

1. [Fiscal Year 2015 Tentative Budget and Proposed Millage Rate:](#)
 - (a) Resolution adopting a tentative millage rate for the Fiscal Year ending September 30, 2015.

- (b) Ordinance making appropriations for the fiscal year ending September 30, 2015; making appropriations for the payment of the operating expenses of the City of St. Petersburg, Florida, including its utilities, and for the payment of principal and interest of revenue bonds, and other obligations of the City of St. Petersburg, Florida; making appropriations for the Capital Improvement Program of the City of St. Petersburg, Florida; adopting this appropriation ordinance as the budget for the city for fiscal year ending September 30, 2015; and providing for related matters.
- (c) Resolution adopting the tentative budget for the Fiscal Year ending September 30, 2015.

L. Adjournment

CONSENT



AGENDA

COUNCIL MEETING

CITY OF ST. PETERSBURG

Consent Agenda A
September 4, 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.

(City Development)

1. Approving disbursement of up to \$500,000 from the Capital Repair, Renewal and Replacement Sinking Fund Account for Tropicana Field Capital Projects; and approving a supplemental appropriation in the amount of \$500,000 from the unappropriated balance of the Tropicana Field Capital Projects Fund (3081) to the Tropicana Field FY14 Improvements Project (14401).

CONSENT



AGENDA

COUNCIL MEETING

CITY OF ST. PETERSBURG

Consent Agenda B September 4, 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. [Awarding a contract to Stamper Construction Company in the amount of \\$453,894 for renovations at Gladden Park Recreation Center and Teen Building. \(Engineering Project No. 13202-017; Oracle No. 13754\)](#)

(City Development)

2. [Authorizing the Mayor or his designee to execute a First Amendment to the BayWalk Customer Parking Validation Agreement with Loan Ranger Acquisitions, LLC, a Florida limited liability company \("LRA"\); and to execute a First Amendment to the Midcore Garage Security Services Agreement with Loan Ranger Management, LLC, a Florida limited liability company \("LRM"\), an affiliate of LRA.](#)
3. [Authorizing the Mayor or his designee to execute a twenty-four \(24\) month License Agreement and all other necessary documents with the Pier Aquarium, Inc. d/b/a Secrets of the Sea Marine Exploration Center, to display the sculpture titled "Current Collections" on the cement mound located within City-owned Poynter Park, for a use fee of \\$100.00 for the entire term.](#)

(Miscellaneous)

4. [Confirming the appointment of Christopher A. Burke as a regular member to the Community Planning and Preservation Commission to serve an unexpired three-year term ending January 31, 2015.](#)

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MEETING AGENDA

CITY OF ST. PETERSBURG

Note: An abbreviated listing of upcoming City Council meetings.

Budget, Finance & Taxation Committee

Thursday, August 28, 2014, 8:00 a.m., Room 100

FY 2015 First Budget Public Hearing Meeting

Thursday, September 4, 2014, 6:00 p.m., Council Chamber

Committee of the Whole - FY2015 Budget & Proposed Millage Rate

Thursday, August 28, 2014, 9:30 a.m., Room 100

CRA/ Agenda Review & Administrative Updates

Thursday, August 28, 2014, 1:30 p.m., Room 100

City Council Meeting

Thursday, August 28, 2014, 3:00 p.m., Council Chamber

CITY OF ST. PETERSBURG

Board and Commission Vacancies



Arts Advisory Committee
2 Regular Members
(Terms expire 9/30/14 & 9/30/15)

Civil Service Board
3 Alternate Members
(Terms expire 6/30/16 & 6/30/17)

City Beautiful Commission
2 Regular Members
(Terms expire 12/31/14 & 12/31/16)

Code Enforcement Board
1 Alternate Member
(Term expires 12/31/16)

Commission on Aging
3 Regular Members
(Terms expire 12/31/14 & 12/31/16)

Public Arts Commission
2 Regular Members
(Terms expire 4/30/17 & 4/30/18)

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 1/31/15)

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.



SAINT PETERSBURG CITY COUNCIL

Meeting of September 4, 2014

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

SUBJECT: Ordinance approving a vacation of a portion of Carillon Parkway West lying south of Ulmerton Road in order to realign the existing median and construct an additional north-bound left-turn lane (City File No.: 14-33000005).

RECOMMENDATION: The Administration and the Development Review Commission recommend **APPROVAL**.

RECOMMENDED CITY COUNCIL ACTION:

- 1) Conduct the second reading and public hearing; and
- 2) Approve the proposed ordinance.

Background: The right-of-way proposed for vacation is depicted on the attached map. The request is to vacate a portion of the Carillon Parkway West right-of-way in order to accommodate realignment of the existing privately-owned and maintained landscaping median which divides north- and south-bound traffic.

The vacated area will be used to realign the private median to accommodate a third northbound left-turn lane for Carillon Parkway West. The proposed vacation is consistent with the plan being coordinated with the Florida Department of Transportation and the City's Transportation Planning Department.

Discussion: As set forth in the attached report provided to the DRC, Staff finds that approval of the proposed vacation would be consistent with the criteria in the City Code. Staff is recommending approval of the proposed vacation to City Council, subject to the suggested special condition in the proposed ordinance.

Agency Review: The application was routed to City departments and non-City utility providers. No objections were noted.

DRC Action & Public Comments: On July 2, 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 unanimously to recommend approval of the proposed vacation.

RECOMMENDATION:

The Administration recommends **APPROVAL** of the street vacation, subject to a condition of approval in the proposed ordinance.

ORDINANCE NO. _____

AN ORDINANCE APPROVING A VACATION OF A PORTION OF CARILLON PARKWAY LYING SOUTH OF ULMERTON ROAD IN ORDER TO REALIGN THE EXISTING MEDIAN AND CONSTRUCT AN ADDITIONAL NORTH-BOUND LEFT TURN LANE; SETTING FORTH A CONDITION FOR THE VACATION TO BECOME EFFECTIVE; AND PROVIDING 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: A portion of Carillon Parkway West lying west as shown on the replat of Carillon as recorded in Plat Book 96, Pages 29 to 36, public records of Pinellas County, Florida and being more particularly described as follows: commence at the southwest corner of Lot 1 of Block 22 of said replat of Carillon, thence north 00° 8' 31" west along the westerly line of said Lot 1, A distance of 123.45 feet to the point of beginning; thence north 10° 36' 29" west, a distance of 54.95 feet; thence north 00° 08' 31" east, a distance of 190.00 feet; thence north 89° 58' 59" east , a distance of 8.00 feet; thence south 00° 08' 31" west, a distance of 210.00 feet; thence south 10° 36' 29" east, a distance of 12.06 feet to a point on the westerly line of said Lot 1; thence south 00° 08' 31" west along the westerly line of said Lot 1, a distance of 22.16 feet to the point of beginning.

Containing 1738 square feet, more or less.

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. Prior to recording the vacation ordinance, the applicant shall obtain all necessary permits and pass all required inspections.

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



Partial Vacation of Carillon Parkway West
Left-turn Lane and Private Median Realignment Project
City File No. 14-33000005



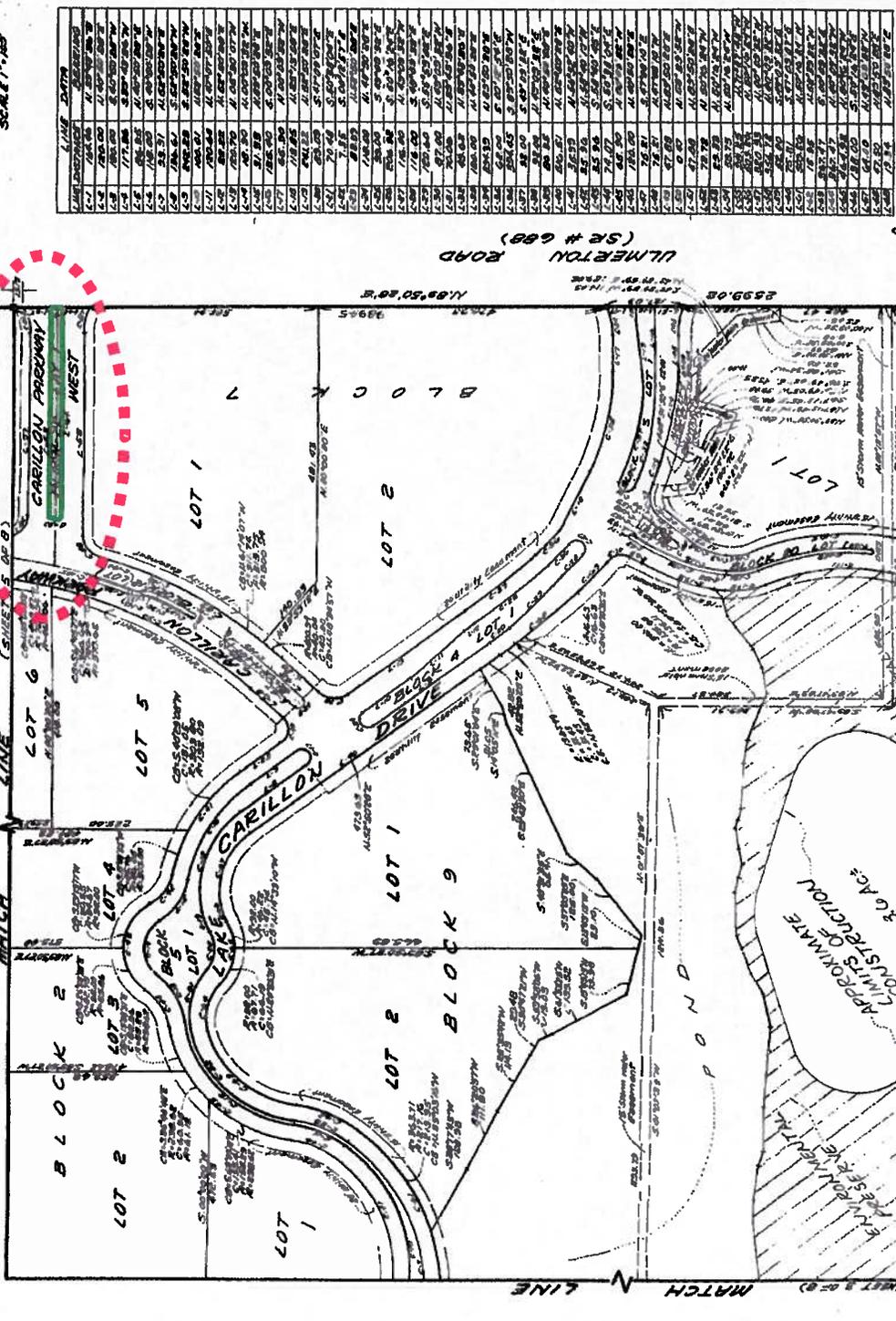


Partial Vacation of Carillon Parkway West
Left-turn Lane and Private Median Realignment Project
City File No. 14-33000005



REPLAT OF CARILLON

A RESUBDIVISION OF CARILLON IN SECTION 11, TOWNSHIP 30 SOUTH, RANGE 16 EAST
CITY OF ST. PETERSBURG, PINELLAS COUNTY, FLORIDA

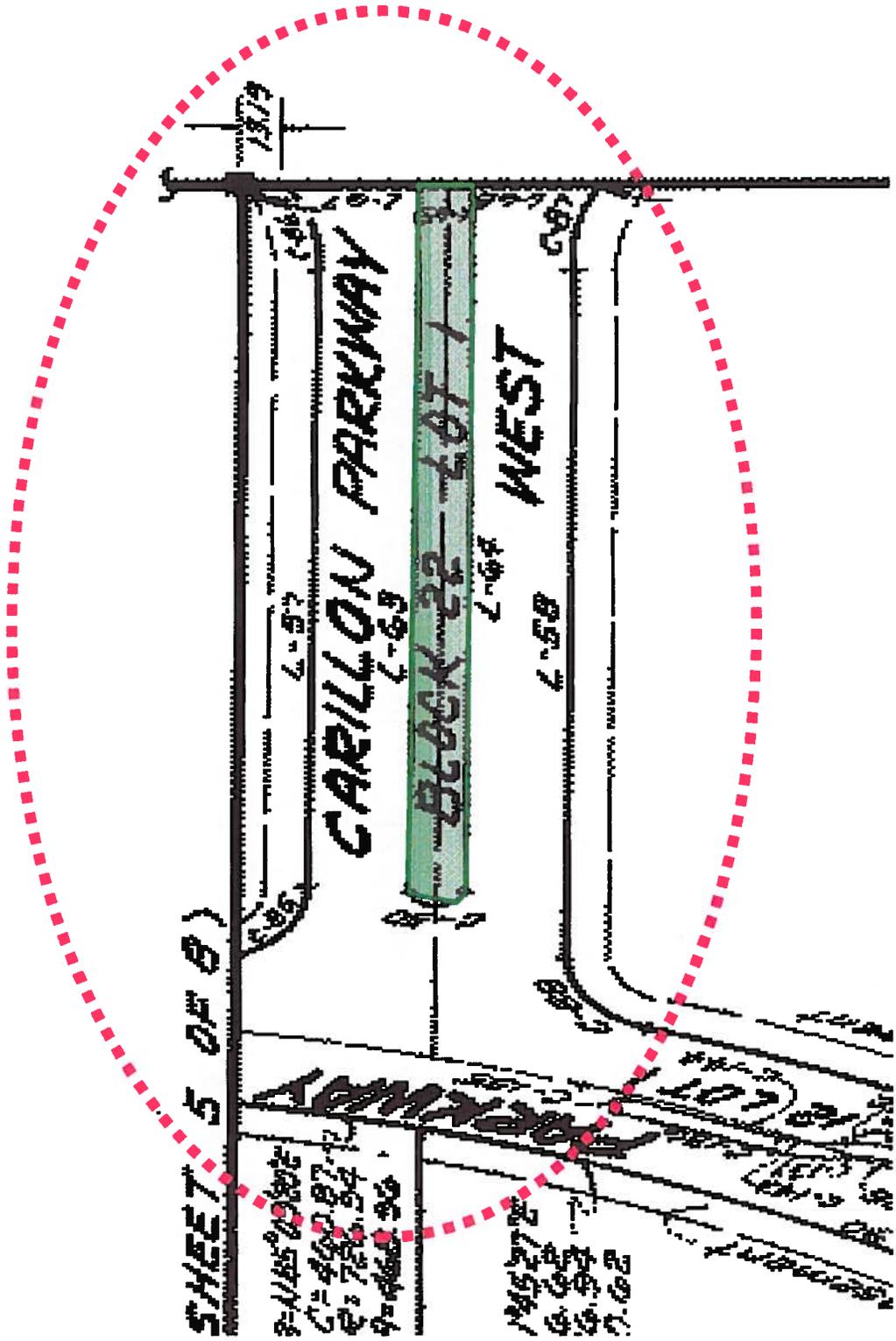


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Attachment "C"
Recorded Plat

Attachment "D"

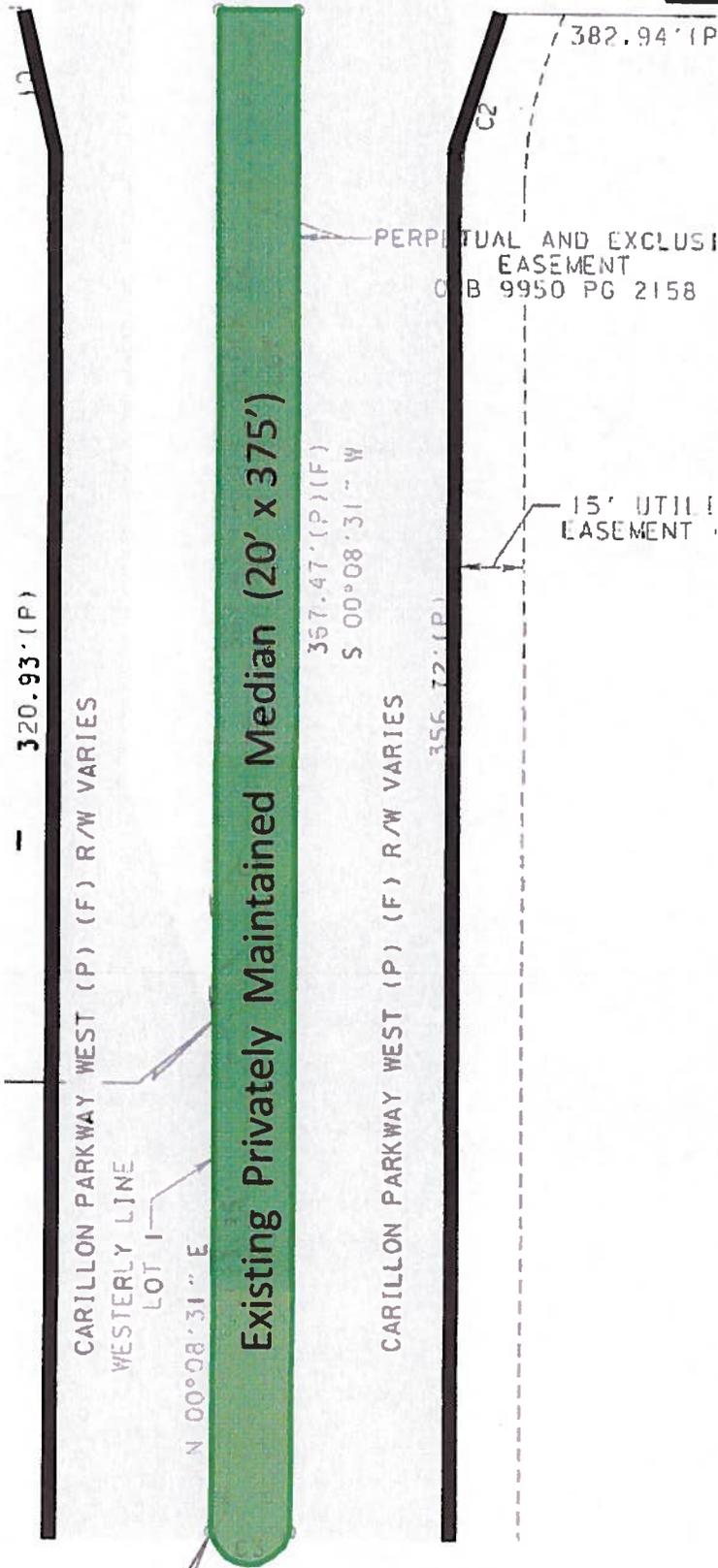
Recorded Plat
(enlarged view)





ULMERTON ROAD (P)(F)
SR 688 (P)(F)

Attachment "E"
Existing Median

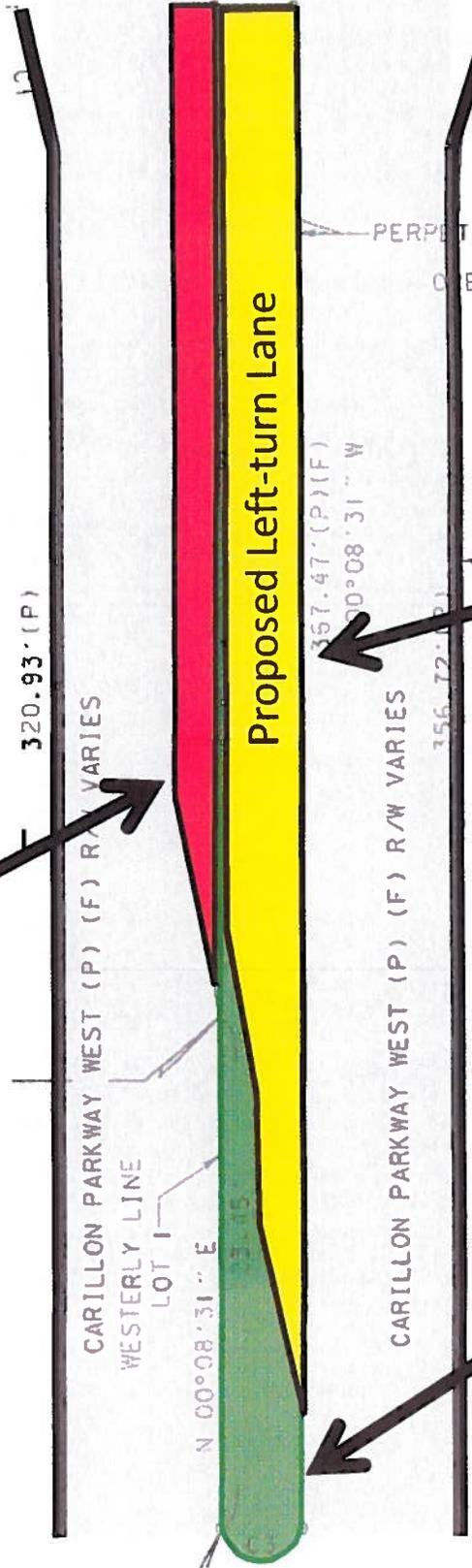


ULMERTON ROAD (P)(F)
SR 688 (P)(F)

Attachment "F"
Proposed Plan



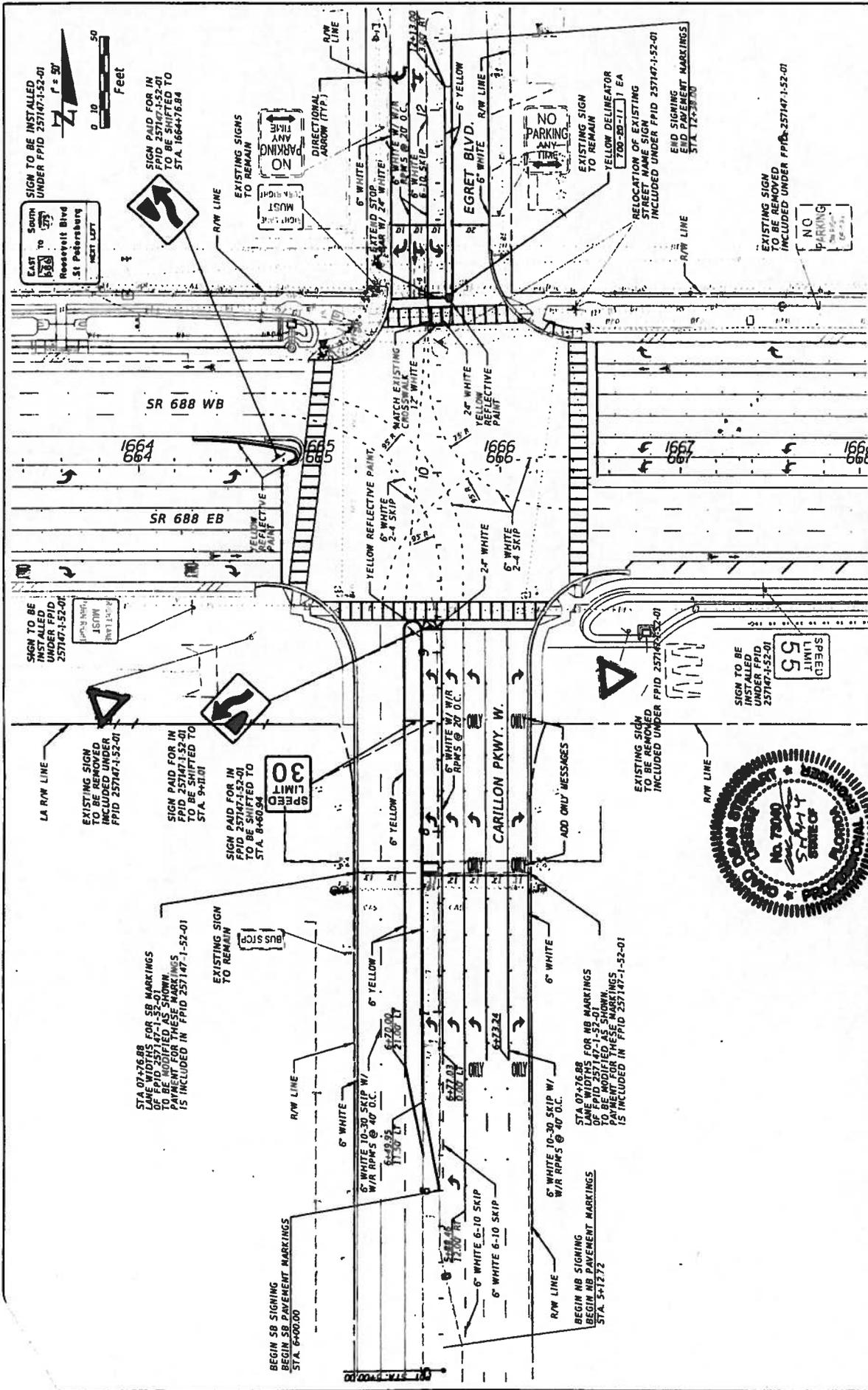
Area to be Vacated (red)
Construct realigned private median in this area



Portion of Existing Private Median to Remain (light green)

Portion of Private Median to be Converted to 3rd left-turn lane (yellow)

Proposed Left-turn Lane



REVISIONS		DESCRIPTION	DATE
NO.	DATE		

LOCHNER	
ENGINEERING 400 W. CYPRESS STREET, SUITE 800 TAMPA, FLORIDA 33609 PHONE: (813) 281-1111 FAX: (813) 281-1112	

SIGNING AND PAVEMENT MARKING PLAN	
SHEET NO.	11



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**CITY OF ST. PETERSBURG
PLANNING & ECONOMIC DEVELOPMENT DEPT.
DEVELOPMENT REVIEW SERVICES DIVISION**

**DEVELOPMENT REVIEW COMMISSION
STAFF REPORT**

**VACATION OF RIGHT-OF-WAY
PUBLIC HEARING**

According to Planning & 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.

REPORT TO THE DEVELOPMENT REVIEW COMMISSION FROM DEVELOPMENT REVIEW SERVICES DIVISION, PLANNING & ECONOMIC DEVELOPMENT DEPARTMENT, for Public Hearing and Executive Action on **July 2, 2014 at 2:00 P.M.** in Council Chambers, City Hall, 175 Fifth Street North, St. Petersburg, Florida.

CASE NO.: 14-33000005 **PLAT SHEET:** I-68

REQUEST: Approval to vacate a portion of Carillon Parkway West lying south of Ulmerton Road in order to realign the existing median and construct an additional north-bound left-turn lane.

APPLICANT: Carillon Common LLC
235 3rd Street South
Suite 300
Saint Petersburg, Florida 33701-4242

AGENT: H.W. Lochner, Inc.
John J. Kenty, PE
4350 W. Cypress Street , Suite 800
Tampa, Florida 33607

PARCEL ID NO.: 11/30/16/13461/022/0010/

LEGAL DESCRIPTION: Lot 1, Block 22, Replat of Carillon
(Plat Book 96, Pages 29-36)

ZONING: EC

BACKGROUND AND ANALYSIS:

Request

The request is to vacate a portion of the Carillon Parkway West right-of-way in order to accommodate realignment of the existing privately-owned and maintained landscaping median which divides north- and south-bound traffic.

Background

The area of the right-of-way proposed for vacation is depicted on the attached maps and survey sketches (Attachments "A" through "E"). The vacated area will be used to realign the private median to accommodate a third northbound left-turn lane for Carillon Parkway West. The proposed vacation is consistent with the plan being coordinated with the Florida Department of Transportation and the City's Transportation Planning Department.

Median realignment does not usually require vacation of existing right-of-way because medians are typically part of the public right-of-way and not private property. The medians within this subdivision (Replat of Carillon, Plat Book 96, Pages 29-36) were platted as privately-owned parcels. The owner maintains the associated landscaping and street lighting. The proposed realignment requires partial elimination of the existing median to accommodate the additional northbound left-turn lane. The eliminated portion of the existing median will be reconstructed to the north of the new left-turn lane within the area proposed for vacation (Attachment "E").

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 the requested vacation can be supported and **recommends approval**, subject to the special conditions of approval suggested at the end of this report. This recommendation is based upon the following findings.

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.

The appropriate easement to accommodate the proposed left-turn lane was previously recorded in 1997 (Instrument # 97-379300, Official Record Book 9950, Pages 2158 – 2160). No additional easements appear to be necessary.

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 proposed vacation will improve traffic circulation through the associated intersection and is not anticipated to have any type of detrimental effect upon access to any other lot of record.

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.

The proposed vacation will have a positive impact upon the existing roadway network by increasing the left-turn capacity of the intersection for vehicles existing the Carillon site.

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 area proposed for vacation will be used to replace the portion of the original landscaped median which will be eliminated to construct the proposed street improvements.

5. *The POD, Development Review Commission, and City Council shall also consider any other factors affecting the public health, safety, or welfare.*

In most cases, these types of projects do not require the extra step of vacation because the street pavement and the medians are public right-of-way. In this case, the vacation is necessary because the applicant intends to continue providing privately-owned and maintained throughout the Carillon development.

B. Comprehensive Plan

There are no policies in the City's Comprehensive Plan which apply to this request.

C. Adopted Neighborhood or Special Area Plans

There are no neighborhood or special area plans which affect vacation of right-of-way in this area of the City.

Comments from Agencies and the Public

The application was routed to all affected City departments and non-City utilities. No objections were noted. The applicant also provided mailed public notices in advance of the DRC hearing. No public inquires or comments have been received as of the date of this report.

RECOMMENDATION:

Staff recommends **APPROVAL** of the proposed partial street vacation. If the DRC is inclined to support the vacation, Staff recommends the following special conditions of approval:

1. Prior to recording the vacation ordinance, the applicant shall obtain all necessary permits and pass all required inspections.

REPORT PREPARED BY:



PHILIP T. LAZZARA, AICP, Zoning Official (POD)
Development Review Services Division
Planning & Economic Development Department

06.12.2014

DATE

MEMORANDUM

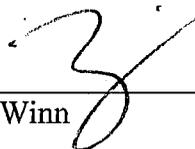
TO: The Honorable Chair and City Council Members
FROM: Mark A. Winn, Chief Assistant City Attorney
DATE: August 20, 2014
RE: Renaming the BayWalk Parking Garage

Section 2-512 of the City Code requires that any time a City-owned building is named or renamed, City Council must approve that action by ordinance. That section requires City Council to consider the factors set forth in Section 21-85 which relate to the naming and renaming of parks. The proposed change of name for the BayWalk Parking Garage to the Sundial Parking Garage appears to meet the requirements of No. 2 in Section 21-85 in that such name would be based upon geographical features (the nearby Sundial retail and entertainment complex). Alternatively, these requirements can be waived by five Council Members.

The building currently located at 117 2nd Avenue North was originally named the Mid-Core Building and often referenced as the Mid-Core Parking Garage because it was built on the Mid-Core block as identified in the Intown Community Redevelopment Plan. When the retail and entertainment complex on the North-Core block received its name of BayWalk, the parking facility became commonly known as the BayWalk Parking Garage. This name association helped the public understand that the garage was the primary parking option for the complex and also that geographically the two facilities were located within a close proximity to each other. As Council is aware, the Sundial retail and entertainment complex has been built on the site that formerly housed BayWalk. Accordingly, the BayWalk name is being replaced with Sundial where necessary and appropriate. Administration recommends that Council officially approve the name of the parking facility as the Sundial Parking Garage.

Attached is a proposed ordinance renaming the Baywalk Parking Garage to be the Sundial Parking Garage. It also allows shortened versions of the name where necessary for signage or advertising.

If you approve of this change, you should conduct first reading on August 28 and the public hearing on September 4. If you have any questions, please feel free to contact me.



Mark A. Winn

AN ORDINANCE AMENDING CITY CODE
SECTION 2-512; ADDING SUBSECTION (7);
RENAMING THE BAYWALK PARKING
GARAGE; CORRECTING TYPOGRAPHICAL
ERRORS; AND PROVIDING AN EFFECTIVE
DATE.

WHEREAS, the City Council has received a recommendation from the Mayor to rename the BayWalk Parking Garage to the Sundial Parking Garage pursuant to Section 2-512; and

WHEREAS, the City Council has carefully considered the factors set forth in City Code Section 21-85; and

WHEREAS, City Council may waive the renaming requirements set forth in City Code Section 21-85(b) by an affirmative vote of five or more members.

THE CITY OF ST. PETERSBURG DOES ORDAIN:

SECTION 1. The facility currently named the 'BayWalk Parking Garage,' located at 117 - 2nd Street North, St. Petersburg, Florida, is hereby renamed the 'Sundial Parking Garage.'

SECTION 2. Section 2-512(b) of the St. Petersburg City Code is hereby amended by adding a new subsection to subsection (7) to read as follows:

- (7) The BayWalk Parking Garage located at 117 - 2nd Street North is renamed the Sundial Parking Garage.

SECTION 3. Variations of this name, such as the Sundial Garage or Sundial Parking, may be used on signage and in advertising.

SECTION 4. Section 2-512(a) of the St. Petersburg City Code is hereby amended as follows:

Sec. 2-512. Naming and renaming of City lands, facilities and buildings.

- (a) No city-owned real property, building, or facility or portion thereof shall be named or renamed without the approval, by an ordinance of City Council. The foregoing notwithstanding, City parks, building and facilities shall be named or renamed in accordance with the factors for renaming parks in Chapter 21 (currently section 21-85) 21-88.

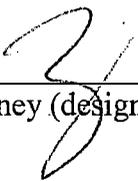
SECTION 5. Coding: As used in this ordinance, language appearing in struck-through type is language to be deleted from the City Code, and underlined language is language to be added to the City Code, in the section, subsection, or other location where indicated. Language in the City Code not appearing in this ordinance continues in full force and effect unless the

context clearly indicates otherwise. Sections of this ordinance that amend the City Code to add new sections or subsections are generally not underlined.

SECTION 6. The provisions of this ordinance shall be deemed to be severable. If any section, paragraph, subdivision, clause, sentence, or provision of this Ordinance shall be adjudged by any Court of competent jurisdiction to be unconstitutional or otherwise invalid, such judgment shall not affect, impair, invalidate, or nullify the remainder of this Ordinance. The effect thereof shall be confined to the section, paragraph, subdivision, clause, sentence, or provision immediately involved in the controversy in which such judgment or decree shall be rendered.

SECTION 7. 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 (5th) 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 content:



City Attorney (designee)

ST. PETERSBURG CITY COUNCIL

Meeting of September 4, 2014

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

SUBJECT: **City File LGCP-2014-01:** Private application requesting amendments to the Comprehensive Plan, Land Development Regulations, Official Zoning Map and Vision 2020 Special Area Plan.

A detailed analysis of the request is provided in Staff Reports LGCP-2014-01 and LDR-2014-06, attached.

REQUEST:

- (A) ORDINANCE ____-H amending the Comprehensive Plan by revising the description of the Planned Redevelopment-Commercial Plan category, as set forth in Policy LU3.1.F.3 in Chapter 3, Future Land Use Element.
- (B) ORDINANCE ____-H amending Chapter 16 of the City Code (Land Development Regulations), by creating the Retail Center-3, Activity Center zoning district regulations.
- (C) ORDINANCE ____-Z amending the Official Zoning Map designation for approximately 16.45 acres of land, generally located on the south side of Ulmerton Road (SR 688), between Carillon Parkway and Fountain Parkway.
- (D) RESOLUTION _____ amending the Vision 2020 Special Area Plan and transmitting the amendments to the Pinellas Planning Council for review in accordance with the Countywide Plan Rules.
- (E) RESOLUTION _____ transmitting the proposed Comprehensive Plan text amendment for expedited state, regional and county review, in accordance with Chapter 163, Florida Statutes.

RECOMMENDATION:

Administration: The Administration recommends APPROVAL.

Public Input: Only two phone calls have been received, to date, both requesting additional information.

Community Planning & Preservation Commission (CPPC): On August 12, 2014 the CPPC held a public hearing regarding the amendments to the Comprehensive Plan, Official Zoning Map and Vision 2020 Special Area Plan. The CPPC voted

to recommend APPROVAL of all of the amendments by a unanimous vote (9 to 0).

Development Review Commission (DRC): The DRC was scheduled to hold a public hearing on September 3, 2014 regarding the proposed land development regulation (LDR) amendments. Staff will report on the outcome of the DRC meeting.

Recommended City Council Action: 1) CONDUCT the first readings and public hearings for the attached proposed ordinances; 2) APPROVE the attached transmittal resolutions; AND 3) SET the second readings and adoption public hearings for December 18, 2014.

Attachments: Ordinances (3), Resolutions (2), CPPC Minutes, Staff Reports (2)

ORDINANCE NO. ___-H

AN ORDINANCE AMENDING THE COMPREHENSIVE PLAN OF THE CITY OF ST. PETERSBURG, FLORIDA; AMENDING CHAPTER 3, FUTURE LAND USE ELEMENT, REVISING THE DESCRIPTION OF THE PLANNED REDEVELOPMENT-COMMERCIAL PLAN CATEGORY; AND PROVIDING AN EFFECTIVE DATE.

WHEREAS, consistent with the requirements of Chapter 163, Florida Statutes, the City of St. Petersburg has adopted a Comprehensive Plan to establish goals, objectives and policies to guide the development and redevelopment of the City; and

WHEREAS, the Community Planning & Preservation Commission of the City has reviewed proposed amendments to the Comprehensive Plan at a public hearing held on August 12, 2014 and has recommended approval; and

WHEREAS, the City Council, after taking into consideration the recommendations of the Community Planning & Preservation Commission and the City Administration, as well as the comments received during the public hearing conducted on this matter, finds that the proposed amendments to the Comprehensive Plan are appropriate;

THE CITY OF ST. PETERSBURG, FLORIDA, DOES ORDAIN:

Section 1. Policy LU3.1.F.3, within Chapter 3, the Future Land Use Element of the Comprehensive Plan, is hereby amended to read as follows:

LU3.1.F.3 Planned Redevelopment-Commercial (C) – Allowing the full range of commercial and mixed uses including retail, office, service and high density residential uses not to exceed a floor-area-ratio of 1.25 and a net residential density of 55 dwelling units per acre. Higher densities and intensities are acceptable within ~~secondary~~ activity centers but not exceeding a floor-area-ratio or a net residential density as established in the redevelopment plan or special area plan. Residential equivalent uses are not to exceed 3 beds per dwelling unit and transient accommodation uses shall not exceed 55 units per acre. Institutional and transportation/utility uses, alone or when added to existing contiguous like uses, which exceeds or will exceed five (5) acres shall require a Future Land Use Map amendment that shall include such use and all contiguous like uses. Research/Development and Light Manufacturing/Assembly (Class A) uses shall be allowed in this plan category only after the nature of the proposed use has been determined and the following criteria are considered: neighboring uses and the character of the commercial area in which it is to be located; noise, solid waste, hazardous waste and air quality emission standards; hours of operation; traffic generation; and parking, loading, storage and service provisions.

Section 2. Severability. The provisions of this ordinance shall be deemed to be severable. If any provision of this ordinance is deemed unconstitutional or otherwise invalid, such determination shall not affect the validity of any other provision of this ordinance.

Section 3. Coding. Words in struck-through type shall be deleted. Underlined words constitute new language that shall be added. Provisions not specifically amended shall continue in full force and effect.

Section 4. Effective date. In the event this ordinance is not vetoed by the Mayor in accordance with the City Charter, it shall become effective 31 days after the state land planning agency notifies the City that the plan amendment package is complete, unless there is a timely administrative challenge in accordance with Section 163.3184(5), F.S., in which case the ordinance shall not become effective unless and until the state land planning agency or the Administration Commission enters a final order determining the adopted amendment(s) to be in compliance.

REVIEWED AND APPROVED AS TO
FORM AND CONTENT:



City Attorney (or Designee)

8/22/14

Date



Planning & Economic Development Dept.

8-22-14

Date

ORDINANCE NO. ____ -H

AN ORDINANCE OF THE CITY OF ST. PETERSBURG AMENDING CHAPTER 16 OF THE CITY CODE OF ORDINANCES; CREATING THE RETAIL CENTER-3, ACTIVITY CENTER ZONING DISTRICT; PROVIDING FOR MINIMUM LOT SIZE, MAXIMUM INTENSITY, MAXIMUM HEIGHT, BUILDING SETBACKS, BUILDING DESIGN STANDARDS AND INTENSITY (FLOOR-AREA-RATIO) EXEMPTIONS AND BONUS PROVISIONS FOR PROPERTY LOCATED WITHIN AN ACTIVITY CENTER AND DESIGNATED WITH RC-3 ZONING; PROVIDING FOR TRANSFER OF DEVELOPMENT RIGHTS, HISTORIC IN THE RETAIL CENTER ZONING DISTRICTS; PROVIDING FOR INCLUSION OF THE RC-3, ACTIVITY CENTER DESIGNATION IN THE ZONING DISTRICTS AND COMPATIBLE FUTURE LAND USE CATEGORIES MATRIX AND THE USE PERMISSIONS, PARKING REQUIREMENTS AND ZONING MATRIX; AND PROVIDING AN EFFECTIVE DATE.

[DETAILED CONTENT WILL FOLLOW IN ADDS / DELETES]

ORDINANCE NO. ___-Z

AN ORDINANCE AMENDING THE OFFICIAL ZONING MAP OF THE CITY OF ST. PETERSBURG, FLORIDA, SUBJECT TO CONDITIONS; CHANGING THE ZONING DESIGNATION OF THE PROPERTY GENERALLY LOCATED ON THE SOUTH SIDE OF ULMERTON ROAD (SR 688), BETWEEN CARILLON PARKWAY AND FOUNTAIN PARKWAY, FROM RETAIL CENTER-2, ACTIVITY CENTER TO RETAIL CENTER-3, ACTIVITY CENTER; 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

The subject property is attached hereto and incorporated herein as Exhibit "A."

District

From: RC-2 (Retail Center-2), Activity Center

To: RC-3 (Retail Center-3), Activity Center

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 following the adoption and effective date of the required amendments to Chapter 16, City Code of Ordinances (Land Development Regulations) pertaining to the new RC-3, Activity Center zoning district regulations (Ordinance ___-H).

APPROVED AS TO FORM AND SUBSTANCE:

CITY FILE: LGCP 2014-01


PLANNING & ECONOMIC DEVELOPMENT DEPARTMENT 8-22-14
DATE


ASSISTANT CITY ATTORNEY 8/22/14
DATE

EXHIBIT "A"

PARCEL NUMBERS

- 12-30-16-13183-00000-20
- 12-30-16-13183-00000-30
- 12-30-16-13183-00000-40
- 12-30-16-13183-00000-50
- 12-30-16-13183-00000-60
- 12-30-16-13183-00000-70
- 12-30-16-13183-00000-80
- 12-30-16-13183-00000-90

Lot 2, CARILLON TOWN CENTER, according to the plat recorded in Plat Book 124, Pages 90 through 91, of the Public Records of Pinellas County, Florida, LESS AND EXCEPT the following three parcels:

A part of Lot 2, CARILLON TOWN CENTER, being more particularly described as follows:

Begin at the Northwest corner of said Lot 2; thence along the Northerly boundary of said Lot 2 and the Southerly right-of-way line of Ulmerton Road, N.89°51'23"E., 163.06 feet; thence departing said Southerly right-of-way line, S.00°08'37"E., 158.35 feet; thence S.89°51'23"W., 163.06 feet; thence along the Westerly boundary of said Lot 2, N.00°08'37"W., 158.35 feet to the Point of Beginning. (Suntrust Bank)

and

A part of Lot 2, CARILLON TOWN CENTER, being more particularly described as follows:

Commence at the Southeast corner of said Lot 2; thence along the Easterly boundary of said Lot 2 and the Westerly right-of-way line of Fountain Parkway of Carillon Phase II as recorded in Plat Book 113, Pages 79 through 85, of the Public Records of Pinellas County, Florida, North 399.98 feet; thence West 9.83 feet to the Point of Beginning; thence South 26.31 feet; thence East 4.35 feet; thence South 50.25 feet; thence West 5.58 feet; thence South 15.64 feet; thence West 131.51 feet; thence North 68.67 feet; thence West 15.67 feet, thence North 61.53 feet; thence East 142.42 feet; thence South 18.00 feet; thence East 6.00 feet; thence South 20.00 feet to the Point of Beginning. (Courtside Grill)

and

A part of Lot 2, CARILLON TOWN CENTER, being more particularly described as follows:

Commence at the Southwest corner of said Lot 2; thence along the Westerly boundary of said Lot 2, N.00°08'43"W., 155.23 feet; thence S.89°57'43"E., 1.94 feet to the Point of Beginning;

thence N.00°01'53"W., 92.52 feet; thence S.89°58'03"E., 58.84 feet; thence S.00°01'53"E., 92.53 feet; thence N.89°57'43"W., 58.84 feet to the Point of Beginning. (Courtside Liquors)

AND

Lot 3, CARILLON TOWN CENTER, according to the plat recorded in Plat Book 124, Pages 90 through 91, of the Public Records of Pinellas County, Florida.

AND

Lot 4, CARILLON TOWN CENTER, according to the plat recorded in Plat Book 124, Pages 90 through 91, of the Public Records of Pinellas County, Florida.

AND

Lot 5, CARILLON TOWN CENTER, according to the plat recorded in Plat Book 124, Pages 90 through 91, of the Public Records of Pinellas County, Florida.

AND

Lot 6, CARILLON TOWN CENTER, according to the plat recorded in Plat Book 124, Pages 90 through 91, of the Public Records of Pinellas County, Florida.

AND

Lot 7, CARILLON TOWN CENTER, according to the plat recorded in Plat Book 124, Pages 90 through 91, of the Public Records of Pinellas County, Florida.

AND

Lot 8, CARILLON TOWN CENTER, according to the plat recorded in Plat Book 124, Pages 90 through 91, of the Public Records of Pinellas County, Florida.

AND

Lot 9, CARILLON TOWN CENTER, according to the plat recorded in Plat Book 124, Pages 90 through 91, of the Public Records of Pinellas County, Florida.

RESOLUTION NO. 2014-____

A RESOLUTION ADOPTING AMENDMENTS TO THE CITY OF ST. PETERSBURG VISION 2020 SPECIAL AREA PLAN, AND TRANSMITTING THE AMENDMENTS TO THE PINELLAS PLANNING COUNCIL FOR REVIEW IN ACCORDANCE WITH THE COUNTYWIDE PLAN RULES; AND PROVIDING AN EFFECTIVE DATE.

WHEREAS, pursuant to the Countywide Plan Rules administered by the Pinellas Planning Council (PPC), the City of St. Petersburg’s Vision 2020 Special Area Plan was approved by the St. Petersburg City Council in April 2007; and

WHEREAS, the Vision 2020 Special Area Plan supported the City’s creation and adoption of three new Comprehensive Plan categories: Planned Redevelopment-Residential, Planned Redevelopment Mixed-Use and Planned Redevelopment-Commercial; and

WHEREAS, on September 4, 2014 the St. Petersburg City Council held a public hearing and approved a private request to amend the description of the Planned Redevelopment-Commercial category, along with several other changes to the Vision 2020 Special Area Plan associated with the proposed Retail Center-3, Activity Center zoning district; and

WHEREAS, Section 4.2.7.6 of the Countywide Plan Rules requires that amendments to special area plans be reviewed by the PPC; and

WHEREAS, the St. Petersburg City Council has determined that the proposed changes to the Vision 2020 Special Area Plan, attached as Exhibit “A,” are consistent with the Countywide Plan Rules.

NOW, THEREFORE, BE IT RESOLVED by the City Council of the City of St. Petersburg, Florida:

That the Vision 2020 Special Area Plan be amended as set forth in Exhibit “A,” and that these amendments be transmitted to the PPC for a consistency review with the Countywide Plan Rules.

This Resolution shall become effective immediately upon its adoption.

APPROVED AS TO FORM AND CONTENT:

City File LGCP-2014-01

PLANNING & ECONOMIC DEVELOPMENT DEPARTMENT

DATE

CITY ATTORNEY (designee)

DATE

9-22-14
8/22/14

Exhibit "A"

The St. Petersburg's Vision 2020 Special Area Plan shall be amended as follows:

- On Page 19, the final bullet describing the Planned Redevelopment-Commercial category shall be amended to read "The scale shall allow mid-rise and high-rise buildings."
- On Page 21, the description of the Planned Redevelopment-Commercial category shall be amended as follows:

Planned Redevelopment-Commercial (C) – Allowing the full range of commercial and mixed uses including retail, office, service and high density residential uses not to exceed a floor-area-ratio of 1.25 and a net residential density of 55 dwelling units per acre. Higher densities and intensities are acceptable within ~~secondary~~ activity centers but not exceeding a floor-area-ratio or a net residential density as established in the redevelopment plan or special area plan.

- On Page 22, the Retail Center-3, Activity Center (RC-3, Activity Center) zoning district shall be added to the Permitted Use by Future Land Use and Zoning Districts table.
- On Page 23, the RC-3, Activity Center zoning district shall be added to the Density and Intensity by Future Land Use and Zoning Districts table, reflecting the allowable intensity of 4.0 and a workforce housing bonus of 0.50 f.a.r.

RESOLUTION NO. 2014-___

A RESOLUTION TRANSMITTING PROPOSED COMPREHENSIVE PLAN TEXT AMENDMENTS FOR STATE, REGIONAL AND COUNTY REVIEW AS REQUIRED BY THE COMMUNITY PLANNING ACT (CHAPTER 163, PART II, FLORIDA STATUTES); AND PROVIDING AN EFFECTIVE DATE.

WHEREAS, the Community Planning Act requires that all text amendments to the Comprehensive Plan be forwarded for state, regional and county review and comment in compliance with statutory requirements; and

WHEREAS, the St. Petersburg Community Planning & Preservation Commission, acting as the Local Planning Agency, has reviewed and acted on a Comprehensive Plan text amendment as required by Section 163.3174, F.S.

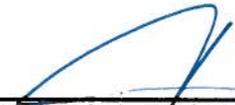
NOW, THEREFORE, BE IT RESOLVED by the City Council of the City of St. Petersburg, Florida:

That the Comprehensive Plan text amendments acted on by the City of St. Petersburg Community Planning & Preservation Commission on August 12, 2014, attached to this resolution, be transmitted for state, regional and county review pursuant to Section 163.3184(3), Florida Statutes (Expedited State Review Process).

This Resolution shall become effective immediately upon its adoption.

APPROVED AS TO FORM AND CONTENT:

City File LGCP-2014-01

 PLANNING & ECONOMIC DEVELOPMENT DEPARTMENT	8-22-14 DATE
 CITY ATTORNEY (designee)	8/22/14 DATE



CITY OF ST. PETERSBURG
COMMUNITY PLANNING & PRESERVATION COMMISSION
PUBLIC HEARING
August 12, 2014

QUASI-JUDICIAL PUBLIC HEARING

A. LGCP-2014-01

**Contact Person: Rick MacAulay
551-3386**

Request: This is a private application requesting that the City amend the Comprehensive Plan, Vision 2020 Special Area Plan, and the Official Zoning Map designation for the property described below. The proposed amendments are as follows:

1. To amend Policy 3.1.F.3 of the Comprehensive Plan's Future Land Use Element to indicate that higher densities and intensities on property designated Planned Redevelopment-Commercial are acceptable within activity centers, as established in a Special Area Plan.
2. To amend the Vision 2020 Special Area Plan to reflect that above-described proposed change to Policy 3.1.F.3, pertaining to the Planned Redevelopment-Commercial category and add the new (proposed) Retail Center-3 (RC-3), Activity Center zoning district to the Permitted Use by Future Land Use and Zoning Districts table and the Density and Intensity by Future Land Use and Zoning Districts table.
3. To amend the Official Zoning Map designation of an estimated 16.45 acre property known as the Carillon Town Center, generally located on the south side of Ulmerton Road (SR 688), between Carillon Parkway and Fountain Parkway, from Retail Center-2 (Activity Center) to Retail Center-3 (Activity Center).

Staff Presentation

Rick MacAulay gave a presentation based on the staff report.

Commissioner Michaels asked why the need to change the zoning designation from RC-2 to RC-3. Mr. MacAulay stated that the Gateway Areawide DRI adopted by the City in 1989 approved 5 to 7 million square feet of development for this geographic area. The present zoning allows a 1.5 F.A.R., while the subject property is already approved for a 3.19 F.A.R. Staff feels it is appropriate that the 4.0 F.A.R. should be for development on the subject property, if the F.A.R. bonus provisions are abided by. This area is very important to the City to concentrate intense development as it is an employment center and an area where intense mixed-use retail will allow live/work opportunities (retail, office, residential, industrial).

Commissioner Michaels asked what the case would be if this request is approved and Greenlight Pinellas is not approved; would the existing transportation system be sufficient to support the increased density. Mr. MacAulay replied, yes, the existing transportation is sufficient to support the increased density. The PSTA will

continue to serve the Gateway and Carillon area, as it is a very important transit route for transporting people to and from this employment center.

Commissioner Michaels asked if the higher density were approved would it be consistent with the Comprehensive Plan Policy 5.3 relating to concurrency. Mr. MacAulay stated that there will be no impact because the City has the public facility level of service to serve this site pursuant to the 1989 Development Order stating that this area is appropriate for 7 million square feet of development. It has been mitigated; the City had documented the existence of sufficient sanitary sewer, potable water and roadway network capacity to sustain the development; and all of the improvements have been made.

Commissioner Montanari asked staff to explain the bonus provision; how does it work. Mr. Kilborn stated that staff first looked at the existing Downtown Center regulations as a model for how to develop the bonus system. The Downtown Center currently has and what is being recommended in this proposal is that the property owner has a base option up to 3.0 F.A.R. In order for an excess of 3.0 F.A.R. to be constructed, the property owner has to come into this bonus table with a menu of options to select from in order to obtain the desired increased F.A.R. In this particular case, the developer is not being forced to choose from this menu. As part of the site plan approval process, City staff will look at the proposal to ensure the criteria is met and depending upon the scale of the development, a public hearing may be needed.

Commissioner Rogo asked what other uses other than retail would be allowed if approved. Mr. MacAulay stated Office uses and multi-family residential; a very dense and intense mixed-use zoning district. This is an area outside the Downtown area where the City would like to see this type of density and intensity.

Commissioner Wannemacher asked if the RC-3 zoning designation would be beneficial to other areas of the City. Mr. MacAulay replied, yes and stated that the only other area in the City at this time that would likely benefit from this new zoning designation is the Tyrone Square Mall area, which is currently zoned RC-2 (Activity Center).

Applicant Presentation

Don Mastry with Trenam Kemker and representing the owners/applicants, Carillon Land Development LLC, Carillon Main Street LLC and Carillon Foreclosure LLC, gave a presentation in support of the request.

Public Hearing

No speakers present.

Executive Session

Commissioner Michaels stated his support for this request.

MOTION: *Commissioner Wolf moved and Commissioner Michaels seconded a motion approving the amendment to the Comprehensive Plan's Future Land Use Element to indicate that higher densities and intensities on property designated Planned Redevelopment-Commercial are acceptable within activities centers, as established in a Special Area*

Plan; approving the amendment to the Vision 2020 Special Area Plan; and approving the amendment to the Official Zoning Map designation of an estimated 16.45 acre property known as the Carillon Town Center from Retail Center-2 (Activity Center) to Retail Center-3 (Activity Center,) in accordance with the staff report.

VOTE: *YES – Michaels, Montanari, Reese, Wannemacher, Wolf, Carter, Rogo*
NO - None

Motion was approved by a vote of 7 to 0.

DRAFT



Staff Report to the St. Petersburg Community Planning & Preservation Commission

Prepared by the Planning & Economic Development Department,
Urban Planning and Historic Preservation Division

For Public Hearing and Executive Action on August 12, 2014
at **3:00 p.m.**, in the City Council Chambers, City Hall,
175 Fifth Street North, St. Petersburg, Florida.

City File #LGCP-2014-01
Agenda Item #1

According to the Planning and Economic Development Department records, no Community Planning & Preservation Commission member resides or owns property located within 2,000 feet of the subject property. All other possible conflicts should be declared upon announcement of the item.

APPLICANT INFORMATION:

Applicant/Title Holders: Carillon Land Development, LLC
Carillon Main Street, LLC
Carillon Foreclosure, LLC

Representative: Chris Eastman, President

Address: 235 3rd Street South
St. Petersburg, FL 33701

Subject Property: The 16.45 acre subject property is known as the Carillon Town Center, generally located on the south side of Ulmerton Road (SR 688), between Carillon Parkway and Fountain Parkway.

Legal Description: Attached as Exhibit "A."

REQUEST:

As described in greater detail below, the applicant is requesting that the City amend the Comprehensive Plan, Vision 2020 Special Area Plan, land development regulations (LDRs) and Official Zoning Map to accommodate the full development potential of the subject property. The proposed amendments are as follows:

ITEM	TYPE	BRIEF DESCRIPTION	RECOMMENDING COMMISSION
1	Text	To amend Policy LU3.1.F.3 of the Comprehensive Plan's Future Land Use Element to indicate that higher densities and intensities on property designated Planned Redevelopment-Commercial are acceptable within activity centers, as established in a <i>Special Area Plan</i> .	CPPC
2	Text	To amend the Vision 2020 Special Area Plan to reflect the above-described proposed change to Policy LU3.1.F.3, pertaining to the Planned Redevelopment-Commercial category; adding the new (proposed) Retail Center-3 (RC-3) zoning district to the Permitted Use by Future Land Use and Zoning Districts table; and adding the RC-3 zoning district to the Density and Intensity by Future Land Use and Zoning Districts table.	CPPC
3	Text	To amend the City Code, Land Development Regulations (LDRs), specifically Sections <i>16.10.010.1, 16.10.020.1, 16.10.020.2, 16.20.150.4, 16.20.150.5, 16.20.150.5.1, 16.20.150.5.2, 16.20.150.6, 16.20.150.7 and creating Section 16.20.150.4.3</i> to accommodate the new Retail Center-3 zoning district. (These LDR amendments are being processed under City File LDR-2014-06. A draft is attached as Exhibit "B.")	DRC
4	Map	To amend the Official Zoning Map designation of the subject property from Retail Center-2 (Activity Center) to Retail Center-3 (Activity Center).	CPPC

ITEM COMPREHENSIVE PLAN TEXT AMENDMENT

1 The applicant is requesting that Policy LU3.1.F.3 of the Future Land Use Element be amended as follows:

- Planned Redevelopment-Commercial (C) – Allowing the full range of commercial and mixed uses including retail, office, service and high density residential uses not to exceed a floor-area-ratio of 1.25 and a net residential density of 55 dwelling units per acre. Higher densities and intensities are acceptable within ~~secondary~~ activity centers but not exceeding a floor-area-ratio or a net residential density as established in the redevelopment plan or special area plan. *(The balance of the policy remains unchanged.)*

The reference to “secondary” activity centers is outdated. Years ago, the Comprehensive Plan and Future Land Use Map provided for “primary” and “secondary” activity centers. These two terms were eliminated in favor of just referencing activity centers.

The creation and adoption of a *special area plan* allows a local government to permit uses, and densities and intensities that go beyond what is prescribed by the Countywide Plan Rules (administered by the Pinellas Planning Council). The Vision 2020 Special Area Plan (SAP) was adopted by the City in 2007, in conjunction with the re-write of the land development regulations and the rezoning of the entire City. Specifically, the Vision 2020 SAP made it possible for the City to adopt the following three new Comprehensive Plan categories: Planned Redevelopment-Residential (PR-R), Planned Redevelopment-Mixed Use (PR-MU) and Planned Redevelopment-Commercial (PR-C). Since 2007, all three of these categories have allowed the City to approve uses, densities and intensities in certain geographic areas where the Countywide Rules would not otherwise permit, all in an effort to implement the St. Petersburg Vision 2020 Plan, adopted in October 2002.

Arguably, this requested amendment to Policy 3.1.F.3, associating the PR-C category with a special area plan, should have been made back in 2007. City staff recommends that these proposed changes to Policy 3.1.F.3 be approved.

ITEM TEXT AMENDMENT to the Vision 2020 Special Area Plan

2 The applicant is requesting that St. Petersburg’s Vision 2020 Special Area Plan be amended as follows:

- On Page 19, the final bullet describing the Planned Redevelopment-Commercial category should be amended to read “The scale shall allow mid-rise and high-rise buildings.”

- On Page 21, the description of the Planned Redevelopment-Commercial category should be amended as follows, consistent with the changes made to Policy LU3.1.F.3 described in Item 1:

Planned Redevelopment-Commercial (C) – Allowing the full range of commercial and mixed uses including retail, office, service and high density residential uses not to exceed a floor-area-ratio of 1.25 and a net residential density of 55 dwelling units per acre. Higher densities and intensities are acceptable within ~~secondary~~ activity centers but not exceeding a floor-area-ratio or a net residential density as established in the redevelopment plan or special area plan.

- On Page 22, the new (proposed) Retail Center-3, Activity Center (RC-3, Activity Center) zoning district should be added to the Permitted Use by Future Land Use and Zoning Districts table.
- On Page 23, the new (proposed) RC-3, Activity Center zoning district should be added to the Density and Intensity by Future Land Use and Zoning Districts table, reflecting the allowable intensity of 4.0 and a workforce housing bonus of 0.50 f.a.r. (It should be noted that the base floor-area-ratio for the proposed RC-3, Activity Center zoning district is 3.0, however, the proposed zoning district regulations provide several options to increase the f.a.r. to 4.0 through bonus provisions.)

ITEM TEXT AMENDMENT to the CITY CODE OF ORDINANCES, CHAPTER 16, LAND DEVELOPMENT REGULATIONS (LDRs)

- 3** The Development Review Commission (DRC) is scheduled to hold a public hearing on the requested changes to the Land Development Regulations (LDRs) pertaining to the new Retail Center-3, Activity Center zoning district on Wednesday, September 3, 2014. The changes are being processed under City File LDR-2014-06. ~~A draft of the proposed changes is attached as Exhibit "B."~~

ITEM OFFICIAL ZONING MAP AMENDMENT

- 4 The applicant is requesting that the Official Zoning Map designation of the 16.45 acre subject property be amended from Retail Center-2 (Activity Center) to the new Retail Center-3 (Activity Center), in part, to accommodate the actual development most plausible and planned for the Carillon Town Center and to eliminate any inconsistencies between the various approvals that have occurred over time.

Background:

The subject property is located within the Gateway Activity Center, which is one of four centers where the City has historically and deliberately concentrated more intensive growth and development. The Gateway Activity Center is approximately 1,700 acres in size, generally bounded by Ulmerton Road on the north, Gandy Blvd. on the south, Dr. ML King St. on the east and 28th Street on the west. The subject property is also located within the Gateway Areawide Development of Regional Impact (GADRI), an area with essentially the same general boundaries as the activity center, just slightly smaller. The GADRI Development Order (Ordinance 1142-F) was adopted by the City in November 1989, approving approximately 3 million sq. ft. of office space, 2.4 million sq. ft. of industrial space, 150,000 sq. ft. of retail space, 4,400 residential units and 120 hotel rooms.

The original Carillon Town Center development was approved by the City's Environmental Development Commission (EDC) in April 1999. The approved site plan included approximately 450,000 square feet of office space, 300 hotel rooms, 199 apartments, 96,200 square feet of retail space, and a 20-screen movie theater. The City strongly supported the Town Center project as a desirable focal point for the Carillon Business Center, one of the premier business and corporate developments within the Tampa Bay region (then and now).

In 2001 and 2004, the EDC approved modified site plans for the Town Center property. In 2007, the City's Development Review Commission (DRC), formerly the EDC, approved a modified plan that split the Town Center site into a northern and southern part, separated by an east-west Main Street. Entitlements for each part of the site were also identified. The approved modified site plans over the years included variances to the floor-area-ratio, which ultimately resulted in an approval of approximately 2.3 million sq. ft. of development on the site, which equates to an approved floor-area-ratio of approximately 3.19.

The proposed rezoning would increase the development potential of the Carillon Town Center site. As stated by the applicant, the request will accommodate the actual development most plausible and planned for the Carillon Town Center and will eliminate any inconsistencies between the various approvals that have occurred over time. *Moreover, the existing and potential development rights/entitlements are already allowed by the Gateway ADRI.*

Relevant Considerations including Location, Development Potential, Public Facility Impact and Multimodal Transportation Opportunities:

Location

- The requested RC-3, Activity Center zoning designation is appropriate given the subject property's proximity to major transportation arteries (e.g., Ulmerton Road (SR 688), Roosevelt Blvd. (SR 686), I-275, and Dr. Martin Luther King Jr. Street) and location within the Gateway activity center, consistent with Comprehensive Plan Policy LU2.1. The Gateway area is the largest employment center in the City (and Pinellas County). The applicant's desire to accommodate the full development potential of the subject property lends itself to the live/work theme encouraged within the activity center. Moreover, the site provides an opportunity to provide more permanent employment, which the City and County desire, as well as more housing to meet the needs of current and future employers in the Gateway area consistent with Comprehensive Plan Policy LU16.1.
- The proposed RC-3, Activity Center zoning will accommodate the mixed-use development anticipated by the applicant. The designation is appropriate for the higher density development that is intended for the Gateway activity center, consistent with Comprehensive Plan Objective LU2, which supports a compact urban development pattern that provides opportunities to more efficiently use and develop infrastructure, land and other resources and services by concentrating more intensive growth in activity centers and other appropriate areas. The requested designation is also consistent with Comprehensive Plan objectives and policies which support mixed-use development, as well as concentrating growth and attracting large-scale, quality development within the City's activity centers. (A broader list of relevant policies and objectives from the Comprehensive Plan is provided below.)

Development Potential

- The maximum development potential under the present RC-2, Activity Center zoning district regulations is a floor-area-ratio of 1.5, which would limit development on the 16.45 acre subject property to just over one million sq. ft. However, as explained above, the City's approval of modified site plans for the property over the years has included variances to the floor-area-ratio, which is presently approved at 3.19, or approximately 2.3 million sq. ft. of development. The new (proposed) RC-3, Activity Center zoning district will permit a base floor-area-ratio of 3.0 which may be increased up to 4.0 by way of a series of "bonus provisions." An f.a.r. of 4.0 would result in approximately 2.86 million sq. ft. of development, which is 560,000 sq. ft. of development over what is presently approved. Thus, a rezoning of the subject property from RC-2, Activity Center to RC-3, Activity Center will

accommodate the actual development most plausible and planned for the Carillon Town Center and reduce any inconsistencies between the various approvals that have occurred since the initial site plan approval in 1999.

- On May 7, 2014 the DRC approved the applicant's request to consolidate the northern and southern portions of the property back into the Carillon Town Center. The applicant did not propose altering the existing approved site plan, which allows for an additional 120,252 sq. ft. of retail space, 522,236 sq. ft. of office space, 732 dwelling units and 120 hotel rooms. There are also six (6) undeveloped dwelling units that are allocated to the Back Bay at Carillon residential project. *These development entitlements result from DRI capacity reservations, previous/current site plan approvals and traffic impact mitigation improvements completed over the years.*

Public Facility Impact

Development entitlements associated with the Gateway ADRI ensure that the City has sufficient potable water, sanitary sewer, solid waste and roadway capacity to serve the subject property.

Multimodal Transportation Opportunities

As stated previously, the applicant is requesting that the Official Zoning Map designation of the 16.45 acre subject property be amended from RC-2 Activity Center to RC-3, Activity Center, in part, to accommodate the actual development most plausible and planned for the Carillon Town Center site. The mixed-use development envisioned on the subject property will create numerous multimodal transportation opportunities, including bicycle and pedestrian connections to PSTA's bus service, as well as future light rail service if the Greenlight Pinellas referendum is approved by Pinellas County voters in November 2014.

The Carillon area is served by several PSTA transit routes. Route 11 is a local route and has a service frequency of 60 minutes. Route 59 is a local route and provides intermittent service to the Carillon area, while Routes 97 and 98 are commuter routes that provide service in the AM and PM peak hours. Route 300X is an express route that provides service from central Pinellas County to downtown Tampa along Ulmerton Road and I-275.

The Greenlight Pinellas Plan includes a comprehensive network of rapid bus services, more frequent local routes, more evening and weekend service, improved trolley services, new regional express routes, improved connector service, and passenger rail. The Plan was developed as a partnership between PSTA, local governments, other transportation agencies, and the community. More than 90,000 citizens, business and community leaders, and other stakeholders contributed to the development of the plan.

As the largest employment center in Pinellas County and one of the largest in the region, service to the Gateway/Carillon Area was considered a key requirement in the selection of the locally preferred alignment for the light rail line. The alignment that was selected connects downtown St. Petersburg, the Gateway Area, and downtown Clearwater via I-275, Ulmerton Road, Roosevelt Boulevard, and East Bay Drive. The Greenlight Pinellas Plan includes an Intermodal Center in the Gateway/Carillon Area to serve as both a station for trips originating from and destined for the area and a hub for connections between light rail, bus rapid transit services, a Gateway/Carillon circulator, and express bus service to the Tampa International Airport, Westshore Area and downtown Tampa. The Plan was closely coordinated with land use planning and encourages the concentration of new population and jobs in walkable, transit oriented developments along rapid bus corridors and in light rail station areas, including the Gateway/Carillon Area.

It should also be noted that the City's Comprehensive Plan anticipates that the proposed transit station to be located in the Carillon area will be designated as a "regional center" with the permitted floor-area-ratio ranging between 2.5 and 5.0 (Comprehensive Plan Policy LU28.3). As stated, the requested RC-3 zoning for the subject property, which will certainly be within walking distance of the proposed transit station, will permit a base f.a.r. of 3.0 and a maximum f.a.r. of 4.0 if bonus provisions are approved.

Relevant Comprehensive Plan Objectives and Policies:

The following Comprehensive Plan objectives and policies from the Future Land Use Element and Transportation Element are relevant to the applicant's request to rezone the subject property from Retail Center-2, Activity Center to Retail Center-3, Activity Center:

LU2: The Future Land Use Plan shall facilitate a compact urban development pattern that provides opportunities to more efficiently use and develop infrastructure, land and other resources and services by concentrating more intensive growth in activity centers and other appropriate areas.

LU2.1 To facilitate compact urban development the City shall adopt the following activity centers as part of this Land Use Plan:

- | | | |
|------------|------------------|----------------------------|
| 1. Gateway | 3. Tyrone | 5. Central Avenue Corridor |
| 2. Intown | 4. Central Plaza | |

LU2.2 The City shall concentrate growth in the designated Activity Centers and prioritize infrastructure improvements to service demand in those areas.

- LU2.3 To attract large scale quality development and assure the proper coordination, programming and timing of City services in the activity centers the City shall do the following:
1. Continue to implement the approved Areawide Developments of Regional Impact (ADRI) for the Intown and Gateway Activity Centers;
 2. Continue to develop, evaluate and implement appropriate activity center development incentives.
- LU3.1.E.3. Activity Center (AC) - Overlaying the future land use designations in those areas, not less than 50 acres in size, with concentrated commercial and mixed-use centers suited to a more intensive and integrated pattern of development.
- 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.
- LU3.18 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.
- LU4 The Future Land Use Plan and Map shall provide for the future land use needs identified in this Element:
- (4) Mixed-use - developments are encouraged in appropriate locations to foster a land use pattern that results in fewer and shorter automobile trips and vibrant walkable communities.
- LU16.1 Development planning for the Gateway shall include consideration of the following issues:
1. promotion of industrial and office park development to diversify the City's economic base and generate employment;

3. integration of land uses with existing and future transportation facilities recognizing the special transportation conditions within a regional activity center;
6. providing housing opportunities in close proximity to the Gateway employment center.

- LU28.3 The specific station types and density/intensity ranges for the TOD Future Land Use Map Overlay will be as listed in Table 1, titled City of St. Petersburg, Premium Transit Station Area Typologies.
- T1.6 The City shall support high-density, mixed-use developments and redevelopments, in and adjacent to Activity Centers, redevelopment areas and locations that are supported by mass transit, to reduce the number and length of automobile trips and encourage transit usage, bicycling and walking.
- T1.7 The City shall work with the Pinellas County MPO to prioritize roadway and transit projects that serve Activity Centers as identified in the City's Future Land Use Element.
- T1.8 The City shall work with the Pinellas County MPO and PSTA to provide enhanced transit service to Activity Centers through a reduction in transit headways, implementation of passenger amenities and expansion of existing service.

PUBLIC HEARING PROCESS:

1. The ordinance associated with the Comprehensive Plan text amendment requires one (1) public hearing before the Community Planning & Preservation Commission (CPPC) and two City Council public hearings. The amendment will also be transmitted for expedited state, regional and county review. The Pinellas Planning Council (PPC) will review the Comprehensive Plan text amendment for consistency with the Countywide Rules, along with the text amendment to the Vision 2020 Special Area Plan, the latter of which will be transmitted to the PPC by resolution.
2. The ordinance associated with the LDR text amendments requires one (1) public hearing by the Development Review Commission (DRC) and two (2) by the City Council.
3. The Official Zoning Map amendment requires one (1) public hearing by the Community Planning & Preservation Commission (CPPC), and because it exceeds 10 acres in size the City Council must hold two public hearings. Prior to the CPPC and City Council hearings, public notice letters will be mailed to all owners of real property located within 200-feet of the subject area.

RECOMMENDATION:

Staff recommends that the Community Planning & Preservation Commission, in its capacity as the Local Planning Agency, recommend to City Council **APPROVAL** of the Comprehensive Plan and Vision 2020 Special Area Plan text amendments, and the Official Zoning Map amendment, all based on consistency with the Comprehensive Plan.

Attachments: Exhibit "A" (Legal Description), ~~Exhibit "B" (Draft Retail Center 3, Activity Center Land Development Regulations)~~, Official Zoning Map Amendment Map Series

EXHIBIT "A"

PARCEL NUMBERS

- 12-30-16-13183-00000-20
- 12-30-16-13183-00000-30
- 12-30-16-13183-00000-40
- 12-30-16-13183-00000-50
- 12-30-16-13183-00000-60
- 12-30-16-13183-00000-70
- 12-30-16-13183-00000-80
- 12-30-16-13183-00000-90

Lot 2, CARILLON TOWN CENTER, according to the plat recorded in Plat Book 124, Pages 90 through 91, of the Public Records of Pinellas County, Florida, LESS AND EXCEPT the following three parcels:

A part of Lot 2, CARILLON TOWN CENTER, being more particularly described as follows:

Begin at the Northwest corner of said Lot 2; thence along the Northerly boundary of said Lot 2 and the Southerly right-of-way line of Ulmerton Road, N.89°51'23"E., 163.06 feet; thence departing said Southerly right-of-way line, S.00°08'37"E., 158.35 feet; thence S.89°51'23"W., 163.06 feet; thence along the Westerly boundary of said Lot 2, N.00°08'37"W., 158.35 feet to the Point of Beginning. (Suntrust Bank)

and

A part of Lot 2, CARILLON TOWN CENTER, being more particularly described as follows:

Commence at the Southeast corner of said Lot 2; thence along the Easterly boundary of said Lot 2 and the Westerly right-of-way line of Fountain Parkway of Carillon Phase II as recorded in Plat Book 113, Pages 79 through 85, of the Public Records of Pinellas County, Florida, North 399.98 feet; thence West 9.83 feet to the Point of Beginning; thence South 26.31 feet; thence East 4.35 feet; thence South 50.25 feet; thence West 5.58 feet; thence South 15.64 feet; thence West 131.51 feet; thence North 68.67 feet; thence West 15.67 feet, thence North 61.53 feet; thence East 142.42 feet; thence South 18.00 feet; thence East 6.00 feet; thence South 20.00 feet to the Point of Beginning. (Courtside Grill)

and

A part of Lot 2, CARILLON TOWN CENTER, being more particularly described as follows:

Commence at the Southwest corner of said Lot 2; thence along the Westerly boundary of said Lot 2, N.00°08'43"W., 155.23 feet; thence S.89°57'43"E., 1.94 feet to the Point of Beginning; thence N.00°01'53"W., 92.52 feet; thence S.89°58'03"E., 58.84 feet; thence S.00°01'53"E., 92.53 feet; thence N.89°57'43"W., 58.84 feet to the Point of Beginning. (Courtside Liquors)

AND

Lot 3, CARILLON TOWN CENTER, according to the plat recorded in Plat Book 124, Pages 90 through 91, of the Public Records of Pinellas County, Florida.

AND

Lot 4, CARILLON TOWN CENTER, according to the plat recorded in Plat Book 124, Pages 90 through 91, of the Public Records of Pinellas County, Florida.

AND

Lot 5, CARILLON TOWN CENTER, according to the plat recorded in Plat Book 124, Pages 90 through 91, of the Public Records of Pinellas County, Florida.

AND

Lot 6, CARILLON TOWN CENTER, according to the plat recorded in Plat Book 124, Pages 90 through 91, of the Public Records of Pinellas County, Florida.

AND

Lot 7, CARILLON TOWN CENTER, according to the plat recorded in Plat Book 124, Pages 90 through 91, of the Public Records of Pinellas County, Florida.

AND

Lot 8, CARILLON TOWN CENTER, according to the plat recorded in Plat Book 124, Pages 90 through 91, of the Public Records of Pinellas County, Florida.

AND

Lot 9, CARILLON TOWN CENTER, according to the plat recorded in Plat Book 124, Pages 90 through 91, of the Public Records of Pinellas County, Florida.



Community Planning and Preservation Commission

Carillon Town Center - Aerial

AREA TO BE APPROVED,

SHOWN IN

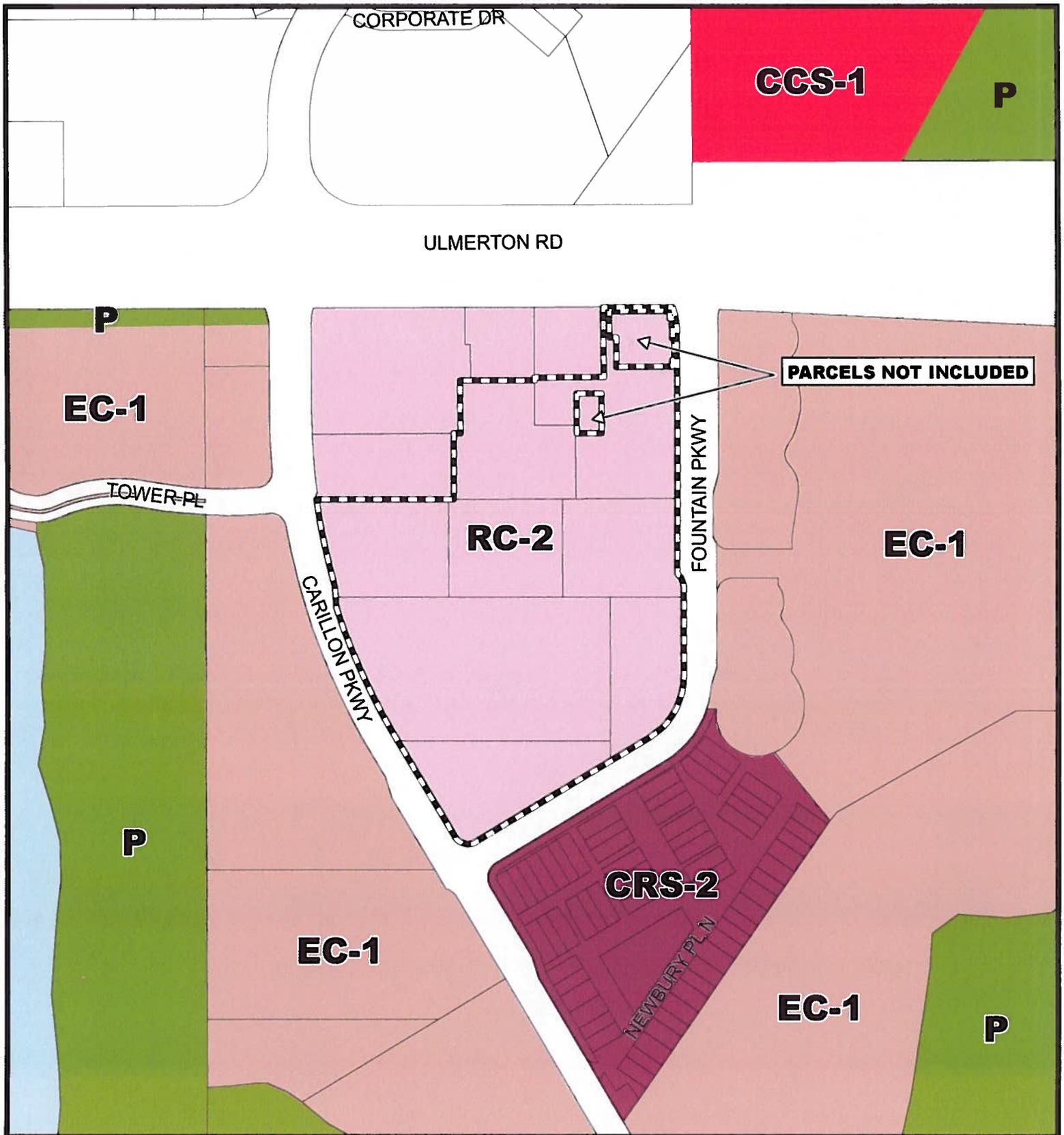


CASE NUMBER

LGCP-2014-01



N
SCALE:
Not to Scale



Community Planning and Preservation Commission

Carillon Town Center - Existing Zoning

AREA TO BE APPROVED,

SHOWN IN



**From: RC-2, Activity Center
(Retail Center)**

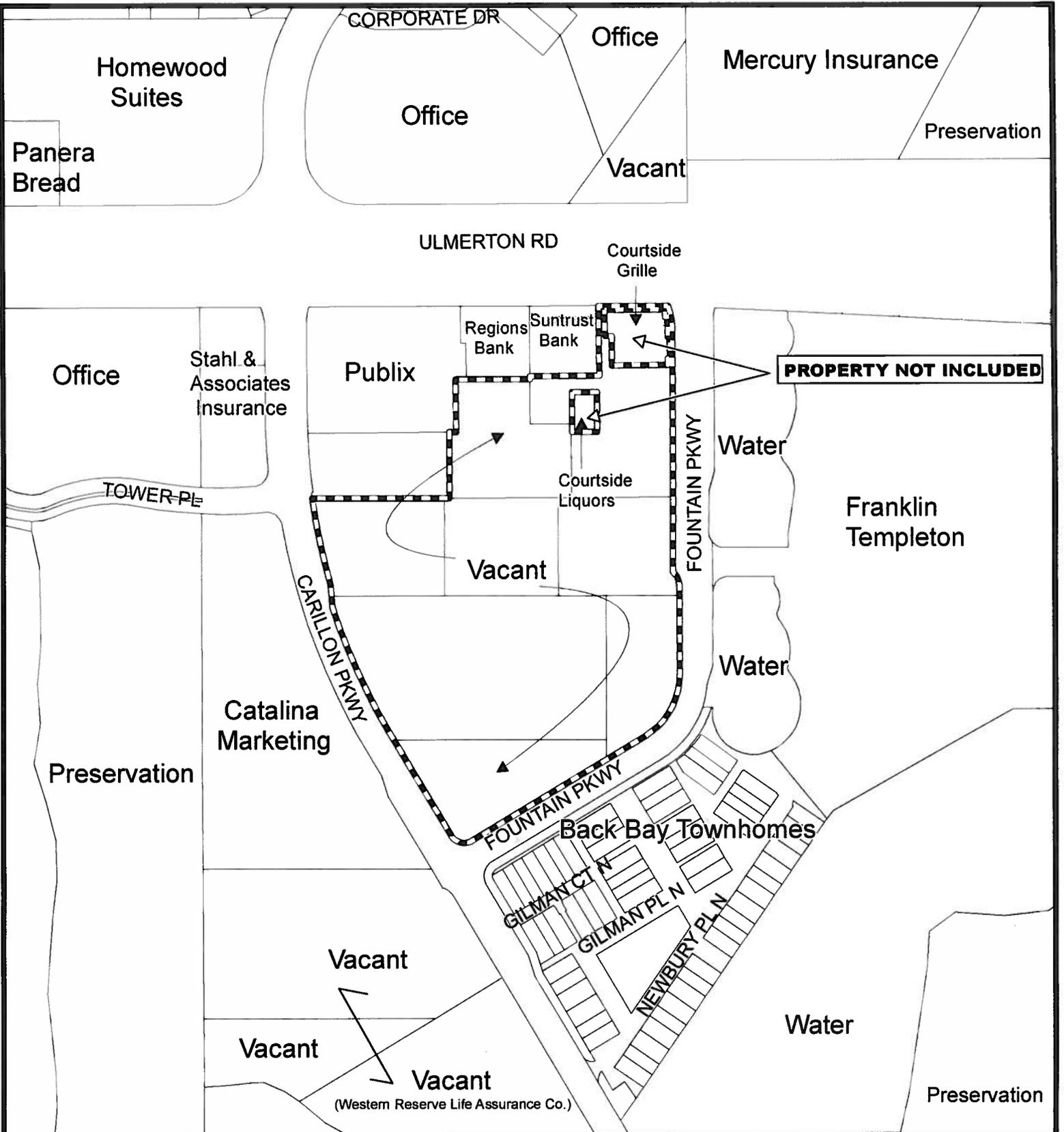
**To: RC-3, Activity Center
(Retail Center)**

CASE NUMBER

LGCP-2014-01



N
SCALE:
Not to Scale



Community Planning and Preservation Commission

Carillon Town Center - Existing Surrounding Uses

AREA TO BE APPROVED,

SHOWN IN



CASE NUMBER

LGCP-2014-01



N

SCALE:
Not to Scale



Staff Report to the St. Petersburg Development Review Commission
Prepared by the Planning & Economic Development Department,
Urban Planning and Historic Preservation Division

For Public Hearing and Executive Action on September 3, 2014
at **2:00 p.m.**, in the City Council Chambers, City Hall,
175 Fifth Street North, St. Petersburg, Florida.

City File #LDR 2014-06
Agenda Item #7

SPECIAL NOTE:

The proposed City Code (Land Development Regulation, LDR) amendments presented here are being processed concurrently with related text amendments to the Comprehensive Plan and the Vision 2020 Special Area Plan, as well as an Official Zoning Map amendment for an estimated 16.45 acres of land, known as the Carillon Town Center, generally located on the south side of Ulmerton Road (SR 688), between Carillon Parkway and Fountain Parkway.

APPLICANT INFORMATION:

Applicant/Title Holders: Carillon Land Development, LLC
Carillon Main Street, LLC
Carillon Foreclosure, LLC

Representative: Chris Eastman, President

Address: 235 3rd Street South
St. Petersburg, FL 33701

REQUEST:

As described in greater detail below, the applicant is requesting that the City amend the Land Development Regulations (LDRs) to accommodate the full development potential of the Carillon Town Center property, estimated to be 16.45 acres in size, generally located on the south side of Ulmerton Road (SR 688), between Carillon Parkway and Fountain Parkway. A summary of the applicant’s entire request is as follows:

ITEM	TYPE	BRIEF DESCRIPTION	RECOMMENDING COMMISSION
1	Text	To amend Policy LU3.1.F.3 of the Comprehensive Plan’s Future Land Use Element to indicate that higher densities and intensities on property designated Planned Redevelopment-Commercial are acceptable within activity centers, as established in a <i>Special Area Plan</i> .	CPPC
2	Text	To amend the Vision 2020 Special Area Plan to reflect the above-described proposed change to Policy LU3.1.F.3, pertaining to the Planned Redevelopment-Commercial category; adding the new (proposed) Retail Center-3 (RC-3) zoning district to the Permitted Use by Future Land Use and Zoning Districts table; and adding the RC-3 zoning district to the Density and Intensity by Future Land Use and Zoning Districts table.	CPPC
3	Text	<p>SEE ATTACHED ORDINANCE.</p> <p>The applicant is requesting that the City Code, Land Development Regulations (LDRs) be amended in order to accommodate the actual development most plausible and planned for the Carillon Town Center property, and to eliminate any inconsistencies between the various approvals that have occurred over time.</p> <p>In accordance with the attached ordinance, the applicant is proposing to amend Sections 16.10.010.1, 16.10.020.1, 16.10.020.2, 16.20.150.4, 16.20.150.5, 16.20.150.6, 16.20.150.7 and 16.70.040.1.17 and creating Sections 16.20.150.5.1, 16.20.150.5.2, 16.20.150.3, and 16.20.150.4.3 to accommodate the new Retail Center-3 zoning district.</p>	DRC

4	Map	To amend the Official Zoning Map designation of the subject property from Retail Center-2 (Activity Center) to Retail Center-3 (Activity Center).	CPPC
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Consistency with the Comprehensive Plan:

The applicant’s request to amend the City’s land development regulations by creating a new Retail Center-3, Activity Center zoning district in order to accommodate the actual development most plausible and planned for the Carillon Town Center, and to eliminate any inconsistencies between the various approvals that have occurred over time, is consistent with the following Comprehensive Plan objectives and policies from the Vision Element, Future Land Use Element and Historic Preservation Element:

The Vision Element describes the City’s basic physical framework as being comprised of Neighborhoods, Corridors and Centers - three fundamental areas where second generation growth may occur. The Vision Element’s Economic Development Mission Statement is that *St. Petersburg shall be a community of economic diversity, strength and self-sufficiency, resulting in a growth economy. Mixed use centers shall be vital with service, professional and technology businesses that provide economic stability.* The citizens who participated in Vision 2020 believed that St. Petersburg’s Centers are areas of great potential, from the “small-scale hometown feel” of downtown to the vibrant high-tech facilities within the Carillon area. In the end, the basic formula for a mixed-use center is the successful integration of housing, livable streets, commercial, public buildings, parks and natural systems.

- VI When considering the probable use of land in a development application, the principles and recommendations noted in the Vision Element should be considered where applicable.
- VI.1 Development decisions and strategies shall integrate the guiding principles found in the Vision Element with sound planning principles followed in the formal planning process.
- LU2: The Future Land Use Plan shall facilitate a compact urban development pattern that provides opportunities to more efficiently use and develop infrastructure, land and other resources and services by concentrating more intensive growth in activity centers and other appropriate areas.
- LU2.2 The City shall concentrate growth in the designated Activity Centers and prioritize infrastructure improvements to service demand in those areas.

- LU21: The City shall, on an ongoing basis, review and consider for adoption, amendments to existing or new innovative land development regulations that can provide additional incentives for the achievement of Comprehensive Plan objectives.
- LU21.1 The City shall continue to utilize its innovative development regulations and staff shall continue to examine new innovative techniques by working with the private sector, neighborhood groups, special interest groups and by monitoring regulatory innovations to identify potential solutions to development issues that provide incentives for the achievement of the goals, objectives and policies of the Comprehensive Plan.
- LU23.3 The City's LDRs shall continue to support greater development intensity within the Corridor and Center zoning districts, particularly where located along fixed transit lines and around transit stops and stations.
- LU23.4 The City's LDRs shall continue to support land development patterns that make possible a mixture of land use types resulting in employment, schools, services, shopping and other amenities located near residential development and neighborhoods. The City's mixed-use categories include: RC: Retail Center.
- HP2.10 The City shall examine adding new land use and zoning incentives for historically or archaeologically significant properties for inclusion in the land development regulations.

PUBLIC HEARING PROCESS:

1. The ordinance associated with the Comprehensive Plan text amendment requires one (1) public hearing before the Community Planning & Preservation Commission (CPPC) and two (2) City Council public hearings. The amendment will also be transmitted for expedited state, regional and county review. The Pinellas Planning Council (PPC) will review the Comprehensive Plan text amendment for consistency with the Countywide Rules, along with the text amendment to the Vision 2020 Special Area Plan, the latter of which will be transmitted to the PPC by resolution.
2. The ordinance associated with the LDR text amendments requires one (1) public hearing by the Development Review Commission (DRC) and two (2) by the City Council.
3. The Official Zoning Map amendment requires one (1) public hearing by the Community Planning & Preservation Commission (CPPC), and because it exceeds 10 acres in size the City Council must hold two public hearings. Prior to the CPPC and City Council hearings, public notice letters will be mailed to all owners of real property located within 200-feet of the subject area.

RECOMMENDATIONS:

Staff recommends that the Development Review Commission, in its capacity as the Land Development Regulation Commission, make a finding of consistency with the Comprehensive Plan and recommend to City Council **APPROVAL** of the City Code, Chapter 16 LDR text amendments described herein.

City of St. Petersburg Housing Affordability Impact Statement

Each year, the City of St. Petersburg receives approximately \$2 million in State Housing Initiative Partnership (SHIP) funds for its affordable housing programs. To receive these funds, the City is required to maintain an ongoing process for review of local policies, ordinances, resolutions, and plan provisions that *increase the cost of housing construction, or of housing redevelopment*, and to establish a tracking system to estimate the cumulative cost per housing unit from these actions for the period July 1– June 30 annually. This form should be attached to all policies, ordinances, resolutions, and plan provisions which increase housing costs, and a copy of the completed form should be provided to the City’s Housing and Community Development Department.

I. **Initiating Department:** Planning & Economic Development

II. **Policy, Procedure, Regulation, or Comprehensive Plan Amendment Under Consideration for adoption by Ordinance or Resolution:**

See attached proposed amendments to Chapter 16, City Code of Ordinances (City File LDR 2014-06).

III. **Impact Analysis:**

A. Will the proposed policy, procedure, regulation, or plan amendment, (being adopted by ordinance or resolution) increase the cost of housing development? (i.e. more landscaping, larger lot sizes, increase fees, require more infrastructure costs up front, etc.)

No (No further explanation required.)

Yes Explanation:

If Yes, the **per unit cost increase** associated with this proposed policy change is estimated to be: \$_____.

B. Will the proposed policy, procedure, regulation, plan amendment, etc. increase the time needed for housing development approvals?

No (No further explanation required)

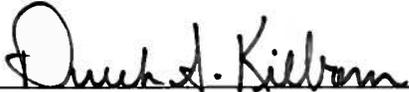
Yes Explanation:

IV: Certification

It is important that new local laws which could counteract or negate local, state and federal reforms and incentives created for the housing construction industry receive due consideration. If the adoption of the proposed regulation is imperative to protect the public health, safety and welfare, and therefore its public purpose outweighs the need to continue the community's ability to provide affordable housing, please explain below:

CHECK ONE:

- The proposed regulation, policy, procedure, or comprehensive plan amendment will **not** result in an increase to the cost of housing development or redevelopment in the City of St. Petersburg and no further action is required. (Please attach this Impact Statement to City Council Material, and provide a copy to Housing and Community Development department.)

 FOR: DAVE GOODWIN
Department Director (signature)

AUGUST 21, 2014
Date

OR

- The proposed regulation, policy, procedure, or comprehensive plan amendment being proposed by resolution or ordinance *will increase housing costs* in the City of St. Petersburg. (Please attach this Impact Statement to City Council Material, and provide a copy to Housing and Community Development department.)

Department Director (signature)

Date

Copies to: City Clerk
Joshua A. Johnson, Director, Housing and Community Development

ORDINANCE NO. ____ -H

AN ORDINANCE OF THE CITY OF ST. PETERSBURG AMENDING CHAPTER 16 OF THE CITY CODE OF ORDINANCES; CREATING THE RETAIL CENTER-3, ACTIVITY CENTER ZONING DISTRICT; PROVIDING FOR MINIMUM LOT SIZE, MAXIMUM INTENSITY, MAXIMUM HEIGHT, BUILDING SETBACKS, BUILDING DESIGN STANDARDS AND INTENSITY (FLOOR-AREA-RATIO) EXEMPTIONS AND BONUS PROVISIONS FOR PROPERTY LOCATED WITHIN AN ACTIVITY CENTER AND DESIGNATED WITH RC-3 ZONING; PROVIDING FOR TRANSFER OF DEVELOPMENT RIGHTS, HISTORIC TO THE RETAIL CENTER ZONING DISTRICTS; PROVIDING FOR INCLUSION OF THE RC-3, ACTIVITY CENTER DESIGNATION IN THE ZONING DISTRICTS AND COMPATIBLE FUTURE LAND USE CATEGORIES MATRIX AND THE USE PERMISSIONS AND PARKING REQUIREMENTS MATRIX; AND PROVIDING AN EFFECTIVE DATE.

THE CITY OF ST. PETERSBURG, FLORIDA, DOES ORDAIN:

Section 1. Section 16.10.010.1.F of the St. Petersburg City Code is hereby amended to read as follows:

F. *Centers.*

1. DC-C: Downtown Center, Core.
2. DC-1: Downtown Center.
3. DC-2: Downtown Center.
4. DC-3: Downtown Center.
5. DC-P: Downtown Center, Parks.
6. RC-1: Retail Center.
7. RC-2: Retail Center.
8. RC-3: Retail Center.
- ~~98.~~ EC-1: Employment Center.
- ~~109.~~ IC: Institutional Center.

Section 2. The column heading titled, "RC-2: Retail Center" in the Use Permissions and Parking Requirement Matrix in Section 16.10.020.1 of the St. Petersburg City Code is hereby amended to read as follows:

RC-2 and RC-3: Retail Center

D-3(b)

Section 3. Section 16.10.020.2 of the St. Petersburg City Code is hereby amended to read as follows:

16.10.020.2. Matrix: Zoning districts and compatible future land use categories.

Zoning District	Max. Density/ Intensity Permitted by Right, per acre	Compatible Land Use Category	Maximum FLUP Density, per acre
NT-1	15/.50 FAR	Planned Redevelopment-Residential (PR-R)	15/.50 FAR (2)
NT-2	15/.50 FAR	Planned Redevelopment-Residential (PR-R)	15/.50 FAR (2)
NT-3	7/.40 FAR	Residential Urban (RU)	7.5/.40 FAR
NT-4	15/.85 FAR	Planned Redevelopment-Mixed Use (PR-MU)	24/1.25 FAR (2)
NSE	2/.20 FAR	Residential Low (RL)	5/.40 FAR
NS-1	7.5/.35 FAR	Residential Urban (RU)	7.5/.40 FAR
NS-2	5/.30 FAR	Residential Low (RL)	5/.40 FAR
NSM-1	15/.50 FAR	Residential Medium (RM)	15/.50 FAR
NSM-2	24/.60 FAR	Residential High (RH)	30/.60 FAR
NMH	8/.30 FAR	Residential Medium (RM)	15/.50 FAR
NPUD-1	7.5/.30 FAR	Residential Urban (RU)	7.5/.40 FAR
NPUD-2	10/.30 FAR	Residential Low Medium (RLM)	10/.50 FAR
CRT-1	24/1.0 FAR	Planned Redevelopment-Mixed Use (PR-MU)	24/1.25 FAR (2)
CRT-1 (activity center)	60/2.5 FAR	Planned Redevelopment-Mixed Use (PR-MU)	60/2.5 FAR (6)
CRT-2	40/1.5 FAR	Community Redevelopment District (CRD)	Per Redevelopment Plan
CRT-2 (activity center)	60/2.5 FAR	Community Redevelopment District (CRD) (6)	Per Redevelopment Plan
CRS-1	15/.50 FAR	Residential/Office General (R/OG)	15/.50 FAR
CRS-2	24/.65 FAR	Planned Redevelopment-Mixed Use (PR-MU)	24/1.25 FAR (2)
CRS-2 (activity center)	30/.70 FAR	Planned Redevelopment-Mixed Use (PR-MU)	30/.70 FAR (2)
CCT-1	24/1.0 FAR	Planned Redevelopment-Mixed Use (PR-MU)	24/1.25 FAR (2)
CCT-1 (activity center)	60/2.5 FAR	Planned Redevelopment-Mixed Use (PR-MU)	60/2.5 FAR (6)
CCT-2	40/1.5 FAR	Community Redevelopment District (CRD)	Per Redevelopment Plan
CCT-2 (activity center)	60/2.5 FAR	Community Redevelopment District (CRD) (6)	Per Redevelopment Plan
CCS-1	15/.55 FAR	Planned Redevelopment-Mixed Use (PR-MU)	24/1.25 FAR (2)
CCS-1 (activity center)	60/2.5 FAR	Planned Redevelopment-Mixed Use (PR-MU)	22/.82 FAR (2)

CCS-2	40/.75 FAR	Planned Redevelopment-Commercial (PR-C)	55/1.25 FAR (2)
CCS-2 (activity center)	60/1.12 FAR	Planned Redevelopment-Commercial (PR-C)	60/1.12 FAR (2)
CCS-3	24/0.55 FAR	Commercial General (CG)	24/.55 FAR
IS	None/.65 FAR	Industrial Limited (IL)	None/.65 FAR
IT	None/.75 FAR	Industrial General (IG)	None/.75 FAR
DC-Core		Central Business District (CBD)	See footnote (3)
DC-1		Central Business District (CBD)	See footnote (3)
DC-2		Central Business District (CBD)	See footnote (3)
DC-3		Central Business District (CBD)	See footnote (3)
DC-P		Central Business District (CBD)	See footnote (3)
IC (I)	12.5/.55 FAR	Institutional (I)	12.5/.55 FAR
IC (R/OG)	15/.50 FAR	Residential/Office General (R/OG)	15/.50 FAR
IC (CRD, activity center)	24/1.35 FAR	Community Redevelopment District (CRD)	Per Redevelopment Plan
IC (T/U)	None/.60 FAR	Transportation/Utility (T/U)	None/.60 FAR
EC	75/1.37 FAR ⁽¹⁾	Industrial Limited (IL)	75/1.5 FAR (1)
RC-1	30/.75 FAR	Planned Redevelopment - Commercial (PR-C)	55/1.25 FAR (2)
RC-1 (activity center)	45/1.12 FAR	Planned Redevelopment - Commercial (PR-C)	45/1.12 FAR (2)
RC-2	55/1.0 FAR	Planned Redevelopment - Commercial (PR-C)	55/1.25 FAR (2)
RC-2 (activity center)	82/1.5 FAR	Planned Redevelopment - Commercial (PR-C)	82/1.5 FAR (2)
<u>RC-3</u> (activity center)	<u>3.0 FAR</u>	<u>Planned Redevelopment - Commercial (PR-C)</u>	<u>4.0 FAR (2)</u>
PRES	(4)	Preservation	0.10 FAR

1. Residential density pertains only to the property formerly known as the Sod Farm
2. Per Vision 2020 Special Area Plan
3. Per Areawide Development of Regional Impact (ADRI) and Redevelopment Plan
4. TDR, E shall equal 1.0 unit per acre/.05 FAR
5. Federal, State and local government buildings and grounds, and cemeteries, hospitals, houses of worship and schools in any zoning district are also compatible with the Institutional (I) land use category.
6. Per the Central Avenue Revitalization Plan
This Matrix is a reference only. In any conflict between this and another regulation, the other regulation shall control.

Section 4. Section 16.20.150.3 of the St. Petersburg City Code is hereby amended to read as follows:

16.20.150.3. Permitted uses.

16.20.150.3.1. Uses in this district shall be allowed as provided in the Matrix: Use Permissions and

Parking Requirements.

16.20.150.3.2. Uses abutting primary streets.

In the RC-3 zoning district only, developments abutting primary streets or ground level open space shall contain at least 75% of the linear building frontage as nonresidential, pedestrian oriented uses. Nonresidential uses shall have an average minimum depth of 40 feet and may include, but not be limited to, retail sales, service establishments, restaurants and bars, hotel lobbies, and residential support activities (e.g. lobbies, fitness centers) as allowed by the Use Permissions And Parking Requirement Matrix.

16.20.150.3.2. Uses abutting all other streets.

In the RC-3 zoning district only, developments abutting all other streets shall contain at least 50% of the linear building frontage as active, pedestrian oriented uses. Active, pedestrian oriented uses shall have an average minimum depth of 40 feet and may include, but not be limited to, retail sales, service establishments, restaurants and bars, hotel lobbies, residential, and residential support activities (e.g. lobbies, fitness centers) as allowed by the Use Permissions And Parking Requirement Matrix.

Section 5. Section 16.20.150.4 of the St. Petersburg City Code is hereby amended to read as follows:

16.20.150.4. Introduction to RC districts.

The Retail Center (RC) districts are the RC-1, and RC-2 and RC-3 districts.

Section 6. The St. Petersburg City Code is amended by adding a new Section 16.20.150.4.3 to read as follows:

Section 16.20.150.4.3 Retail Center (RC-3).

To enhance development opportunities within an activity center, this district allows retail, office, residential and mixed-use development at greater densities and intensities than the RC-1 and RC-2 zoning districts. Developments proposed within the RC-3 zoning district that include multiple buildings are required to create a master plan in accordance with the City's site plan review procedures. The master plan shall demonstrate compliance with all requirements of this zoning district and Chapter 16.

Section 7. Section 16.20.150.5 of the St. Petersburg City Code is hereby amended to read as follows:

Development potential is slightly different within the districts to respect the character of the neighborhoods. Achieving maximum development potential will depend upon market forces, such as minimum desirable unit size, and development standards, such as minimum lot size, parking requirements, height restrictions and building setbacks.

Minimum Lot Size, Maximum Density and Maximum Intensity

	RC-1	RC-2	RC-3
<u>Minimum site area</u>	<u>NA</u>	<u>NA</u>	<u>15 acres</u>

Minimum lot area (sq. ft.)		10,000	20,000	<u>20,000</u>
Minimum lot width	Small lot (less than 1.0 acre)	100	100	<u>100</u>
	Medium lot (between 1.0—2.0 acres)	200	200	<u>200</u>
	Large lot (greater than 2.0 acres)	300	300	<u>300</u>
Maximum residential density (units per acre)	Residential density	30	55	<u>NA</u>
	Residential density within activity center	45	82	<u>See note</u>
	Workforce housing density bonus	10	10	<u>NA</u>
	Workforce housing density bonus within activity center	15	15	<u>See note</u>
	Hotel density (rooms per acre)	55	55	<u>See note</u>
Maximum nonresidential intensity (floor area ratio)	Nonresidential intensity	0.75	1.0	<u>NA</u>
	Nonresidential intensity within activity center	1.12	1.5	<u>3.0</u>
	Workforce housing intensity bonus	0.25	0.25	<u>NA</u>
	Workforce housing intensity bonus within activity center	0.50	0.50	<u>See FAR Bonus Subsection</u>
	Other intensity bonus	NA	NA	<u>See FAR Bonus Subsection</u>
Maximum impervious surface (site area ratio)		0.75	0.80	<u>0.90</u>
<p>Workforce housing density and intensity bonus: All units associated with this bonus shall be utilized in the creation of workforce housing units as prescribed in the City's workforce housing program and shall meet all requirements of the program.</p> <p>Structured parking, located in the center of the site or concealed from view from the public right-of-way with liner buildings, is exempt from FAR calculations.</p> <p>Refer to technical standards regarding measurement of lot dimensions, calculation of maximum residential density, nonresidential floor area and impervious surface.</p> <p>For RC-3 district: Residential and hotel density is only limited by floor area ratio.</p>				

Section 8. The St. Petersburg City Code is amended by adding a new Section 16.20.150.5.1 to read as follows:

Section 16.20.150.5.1. Exemptions from FAR calculations.

All projects within an RC-3 (Activity Center) zoning district may qualify for exemptions to the FAR calculations. All areas of a structure are counted to determine the FAR including gross floor area associated with stair and elevator towers and all enclosed common areas, unless noted otherwise.

RC-3 Zoning: FAR Exemptions	Maximum Exemption
-----------------------------	-------------------

	Up To:
Structured parking areas are exempt from FAR; however, for any parking garage containing more than twice the minimum required number of parking spaces, the additional parking square footage shall be included in the calculation of the GFA, except those floors that are entirely underground.	Not limited
Provide publicly-accessible, enclosed space reserved exclusively for multimodal uses including, but not limited to: trolley, bus, bus rapid transit and/or light rail passenger stations and bicycle parking facilities.	

Section 9. The St. Petersburg City Code is amended by adding a new Section 16.20.150.5.2 to read as follows:

Section 16.20.150.5.2. Bonuses to FAR calculations.

Projects within the RC-3 (Activity Center) zoning district may qualify for an additional intensity bonus up to 1.0 FAR for a cumulative development potential not to exceed 4.0 FAR.

These bonuses are specifically written to provide public amenities and to mitigate secondary impacts associated with the additional development rights. Projects receiving FAR bonuses shall not exceed the maximum intensity allowed for the site. To qualify for bonuses:

- New construction shall comply with the requirements of the building envelope.
- New construction shall comply with the minimum parking standards.

Once a project has been determined to qualify for bonuses by the POD, the development may utilize any combination of the bonus provisions listed in this subsection to attain the desired additional development rights, except as otherwise limited by these regulations.

RC-3 Zoning: FAR Bonuses	Maximum FAR Bonus:
Urban Design: Provide non-residential, ground-level, pedestrian-oriented uses in excess of the minimum percentages required in this section.	
a) Fronting onto the designated primary street(s) and ground level open space:	0.25
i. Nonresidential, pedestrian-oriented uses exceeding 95 percent of the linear building frontage.	
b) Fronting onto all other streets:	0.25
i. Nonresidential, pedestrian-oriented uses exceeding 50	

percent but not greater than 75 percent of the linear building frontage.	
ii. Nonresidential, pedestrian-oriented uses exceeding 75 percent of the linear building frontage.	0.25
Multimodal Transportation: The increased use of multimodal transportation is an important City-wide goal that helps reduce dependency on automobiles and assists in establishing the retail center as a regional destination for employment, residency and recreation.	
Provide publicly-accessible, unenclosed space reserved exclusively for multimodal uses including, but not limited to: trolley, bus, bus rapid transit and/or light rail passenger platforms and/or covered shelters; and bicycle parking and associated amenities provided in excess of the minimum bicycle parking requirements required by the parking and loading design standards. The value of such amenities shall be equal to one-quarter of one percent or more of the total construction cost.	0.25
Hotel: Hotels are an important component of a thriving mixed-use district and often provide public amenities, including entertainment, eating and drinking establishments, meeting rooms, and conference space. Provide a minimum of one (1) hotel with at least 200 guest rooms and 20,000 square feet of dedicated meeting space.	0.50
Workforce Housing Intensity Bonus: The City has a desire to increase affordable housing that includes modern conveniences and meets contemporary expectations. Provide residential units in compliance with the City's workforce housing density bonus program.	0.50
Ground Level Open Space: Ground level open space provides a counterpoint to the built environment of streets and buildings, adds a layer of texture to the retail center and brings relief to employees, visitors, residents and hotel occupants. Provide ground-level open space in the form of a plaza or plazas or a park or parks totaling more than 10 percent of the total land area of the project. The open space:	<i>If providing more than 10% up to 15%:</i> 0.25
	<i>If providing more than 15% up to 20%:</i> 0.50
	<i>If providing more than 20%:</i> 1.0
<ul style="list-style-type: none"> • Shall not have any portion of a building projecting over it except for balconies, awnings and similar shade structures; • Shall be at least 50 percent pervious; and • Shall be available for use by the public at least during the hours the development is accessible to the public. 	

Historic Preservation: Protection of the City's historic assets is important to the preservation of its defining characteristics. For the use of Transfer of Development Rights (TDR,H) purchased from a locally-designated landmark, a bonus for each square foot used.	Up to 0.50
Public Art: Provide public art as an integral component of the pedestrian-level sidewalk area or publicly-accessible open space. The value of such a feature(s) shall be equal to one-quarter of one percent or more of the total construction cost.	0.25
Decorative Crown Element: Provide a decorative crown element on at least one building that includes decorative night lighting. The value of such feature shall be equal to one-quarter of one percent or more of the total construction cost of the building on which the element is located.	0.25

Section 10. Section 16.20.150.6 of the St. Petersburg City Code is hereby amended to read as follows:

16.20.150.6. Building envelope: Maximum height and building setbacks.

Maximum Building Height

Building height	RC-1, and RC-2 and RC-3		
	Small lot (less than 1.0 acre)	Medium lot (between 1.0 - 2.0 acres)	Large lot (greater than 2.0 acres)
All buildings	48 ft.	48 ft.	48 ft.
Within RC-1 and RC-2 aActivity eCenter	72 ft.	72 ft	72 ft.
Within RC-3 Activity Center	See note	See note	See note
Notes:			
<ul style="list-style-type: none"> For RC-3 district: Height is unlimited as long as there is available square footage based on the FAR. Buildings shall not exceed FAA height limitations unless approval is obtained from the FAA. Refer to technical standards article regarding measurement of building height. 			

Minimum Building Setbacks

Building setbacks	RC-1, and RC-2 and RC-3		
	Small lot (less than 1.0 acre)	Medium lot (between 1.0 - 2.0 acres)	Large lot (greater than 2.0 acres)

Adjacent to street— Minimum setback	Nonresidential use	25 ft.	25 ft.	25 ft.
	Residential use or nonresidential use with residential use liner	20 ft.	20 ft.	20 ft.
	<u>All uses within RC-3</u>	<u>20 ft.</u>	<u>20 ft.</u>	<u>20 ft.</u>
Adjacent to street—Maximum setback		30 ft.	100 ft.	N/A
Interior side yard	Nonresidential use abutting a nonresidential use	10 ft.	10 ft.	10 ft.
	Nonresidential use abutting a residential use	25 ft.	35 ft.	50 ft.
	Residential use or nonresidential use with residential use liner on the side of the building abutting a residential use	10 ft.	15 ft.	20 ft.
Rear yard	Nonresidential use abutting a nonresidential use	20 ft.	2 ft.	20 ft.
	Nonresidential use abutting a residential use	25 ft.	35 ft.	50 ft.
	Residential use or nonresidential use with residential use liner on the side of the building abutting a residential use	10 ft.	15 ft.	20 ft.
Additional criteria may affect setback requirements including design standards and building or fire codes. Refer to technical standards article for yard types.				

Section 11. The ‘Site layout and orientation’ subsection of Section 16.20.150.7 of the St. Petersburg City Code is hereby amended to read as follows:

Section 16.20.150.7 Building design.

Site layout and orientation. The City is committed to creating and preserving a network of linkages for pedestrians. Consequently, pedestrian and vehicle connections between public rights-of-way and private property are subject to a hierarchy of transportation, which begins with the pedestrian.

Within the RC-3 zoning district, the following conditions shall also be incorporated into the project site:

1. At least one designated primary street, developed with sufficient dimensions to include on-street parking, sidewalk cafes and parkway enhancements, such as trees, benches, and hardscape features, shall be provided;

2. Ground level open space in the form of a plaza or plazas or a park or parks shall be provided and comply with the following conditions:

a. Shall comprise at least 10 percent of the total land area of the project;

b. Shall not have any portion of a building projecting over it except for balconies, awnings and similar shade structures;

c. Shall be at least 50 percent pervious; and

d. Shall be available for use by the public at least during the hours the development is accessible to the public.

Section 12. The 'Pedestrian Connections' subsection of Section 16.20.150.7 of the St. Petersburg City Code is hereby amended to read as follows:

Multimodal and Pedestrian connections.

1. Within the RC-3 zoning district, multimodal connections shall be provided within reasonable proximity to buildings throughout the development and shall include exterior connections to abutting properties and streets. Multimodal connections may include a combination of the following: bicycle, bus and bus rapid transit, trolley, light, commuter and high-speed rail, or other comparable technologies.
2. ~~1.~~ Where multiple store fronts or multiple buildings exist within the same development, each use and building ~~shop~~ shall be connected by an internal sidewalk system that is clearly delineated from the ~~street vehicular pavement~~. The internal sidewalk system shall connect to any public sidewalk that abuts the property.
3. ~~2.~~ Cross easements which connect the internal pedestrian system are encouraged between abutting property owners.
4. ~~3.~~ Each ground floor multifamily unit or nonresidential use ~~commercial unit~~ that faces a primary street shall contain a primary entry which faces the primary street. In the RC-3 zoning district, each ground floor multifamily unit or nonresidential use that faces a street shall contain a primary entry which faces the street. The primary entry shall include decorative door surrounds, porches, porticos and ~~or~~ stoops.
5. ~~4.~~ Where a single building includes separate commercial and residential entrances, each residential entrance shall be raised at least 16 inches above ground level or recessed within the facade to reinforce a privacy zone and distinguish it from the commercial entrances.

Section 13. Section 16.70.040.1.17.B of the St. Petersburg City Code is hereby amended to read as follows:

B. Applicability. Transfers of development rights, historic, are allowed from any locally designated landmark ~~or landmark site~~ as part of an overall plan to preserve the historic resource but may not be transferred from contributing resources (other than a landmark ~~or landmark site~~) in a historic district. TDR, H credits may only be transferred to property located within the DC (~~downtown center~~ Downtown Center), and CCS (~~corridor commercial suburban~~ Corridor Commercial Suburban) and RC (Retail Center) districts. TDR, H credits may not be transferred from any government owned property.

Section 14. Coding: As used in this ordinance, language appearing in ~~struck-through~~ type is language to be deleted from the City Code, and underlined language is language to be added to the City Code, in the section, subsection, or other location where indicated. Language in the City Code not appearing in this ordinance continues in full force and effect unless the context clearly indicates

otherwise. Sections of this ordinance that amend the City Code to add new sections or subsections are generally not underlined.

Section 15. The provisions of this ordinance shall be deemed to be severable. If any provision of this ordinance is determined unconstitutional or otherwise invalid, such determination shall not affect the validity of any other provisions of this ordinance.

Section 16. 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 this Ordinance, in which case this 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 content:

City Attorney (Designee)



September 4, 2014

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

FROM: Mayor Rick Kriseman *rkriseman*

SUBJECT: Utility Rates for FY2015 (First Reading)

Attached are three reports recommending rates associated with water, wastewater, reclaimed water, sanitation services and stormwater. These reports were reviewed at BF&T on August 28th and today the first reading is scheduled. The final adoption of utility rates will take place in a Public Hearing held on September 18th, 2014.

The attached reports provide detailed information for the proposed rates in each of the enterprise operations. The water, wastewater, and reclaimed water increases are proposed at 4.75% for all three services. There are no increases proposed for stormwater or sanitation service in either residential or commercial services.

Last year at this time, we anticipated a 5.5% overall increase in FY15 for water, wastewater and reclaimed water. However, based on a revenue sufficiency analysis, the rate study recommends an overall increase of 4.75% for FY15.

The primary factors allowing for a zero percent (0%) increase in the sanitation fees include operational efficiencies and reduced tonnage being taken to the County waste disposal site. The stormwater rate will remain the same as last year for several reasons including operational efficiencies. Fund balances in both the Sanitation Operating and Stormwater Utility Funds will remain above the target fund balance levels.

In the case of each of the utility fees, our effort has been to minimize the cost increases due to the impacts already felt by our residents of the difficult national economy. The impact to the typical customer is that they will see their utility bill increase by \$2.56 per monthly bill, or a 3.08% overall increase. For customers with reclaimed water they will see an additional \$.89 increase.

Gallons of Water & Sewer Use/Month: 4,000					
	<u>FY14</u>	<u>FY15</u>	<u>Difference</u>	<u>Difference Percent</u>	<u>Difference Water & Sewer Only</u>
SANITATION	\$22.33	\$22.33	\$0.00	0.00%	
POTABLE WATER	\$24.81	\$25.99	\$1.18	4.75%	
WASTEWATER	\$29.02	\$30.40	\$1.38	4.75%	4.75%
STORMWATER	\$6.84	\$6.84	\$0.00	0.00%	
SUBTOTAL	\$83.00	\$85.56	\$2.56	3.08%	
RECLAIMED	\$18.79	\$19.68	\$0.89	4.75%	
TOTAL	\$101.79	\$105.24	\$3.45	3.39%	

The revised rates for water, wastewater, and reclaimed water will begin to appear on the bills sent to customers in November (since those rates would be applied against October consumption).

Attachments



MEMORANDUM

TO: Mayor Rick Kriseman

THRU: Michael Connors, Public Works Administrator *mc*

FROM: Ben Shirley, Sanitation Director *BS*

DATE: August 18, 2014

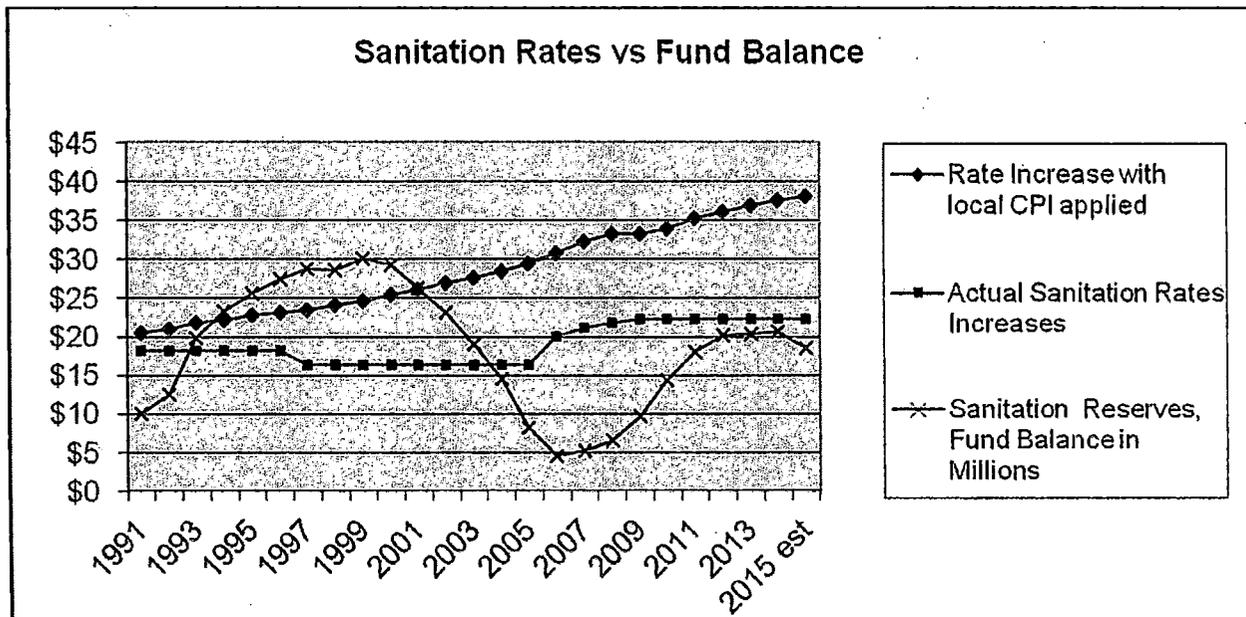
SUBJECT: FY2015 Sanitation Rate Study

Introduction

I am pleased to report that no rate increase is being proposed in the 2015 Operating budget. This will be our sixth consecutive year with no rate increase for solid waste collection and disposal. Our continuing efforts have helped match revenues with expenses. In our current operating year increases in demolition costs have been partially offset by reduced fuel expenses due to the replacement replacement of 11 diesel trucks with CNG.

In 2008 City Council approved a sanitation rate increase for FY2009 of 2.6% for residential and commercial customers. This was only the fourth rate increase in sanitation rates since 1988. For the period FY1988 through FY2005 rates remained stable as the City intentionally drew down the Sanitation Operating and Rate Stabilization Fund balances. With the increase approved by City Council for FY2009 the residential rate increased to \$22.33 per month and will remain there through FY2015.

The chart below illustrates how rates would have increased if inflation rates were applied against the 1989 sanitation rates. The chart also shows the fund balance trend.

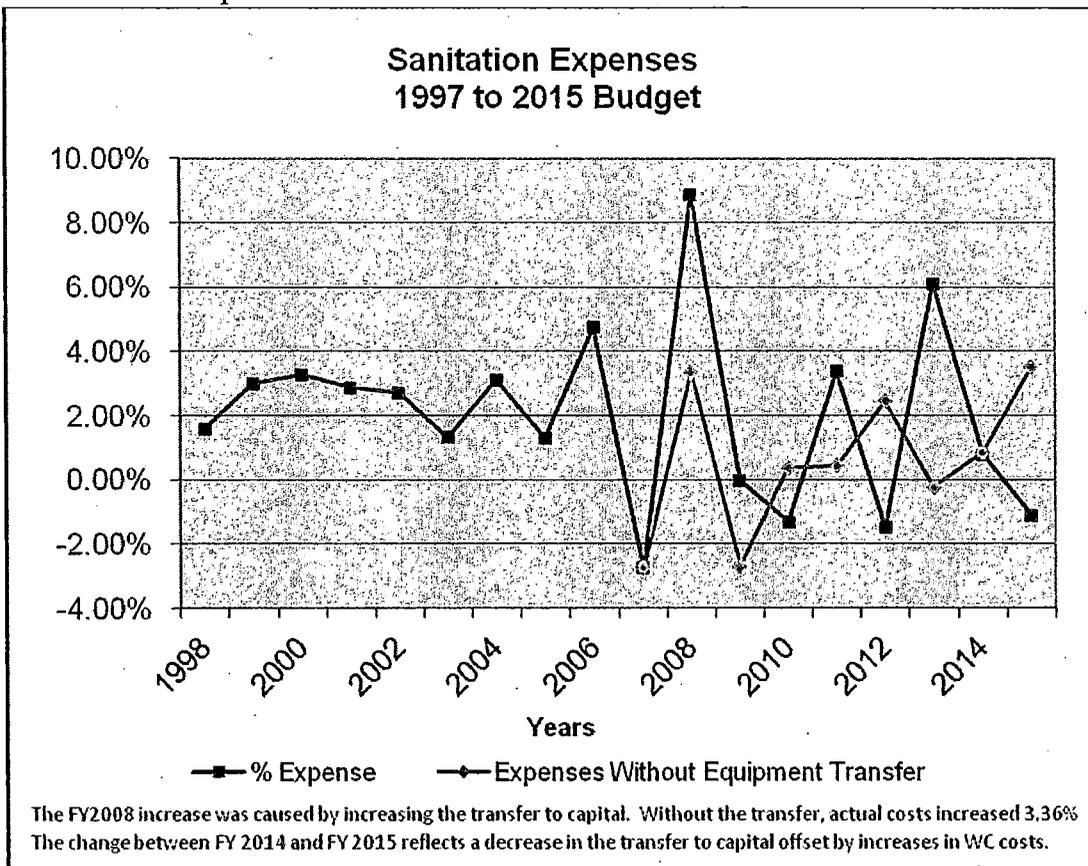


Without a proposed increase the recommended rates will continue to be very competitive with other cities in the greater St. Petersburg area. In addition, it should be noted that the Sanitation Department provides a number of support functions such as graffiti and snipe sign removal, lot clearing, funding for the N-Team and Building Demolition, alley trimming, and other costs controlled by Parks and Codes Administration. These programs all play a major role in the cleanliness and appearance of our community and may exceed the service level of other providers.

Projected FY2015 Requirements

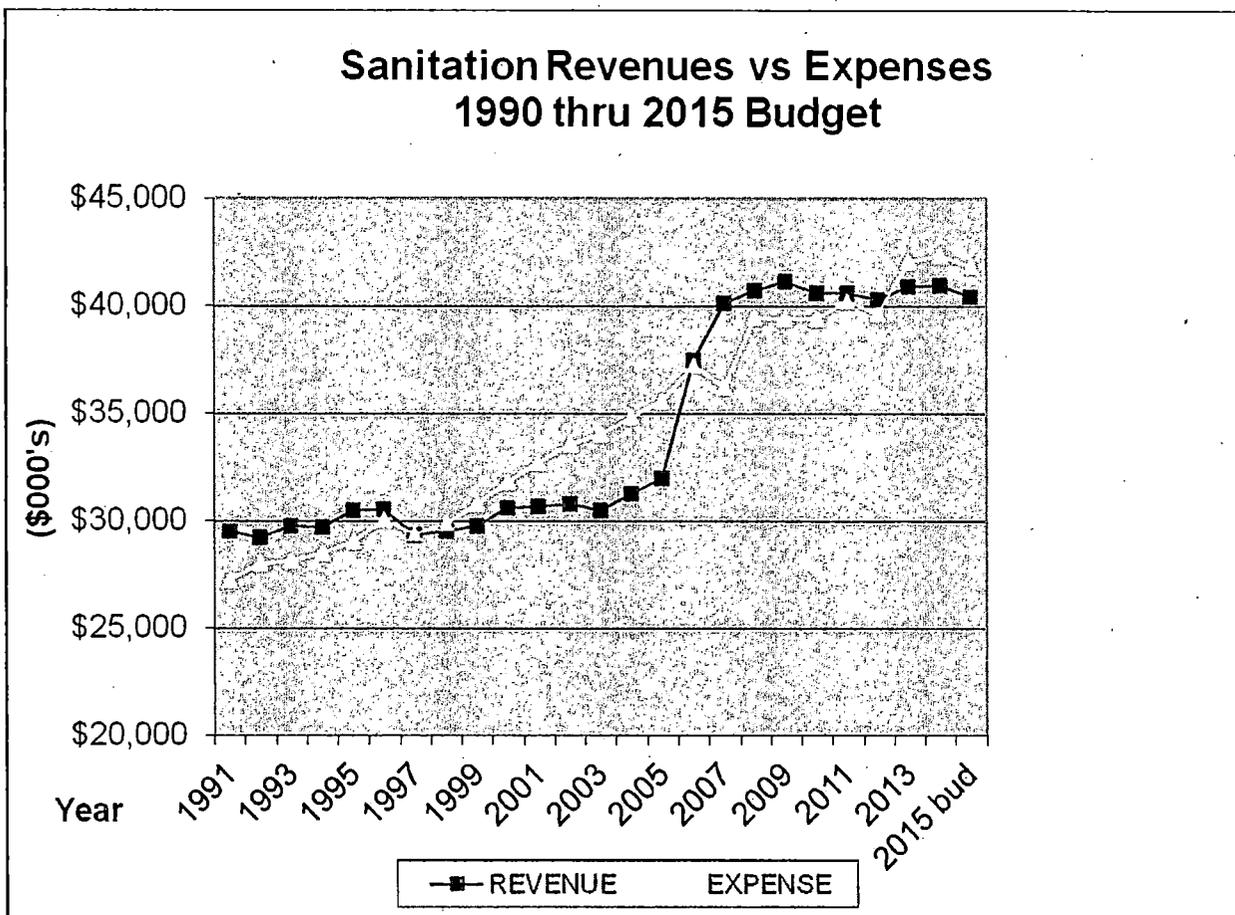
The Sanitation Department currently operates 11 CNG Collection trucks and has an additional 6 on order. The 2015 budget includes the purchase of an additional 6 CNG trucks. The gradual conversion of the diesel fueled fleet to CNG is in an effort to lower Sanitation's operating costs, increase efficiency and lower air emissions.

The chart below, illustrates increases in expenses on an annual basis for the last 19 years. Sanitation costs have generally mirrored inflationary trends and reflect staff's effort to control costs when possible. The FY 2008 increase was caused by reinstating the transfer from the operating fund to the capital equipment replacement fund. Without this transfer, costs increased 3.36%. The 2013 through 2014 increases reflect increases to this transfer to cover the costs of converting the fleet to CNG. In 2015 the decrease in the transfer to capital is offset by increased Workmens' Compensation costs.



The Sanitation Department plans to provide universal residential curbside recycling service in 2015. It is expected that this recycling service will cost each residence \$3 per month in addition to the current \$22.33 that is charged for regular garbage service.

As mentioned earlier, prior to the period of FY2006 thru 2009, there had not been any revenue rate increases for Sanitation dating back to 1988. The following chart is updated from last year's report and compares revenues and expenses since 1990. The data reflects that 1997 was the last year revenues matched expenses until the rate increase approved for FY2006 thru FY2008. The FY2006 rate increase was the first year that revenues exceeded expenses in 10 years. Sanitation hopes to hold its future years' rate increases to a minimum by continuing to replace diesel burning with CNG fueled vehicles.



Rate Data on Other Local Entities

The residential rate will be competitive with other large cities in the local area, as shown below:

City	Monthly Residential Rate
St. Petersburg (FY15 Proposed Rate)	\$22.33**
Tampa (FY15 Proposed Rate)	\$33.89 *
Clearwater (FY15 Proposed Rate)	\$27.38*

* includes \$3.00 (Tampa) & \$2.52 (Clearwater) respectively for curbside recycling costs

** Includes \$.36 for centralized recycling costs

Proposed Changes to City Code

None pursuant to no increase in rates proposed.

Recommended Action

No action is necessary pursuant to no increase in rates proposed.



TO: Mayor Rick Kriseman

FROM: Michael J. Connors, P.E. *MJC*
Public Works Administration

DATE: August 28, 2014

SUBJECT: FY2015 Stormwater Rate Recommendation

Introduction

The Stormwater Utility Fee was implemented by the City of St. Petersburg in November 1989. The utility fee remained constant until 2005 when City Council amended the ordinance providing for an automatic annual rate adjustment pursuant to the prior year's Consumer Price Index. The ordinance was amended by City Council last year to eliminate the automatic adjustment provision and allow for a specific rate to be adopted in accordance with the annual rate analysis.

An analysis for FY2015 has been conducted. Based on (1) Revenues estimated as constant, (2) expenses projected to be approximately 4% less than the FY2014 budget and (3) the projected fund balance to exceed the target, no rate increase is proposed for FY2015. The City's stormwater rates would be held at \$6.84 for the typical single family account.

The Stormwater Utility Department oversees the operation, maintenance, and reconstruction of stormwater facilities in the City of St. Petersburg. The Engineering and Capital Improvement Department manages the Stormwater C.I.P. and TMDL compliance. Stormwater capital improvement projects are supplemented by Penny for Pinellas funds as well as grant funds. Revenues for the utility have continued to come in as budgeted and expenses have been controlled.

The department over the last several years has continued to improve operating efficiencies to include among other initiatives, staff and fleet reductions resulting in modest, if any, increases in expenses. A FY2015 operating expense reduction in the amount of \$410,000 relates to engineering services associated with TMDL compliance that was included in this year's budget with work continuing through next year.

Recommended Action

No action is necessary pursuant to no increase in rates proposed.



MEMORANDUM

TO: Mayor Rick Kriseman

FROM: Michael J. Connors, P.E. *MJC*
Public Works Administration

DATE: August 28, 2014

SUBJECT: FY2015 Water Resources Rate Study

Executive Summary

City staff and the financial rate team of McKim & Creed, P.A. and Burton & Associates have conducted a revenue sufficiency analysis and cost of service rate study for our water, wastewater and reclaimed water systems in conjunction with the FY15 budget development process. The rate study included an analysis of FY14 and FY15 projected costs of maintaining the utility system, revenues and expenses, customer water consumption, wastewater flows, capital and debt service requirements, and the cost of purchasing raw water through Tampa Bay Water.

Last year at this time, we anticipated a 5.5% overall increase in FY15 to help meet projected costs and service demands. Based on the revenue sufficiency analysis, the rate study recommends an overall increase of **4.75%** for retail water, wastewater and reclaimed water customers in FY15. For a typical single-family retail customer using 4,000 gallons, the overall monthly bill will go up \$2.56; of that \$1.18 is for water and \$1.38 is for wastewater.

State Statute 180.136 establishes certain notification requirements when municipal utilities propose rate increases. The City has met those requirements through inserts in the utility billing process (see Attachment 1). Letters have also been sent to wholesale water and wastewater customers notifying them of proposed adjustments. Following review by the Budget, Finance, and Taxation Committee on August 28, 2014, it is anticipated that the proposed rates will be considered at a First Reading on September 4, 2014 and a Public Hearing on September 18, 2014. If the proposed rates are approved on September 18th, they would go into effect October 1st and would appear on customer bills beginning November 2014.

Brief Methodology Overview

The methodology utilized in this study began by allocating the Water Resources FY15 budget costs between the water, wastewater, and reclaimed water systems. In addition, the costs of providing customer services such as meter reading, billing, collection, etc., were isolated and placed into a separate functional component (Customer Costs).

Once all of the costs (including reclaimed water residual costs) were allocated to the water and wastewater systems, they were then allocated to retail-specific, wholesale-specific, and joint cost categories. These allocations were performed separately for the Utility's operating costs and

capital costs (debt service and annual transfer to the Water Resources Capital Projects Fund). The annual capital costs were allocated to these cost categories based upon the Utility's capital investment in these categories.

These allocated costs were then assigned to customers in proportion to their use of that system function. Thus, all retail-specific costs were allocated to retail users, and wholesale specific costs were allocated entirely to wholesale users. Joint costs were allocated to both wholesale and retail customers in proportion to their share of total system water consumption or sewer flows, as appropriate.

The wholesale water and wastewater rates are calculated based on a cost of service analysis established using the FY15 expense budget. Unlike with the retail rates, which are established using a multi-year blending of rates between the water and wastewater utilities, wholesale rates are established on an annual basis looking at those allocable costs attributed to the wholesale costs of each respective utility, as described above.

Summary of Current and Proposed Wholesale Rates				
<u>Wholesale Customer</u>	<u>Current Rate</u>	<u>Proposed Rate</u>	<u>Variance</u>	<u>% Change</u>
Water (per MG)	\$4,648	\$4,705	\$58	1.2%
Wastewater (per MG) (Treasure Island, South Pasadena, Tierra Verde, Gulfport, Pinellas County, Pinellas Park)	\$2,833	\$2,865	\$32	1.1%
St. Pete Beach				
Capital Charge (Monthly)	\$46,892	\$49,651	(\$2,759)	5.9%
O&M Rate (per MG)	\$2,080	\$2,058	\$22	-1.1%
Average Monthly Bill (using 79.98 MG)	\$213,249	\$214,248	999	0.5%

Reclaimed Water

We are also proposing an increase in the flat rate for reclaimed water service. If approved, the monthly reclaimed water rate would be increased by 4.75% to \$19.68 from the current monthly rate of \$18.79.

Since the costs incurred to provide reclaimed water service cannot be fully recovered through the charges to reclaimed water customers, the residual costs in excess of total reclaimed water revenues were split evenly between the water and wastewater systems, given the benefits the reclaimed water provides to both the water and wastewater systems. Those benefits to the water system are primarily associated with the conservation of water use, that translates to cost avoidance in developing new raw water supplies. In addition to the use of this alternative water source to irrigate grass and landscape, reclaimed water is used to support air conditioning cooling towers and provide increased fire protection with the addition of 312 fire hydrants. Benefits to the wastewater system is based on the treated wastewater disposal option provided, in lieu of total discharge to the deep wells or advanced water treatment required for surface water discharge.

With the proposed increases, revenue generated from the reclaimed water fees is \$3,241,875 and the cost to operate is \$5,072,569. As mentioned earlier, the anticipated revenue does not fully cover the cost to operate the reclaimed water system. However the residual amount has been

decreasing steadily since 2011. We will continue to evaluate this rate on an annual basis. Additionally, these costs are allocated solely to the retail customers of those systems.

Projected FY15 System Requirements

During this year's rate analysis, we looked at projected FY15 expense requirements and anticipated revenue. The operating budget for the Water Resources Department is projected at \$114,146,762 in FY15, an increase of 2.6% over the FY14 approved operating budget. Beginning in FY15, we are increasing the transfer to the Capital Improvement fund by \$1,000,000. We currently transfer \$3,000,000; however, the bond rating agencies expressed concern that this amount has remained unchanged while we continue to issue new debt. Debt Service is programmed into the rate analysis based on debt issuance in FY15 (\$32.4 million), FY16 (\$64.7 million), FY17 (\$30.7 million), FY18 (\$15.8 million) and FY19 (\$20.0 million). The larger than normal borrowing in FY16 is partly attributable to the Waste to Energy project, which is expected to yield annual operating savings of \$4.5 million beginning in FY18. Of the FY16 borrowing, \$45 million is likely to come from State Revolving Funds (SRF), which will allow us to enjoy lower interest rates and deferred repayment to coincide with proposed operational savings. Additionally, decommissioning of the Albert Whitted Water Reclamation Facility, currently under way, will begin to see annual operating savings of \$1.8 million by mid-fiscal year 2015. Full year operating savings will be reflected in the FY16 budget. Lastly, there was an increase in TBW costs due to a slight increase in consumption projected for FY15.

On June 19, 2014, the Tampa Bay Water Board (TBW) approved its FY15 budget at a public hearing. The cost of purchasing raw water from TBW is anticipated to increase slightly for FY15 (1%). We have budgeted \$25,966,664 in anticipation of the final FY15 TBW budget, which is put in place in October following the completion of the current fiscal year. The Master Agreement with TBW members allows the approved budget to be re-allocated based on the prior year's actual water usage by each member government, rather than the estimated usage on which the June budget is based. The amount assigned by TBW in October can be higher or lower than the amount budgeted by the City through its normal budget process. The rate consultant has provided their projection of consumption by member governments and has recommended a slightly higher budget than projected by Tampa Bay Water. As of July of this year, TBW projects a potential true-up that would reimburse the City \$492,309. This amount is subject to change based on actual water usage by member governments by the end of September. This amount is influenced, in large part, by the amount of water the City of Tampa needs to purchase from TBW.

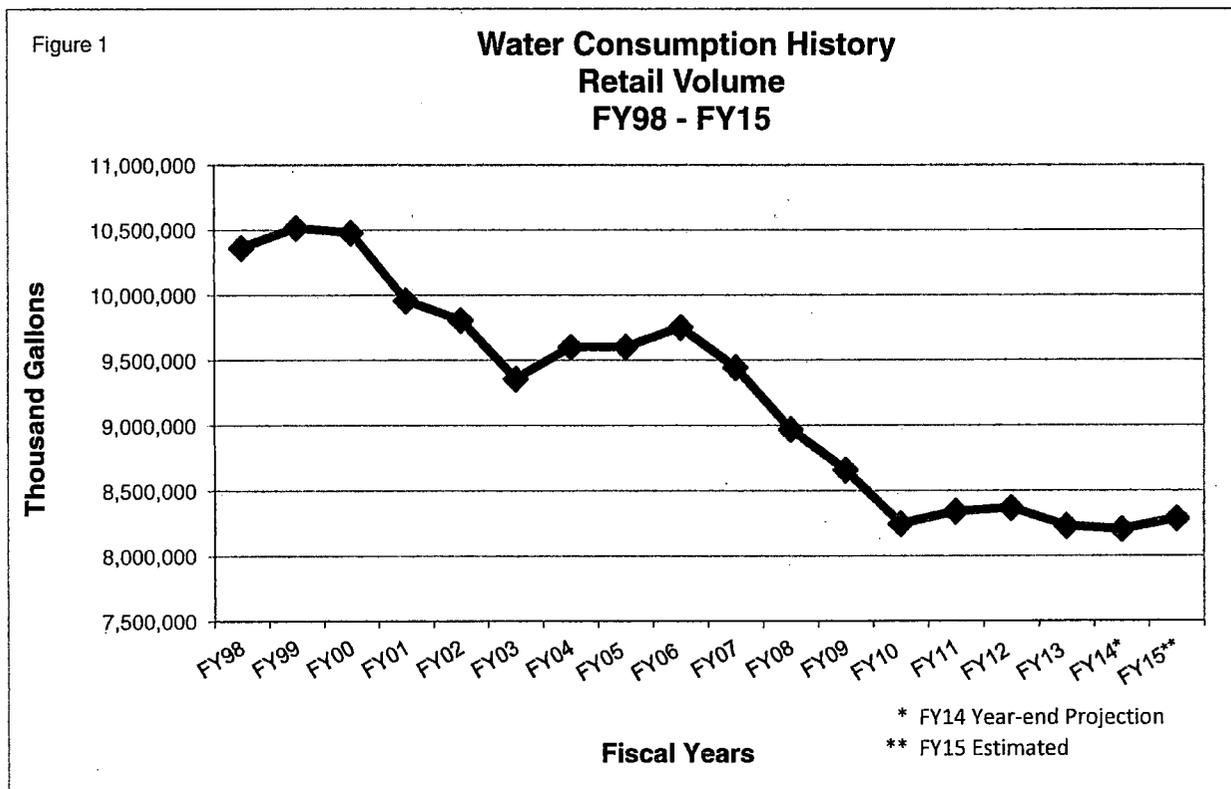
Interest earnings from the Rate Stabilization Fund continue to be used to help offset the cost of water. The anticipated earnings in FY15 are budgeted at \$1,215,810, which is slightly less than last year. The TBW pass-thru rate shown on customer bills for FY15 is projected at \$2.44 per thousand gallons. This is a \$0.09 increase from FY14. The increase is attributable to an increase in the amount of water expected to be consumed combined with a reduction in interest collected to offset cost.

The proposed rate increase for FY15 is mitigated by the use of the Water Cost Stabilization Fund to meet the Target Fund Balance for three (3) months of operating expenses associated with water, wastewater and reclaimed water. Two (2) months of the Target Fund Balance are proposed to be met by a portion of the Water Cost Stabilization Fund reserve while one (1)

month will be met by the Operating Fund reserve. The target fund balance excludes the transfer to capital share of expenses.

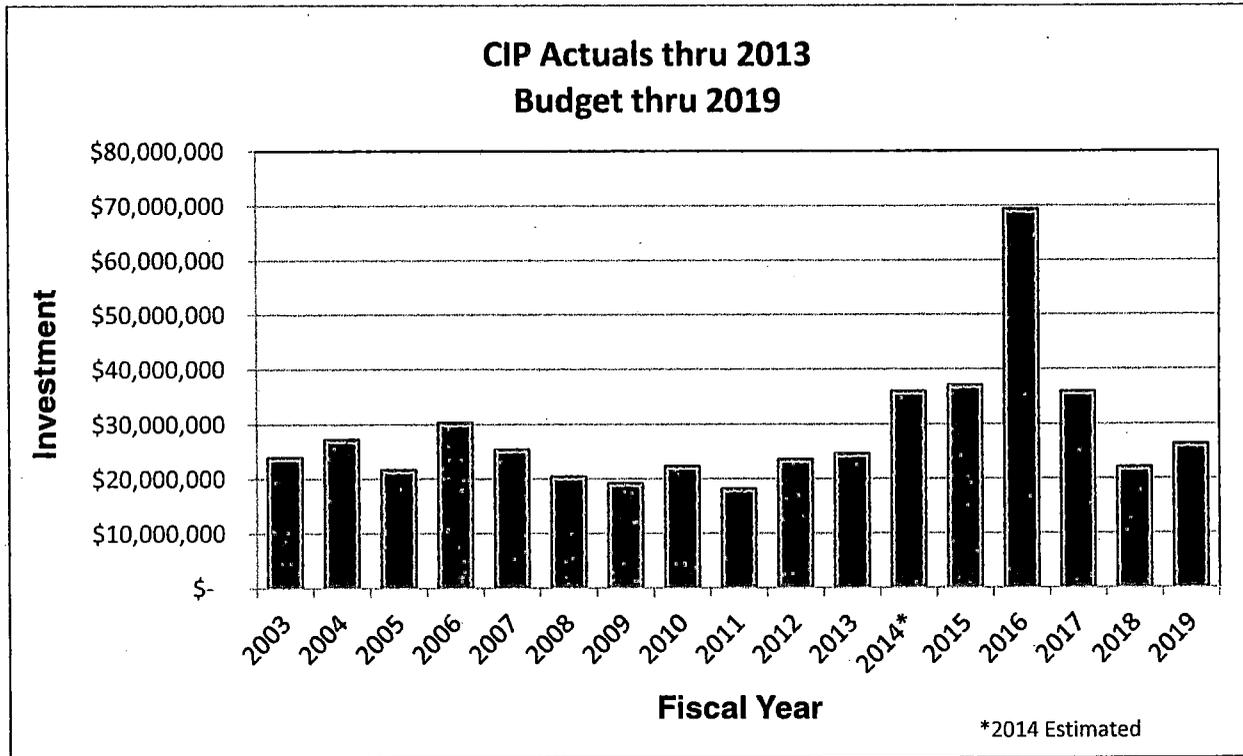
Consumption

Consumption by our retail customers has been level since FY10 when, for the first time since FY06, we began seeing a decline in usage. The housing and commercial development declines, in addition to water conservation measures, have contributed to this reduction. Consumption so far this year has maintained at last year's levels and is projected to be slightly higher next year. Figure 1 shows the consumption history trend line between 1998 and estimated 2015.



Capital Improvement Program

Over the past several years, the Water Resources Department has experienced increased debt service related to the Capital Improvement Program. Figure 2 shows a history of actual capital improvement dollars between FY03 and FY13 as well as the projected capital investment through FY19. The proposed CIP plan between FY15 and FY19 totals \$190,907,000 (not including inflation).

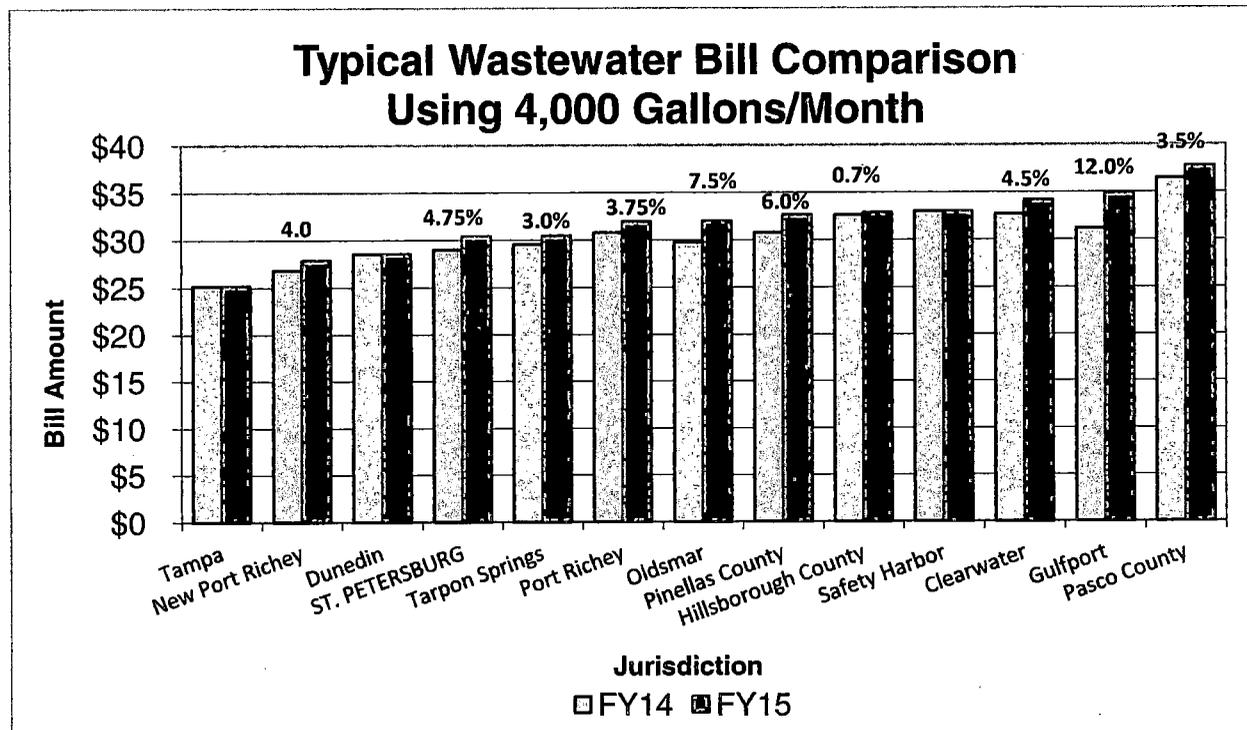
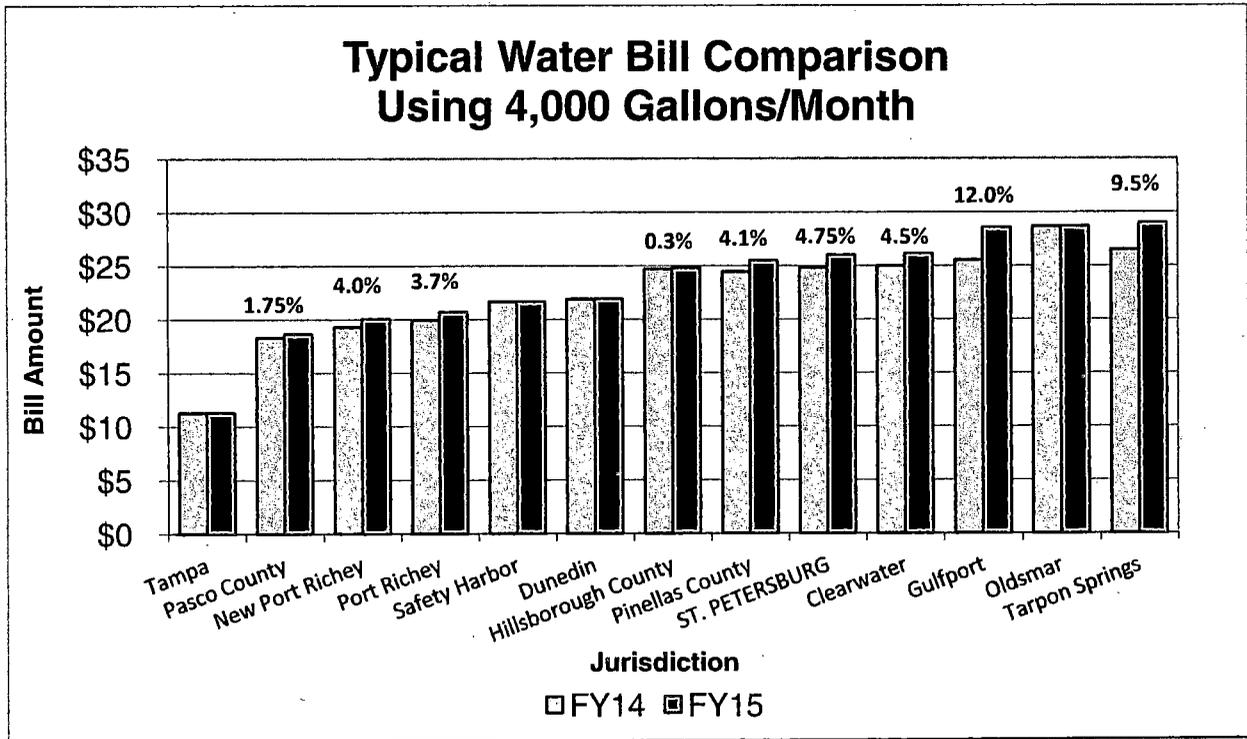


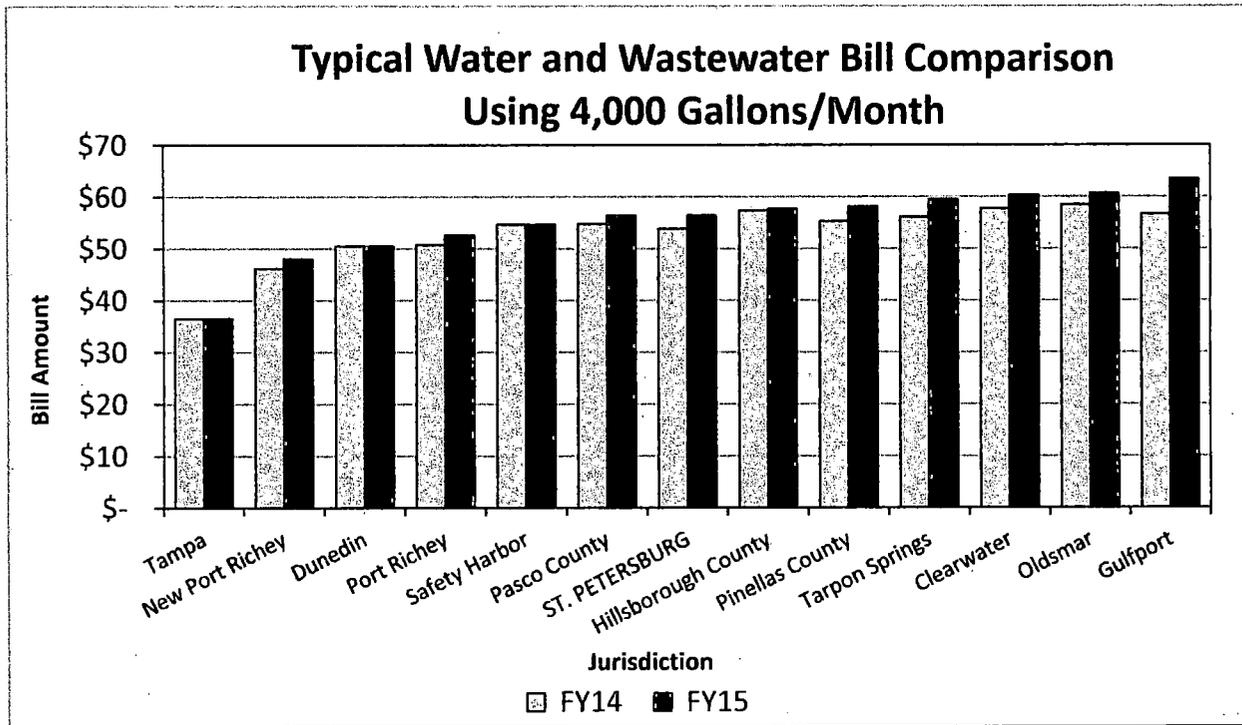
This CIP will continue the program of proactive replacing of aging pipes and infrastructure. Additionally, we have included a Waste to Energy project, whose construction will begin in FY16. This significant effort to consolidate sludge from all water reclamation facilities and convert this sludge to energy will result in a savings to rate payers in the future. As mentioned earlier, Water Resources is in the process of applying for a State Revolving Fund (SRF) loan to pay for the Biosolids to Energy project in FY16. The lower interest rate and associated debt service resulting from this loan is incorporated in the 5-year operating budget. Repayment of the SRF loan does not begin until substantial construction completion. The following project categories are included in the 5-year CIP.

Capital Improvement Plan Projects and Programs (in thousands)						
	FY15	FY16	FY17	FY18	FY19	TOTAL
Water Treatment & Distribution/RW	\$8,012	\$7,306	\$14,622	\$7,721	\$7,420	\$45,081
Wastewater Collection	\$6,995	\$8,500	\$5,475	\$5,800	\$10,650	\$37,420
Water Reclamation Facilities	\$13,712	\$350	\$1,400	\$3,500	\$1,000	\$19,962
Waste to Energy	\$0	\$45,050	\$0	\$0	\$0	\$45,050
Lift Stations	\$1,250	\$3,750	\$2,450	\$2,925	\$1,800	\$12,175
Other	\$335	\$175	\$195	\$175	\$125	\$1,005
TOTAL	\$37,144	\$69,385	\$35,912	\$22,121	\$26,345	\$190,907

Rate Data on Other Local Entities

Assuming that the recommended rates are implemented, the City's water and wastewater rates are shown in Figures 3, 4 and 5 in comparison to other local governments. Please note that the rates of the other governmental entities have been adjusted to reflect proposed rate increases for FY15 as advised by each entity. No increase is shown for those communities whose rate analysis is not complete as of this writing or do not intend to increase their rates at this time.





Recommended Action

Attached is the rate ordinance, which reflects the proposed base, variable and wholesale rate changes for water and wastewater. It also includes the changes to the reclaimed water rates, charges and services. Deposits, Connection Fees, and Fire Service Fees are proposed to remain the same in FY15 with the potential to update during next year's rate study.

It is recommended that City Council conduct a first reading of the proposed rate ordinance on September 4, 2014 and consider the proposed rate for final adoption following a public hearing on September 18, 2014. This will allow the rates to be effective as of October 1, 2014, as included within the FY15 revenue projections.

MJC/ER

- Attachment 1: Customer Notification
- Attachment 2: Variable Rates including TBW pass-thru
- Attachment 3: Recommended Base Rates
- Attachment 4: Wholesale Rates
- Attachment 5: History of Rate Increases
- Rate Ordinance

NOTICE TO CUSTOMERS



Notice is hereby given that the St. Petersburg City Council will consider proposed increases for water, wastewater, and reclaimed water utility rates and charges on:

Thursday, September 4, 2014
8:30 a.m. (First Reading)

Thursday, September 18, 2014
6 p.m. (Public Hearing)

The proposed rate adjustments will be published at First Reading and made available on the city's website,

www.stpete.org

Meetings will be held in:

City Council Chamber
St. Petersburg City Hall
175 5th Street North
St. Petersburg, Florida.

For additional information contact the Water Resources Department at 893-7297.



RECOMMENDED VARIABLE RATES

WATER BLOCK RATES

(Single-Family Residential and Multifamily Residential: Per Dwelling Unit)

Per 1,000 Gallons

	FY13	TBW	FY14 Total	FY15	TBW	FY15 Total
First 5,600 Gallons/month	\$1.32	\$2.35	\$3.67	\$1.40	\$2.44	\$3.84
Next 2,400 Gallons/month	\$2.25	\$2.35	\$4.60	\$2.38	\$2.44	\$4.82
Next 7,000 Gallons/month	\$3.89	\$2.35	\$6.24	\$4.10	\$2.44	\$6.54
Next 5,000 Gallons/month	\$5.91	\$2.35	\$8.26	\$6.21	\$2.44	\$8.65
Over 20,000 Gallons/month*	\$14.17	\$2.35	\$16.52	\$14.86	\$2.44	\$17.30

* Applies to Single-Family Residential Customers only

(Commercial)

Per 1,000 Gallons

	FY13	TBW	FY14 Total	FY15	TBW	FY15 Total
Up to the Average	\$1.32	\$2.35	\$3.67	\$1.40	\$2.44	\$3.84
Average to 1.4 Times Average	\$2.65	\$2.35	\$5.00	\$2.80	\$2.44	\$5.24
1.4 to 1.8 Times Average	\$3.89	\$2.35	\$6.24	\$4.10	\$2.44	\$6.54
Over 1.8 Times Average	\$5.01	\$2.35	\$7.36	\$5.27	\$2.44	\$7.71

WASTEWATER VARIABLE RATE

(Per 1,000 Gallons)

	FY14	FY15
WASTEWATER	\$4.39	\$4.60

RECOMMENDED BASE RATES

WATER BASE RATES

Meter Size	FY14	FY15	Difference	Percent Difference*
5/8"	\$10.13	\$10.61	\$0.48	4.75%
1"	\$25.33	\$26.53	\$1.20	4.75%
1½"	\$50.65	\$53.06	\$2.41	4.75%
2"	\$81.04	\$84.89	\$3.85	4.75%
3"	\$162.08	\$169.78	\$7.70	4.75%
4"	\$253.25	\$265.28	\$12.03	4.75%
6"	\$506.50	\$530.56	\$24.06	4.75%
8"	\$810.40	\$848.89	\$38.49	4.75%
10"	\$1,164.95	\$1,220.29	\$55.34	4.75%
12"	\$2,177.95	\$2,281.40	\$103.45	4.75%

WASTEWATER BASE RATES

Meter Size	FY14	FY15	Difference	Percent Difference*
5/8"	\$11.46	\$12.00	\$0.54	4.75%
1"	\$28.65	\$30.01	\$1.36	4.75%
1½"	\$57.30	\$60.02	\$2.72	4.75%
2"	\$91.68	\$96.03	\$4.35	4.75%
3"	\$183.36	\$192.07	\$8.71	4.75%
4"	\$286.50	\$300.11	\$13.61	4.75%
6"	\$573.00	\$600.22	\$27.22	4.75%
8"	\$916.80	\$960.35	\$43.55	4.75%
10"	\$1,317.90	\$1,380.50	\$62.60	4.75%
12"	\$2,463.90	\$2,580.94	\$117.04	4.75%

WHOLESALE RATES

WHOLESALE WATER: 1.2% increase

Customer: City of Gulfport

FY14: \$4,648/million gallons

FY15: \$4,705/million gallons

WHOLESALE WASTEWATER:

Customers: City of Gulfport; City of South Pasadena; Bear Creek Sanitary Sewer District, Pinellas County; Ft. Desoto, Pinellas County; City of Treasure Island; and Tierra Verde Utilities, Inc.

1.1% increase

FY14: \$2,833/million gallons

FY15: \$2,865/million gallons

Customer: City of St. Pete Beach

0.5% increase

FY14: \$2,080/million gallons, \$46,892/month for capital projects

FY15: \$2,058/million gallons, \$49,651/month for capital projects

HISTORY OF RATE INCREASES

CONSUMPTION OF WATER AND SEWER

AT 4,000 GALLONS PER MONTH

(FY 94 - 15)

Fiscal Years	Amount Prior to Increase	Bill After Increase	Amount Change	Percent Change
95-96	\$21.34	\$22.52	\$1.18	5.5%
96-97	\$22.52	\$24.01	\$1.49	6.6%
97-98	\$24.01	\$24.01	\$0.00	0.0%
98-99	\$24.01	\$25.35	\$1.34	5.6%
99-00	\$25.35	\$27.01	\$1.66	6.5%
00-01	\$27.01	\$28.42	\$1.41	5.2%
01-02	\$28.42	\$30.75	\$2.33	8.2%
02-03	\$30.75	\$34.37	\$3.62	11.8%
03-04	\$34.37	\$37.58	\$3.21	9.3%
04-05	\$37.58	\$39.25	\$1.67	4.4%
05-06	\$39.25	\$40.19	\$0.94	2.4%
06-07	\$40.19	\$41.27	\$1.08	2.7%
07-08	\$41.27	\$42.72	\$1.45	3.5%
08-09	\$42.72	\$44.03	\$1.31	3.1%
09-10	\$44.03	\$44.90	\$0.87	2.0%
10-11	\$44.90	\$48.25	\$3.35	7.5%
11-12	\$48.25	\$50.53	\$2.28	4.7%
12-13	\$50.53	\$51.89	\$1.36	2.7%
13-14	\$51.89	\$53.83	\$1.94	3.74%
14-15	\$53.83	\$56.39	\$2.56	4.75%
Total Increase/Average Percentage			\$35.05	5.0%

ORDINANCE NO. _____

AN ORDINANCE RELATING TO UTILITY RATES AND CHARGES; AMENDING CHAPTER 27, SUBSECTIONS 27-141 (a), 27-142 (a), 27-144 (c), 27-177 (a), 27-283 (a), AND SUBSECTIONS 27-284 (a) AND 27-284 (d) OF THE ST. PETERSBURG CITY CODE; AMENDING BASE CHARGES AND VOLUME CHARGES FOR WATER SERVICE; AMENDING WHOLESALE WATER SERVICE CHARGES FOR THE CITY OF GULFPORT; AMENDING BASE AND VOLUME CHARGES FOR IRRIGATION ONLY ACCOUNTS; AMENDING RECLAIMED WATER RATES AND CHARGES; AMENDING BASE AND VOLUME CHARGES FOR WASTEWATER SERVICE; AMENDING WASTEWATER SERVICE CHARGES FOR WHOLESALE CUSTOMERS; PROVIDING FOR SEVERABILITY OF PROVISIONS; PROVIDING AN EXPLANATION OF WORDS STRUCK THROUGH AND UNDERLINED; ESTABLISHING A DATE TO BEGIN CALCULATING NEW RATES FOR BILLING PURPOSES; AND PROVIDING AN EFFECTIVE DATE.

THE CITY OF ST. PETERSBURG DOES ORDAIN:

SECTION 1. Subsection 27-141 (a) of the St. Petersburg City Code is hereby amended as follows:

Sec. 27-141. Established; amount; service categories defined; surcharge.

(a) *Monthly use rate.* City water customers will be charged monthly base and volume charges as set forth in the following subsections:

(1) *Base charges.* The base charges, determined by meter size, are listed in the following table:

Meter Size (in inches)	Base Charge
$\frac{5}{8}$ or $\frac{3}{4}$	\$ 10.13 <u>10.61</u>
1	25.33 <u>26.53</u>
1½	50.65 <u>53.06</u>
2	81.04 <u>84.89</u>

Meter Size (in inches)	Base Charge	
3	162.08	<u>169.78</u>
4	253.25	<u>265.28</u>
6	506.50	<u>530.56</u>
8	810.40	<u>848.89</u>
10	1,164.95	<u>1,220.29</u>
12	2,177.95	<u>2,281.40</u>

(2) *Volume charges.* Volume charges, determined by gallons used, are listed in the following tables:

a. For single-family dwelling customers, ~~\$2.35~~ 2.44 for each 1,000 gallons consumed as cost of water from Tampa Bay Water and an inverted rate as follows:

*Volume Charges
Single-Family Dwelling Customer
Rates Per 1,000 Gallons
by Gallonage Increments*

First 5,600	\$1.32	<u>1.40</u>
Next 2,400	2.25	<u>2.38</u>
Next 7,000	3.89	<u>4.10</u>
Next 5,000	5.91	<u>6.21</u>
Over 20,000	14.17	<u>14.86</u>

b. For multifamily dwelling customers, ~~\$2.35~~ 2.44 for each 1,000 gallons consumed as cost of water from Tampa Bay Water and an inverted rate as follows:

*Volume Charges
Multifamily Dwelling Customer
Rates Per 1,000 Gallons
Total Volume Divided by Number of Dwelling Units Served by Meter*

First 5,600 per unit	\$1.32 <u>1.40</u>
Next 2,400 per unit	2.25 <u>2.38</u>
Next 7,000 per unit	3.89 <u>4.10</u>
Over 15,000 per unit	5.91 <u>6.21</u>

- c. For commercial customers, ~~\$2.35~~ 2.44 for each 1,000 gallons consumed as cost of water from Tampa Bay Water and an inverted rate as follows:

*Volume Charges
Commercial Customer
Rates Per 1,000 Gallons
Gallorage Based on Monthly Average per Commercial Customer*

Up to average	\$1.32 <u>1.40</u>
Average to 1.4 times average	2.65 <u>2.80</u>
1.4 to 1.8 times average	3.89 <u>4.10</u>
Over 1.8 times average	5.01 <u>5.27</u>

A monthly average of a 12-month period will be calculated per commercial customer for each fiscal year beginning October 1. The 12-month period utilized will be October through September of the preceding fiscal year and will be updated annually. For new commercial customers without consumption history, the lowest block rate will be utilized until a 12-month period between October and September is completed.

A commercial customer who experiences changed business conditions which would necessitate a revised calculation of the monthly average, may request a water use evaluation by the City. The City may calculate a new average based on that evaluation. After receiving notice of the results of the evaluation, the customer may appeal these results to the Utility Billing Review Committee within 14 days by filing notice of appeal with the City Clerk.

SECTION 2. Subsection 27-142 (a) of the St. Petersburg City Code is hereby amended to read as follows:

Sec. 27-142. - Wholesale water customers.

(a) Wholesale water service shall be provided to the City of Gulfport at a uniform volume rate of ~~\$4,648.00~~ 4,705.00 per million gallons effective October 1, ~~2013~~ 2014. Additional charges and surcharges shall be added to the uniform volume rate in accordance with the City of Gulfport's water service agreement with the City of St. Petersburg.

SECTION 3. Subsection 27-144 (c) of the St. Petersburg City Code is hereby amended to read as follows:

Sec. 27-144. Irrigation only accounts.

(c) *Monthly irrigation only account charges.*

Customers with an irrigation only account shall not be charged fees for wastewater services for that account but shall pay a base charge based on the meter connection size, and also shall pay the Tampa Bay Water volume charge and the a tiered volume rate based on water consumption as follows:

Irrigation Only Base and Volume Charges							
		Volume Rates (per 1,000 Gallons)			Consumption Ranges (in Gallons)		
Meter Size (inches)	Base Fee,	Tier 1	Tier 2	Tier 3	Tier 1	Tier 2	Tier 3
¾	\$13.13 <u>\$13.61</u>	\$3.89 <u>\$4.07</u>	\$5.91 <u>\$6.19</u>	\$14.17 <u>\$14.84</u>	0-15,000	15,001-20,000	>20,000
1	\$28.33 <u>\$29.53</u>	\$3.89 <u>\$4.07</u>	\$5.91 <u>\$6.19</u>	\$14.17 <u>\$14.84</u>	0-37,000	37,001-50,000	>50,000
1½	\$53.65 <u>\$56.06</u>	\$3.89 <u>\$4.07</u>	\$5.91 <u>\$6.19</u>	\$14.17 <u>\$14.84</u>	0-75,000	75,001-100,000	>100,000
2	\$84.04 <u>\$87.89</u>	\$3.89 <u>\$4.07</u>	\$5.91 <u>\$6.19</u>	\$14.17 <u>\$14.84</u>	0-120,000	120,001-160,000	>160,000
3	\$165.08 <u>\$172.78</u>	\$3.89 <u>\$4.07</u>	\$5.91 <u>\$6.19</u>	\$14.17 <u>\$14.84</u>	0-240,000	240,001-320,000	>320,000
4	\$256.25 <u>\$268.28</u>	\$3.89 <u>\$4.07</u>	\$5.91 <u>\$6.19</u>	\$14.17 <u>\$14.84</u>	0-375,000	375,001-500,000	>500,000
6	\$509.60 <u>\$533.56</u>	\$3.89 <u>\$4.07</u>	\$5.91 <u>\$6.19</u>	\$14.17 <u>\$14.84</u>	0-750,000	750,001-1,000,000	>1,000,000
8	\$813.40 <u>\$851.89</u>	\$3.89 <u>\$4.07</u>	\$5.91 <u>\$6.19</u>	\$14.17 <u>\$14.84</u>	0-1,200,000	1,200,001-1,600,000	>1,600,000
10	\$1,167.95 <u>\$1,223.29</u>	\$3.89 <u>\$4.07</u>	\$5.91 <u>\$6.19</u>	\$14.17 <u>\$14.84</u>	0-1,750,000	1,750,001-2,300,000	>2,300,000
12	\$2,180.95 <u>\$2,284.40</u>	\$3.89 <u>\$4.07</u>	\$5.91 <u>\$6.19</u>	\$14.17 <u>\$14.84</u>	0-3,225,000	3,225,001-4,300,000	>4,300,000
Tampa Bay Water:		\$2.35 \$2.44 per 1,000 Gallons					

SECTION 4. Subsection 27-177 (a) of the St. Petersburg City Code is hereby amended to read as follows:

Sec. 27-177. - Rates

- (a) A rate shall be charged to the customers of the reclaimed water system in accordance with the following schedule:
- (1) For nonmetered service for tracts of one acre in size or smaller, the monthly charge shall be ~~\$18.79~~ 19.68.
 - (2) For nonmetered service for larger tracts an additional monthly charge of ~~\$10.77~~ 11.28 per each additional acre, or portion thereof in excess of one acre, shall be added to the fee of ~~\$18.79~~ 19.68 per month.
 - (3) For customers on metered service, the charge shall be ~~\$0.53~~ 0.56 per 1,000 gallons per month, but in no case shall the charge be less than ~~\$18.79~~ 19.68 per month.
 - (4) A surcharge of 25 percent will be added for service outside the City.
 - (5) The customer shall be required to obtain a reclaimed water permit, the charge shall be \$25.00 per permit issued. All reclaimed water permits shall be issued by the Reclaimed Water section of the Water Resources Department.

SECTION 5. Subsection 27-283 (a) of the St. Petersburg City Code is hereby amended to read as follows:

Sec. 27-283. - Wastewater service charge.

(a) *Established, amount.* There is hereby established and imposed upon the owners and/or occupants of all premises which are connected to the sewer system a charge, to be designated "wastewater service charge," which charge shall be based upon the amount of water used on the premises except for that amount of water used for irrigation only accounts as established pursuant to Section 27-144, as shown by the following schedule:

- (1) A base charge per month based upon meter size in accordance with the following table:

Meter Size (inches)	Base Charge
$\frac{5}{8}$ or $\frac{3}{4}$	\$ 11.46 <u>12.00</u>

Meter Size (inches)	Base Charge	
1	28.65	<u>30.01</u>
1½	57.30	<u>60.02</u>
2	91.68	<u>96.03</u>
3	183.36	<u>192.07</u>
4	286.50	<u>300.11</u>
6	573.00	<u>600.22</u>
8	916.80	<u>960.35</u>
10	1,317.90	<u>1,380.50</u>
12	2,463.90	<u>2,580.94</u>

(2) In addition to the base charge, there shall be a charge of ~~\$4.39~~ 4.60 for each 1,000 gallons of potable water registered on the water meter.

(3) Rates charged to customers outside the City in accordance with subsections (1) and (2) of this section shall have added to the rate a surcharge of 25 percent of the total wastewater charge.

(4) The base charge and any volume charge will apply on all active services; the base charge will apply to all service in standby status; only when a service has been removed will the base charge not be in effect.

SECTION 6. Subsections 27-284 (a) and 27-284 (d) of the St. Petersburg City Code are hereby amended to read as follows:

Sec. 27-284. - Wholesale wastewater customers.

(a) Wholesale wastewater service shall be provided to the City of Gulfport; the City of South Pasadena; Bear Creek Sanitary Sewer District, Pinellas County; Ft. Desoto, Pinellas County; the City of ~~Pinellas Park~~; Treasure Island; and Tierra Verde Utilities, Inc. at a uniform volume rate of ~~\$2,833.00~~ 2,865.00 per million gallons for wholesale wastewater service effective October 1, ~~2013~~ 2014, based upon metered wastewater flows.

(d) Wholesale wastewater service shall be provided to the City of St. Pete Beach at an estimated rate including a uniform operation and maintenance volume rate of ~~\$2,080.00~~ 2,058.00 per million gallons and a monthly capital charge of ~~\$46,892.00~~ 49,651.00 for wholesale wastewater service effective October 1, ~~2013~~ 2014. At the end of each fiscal year, actual rates for the fiscal year will be determined in accordance with the terms of the agreement for wholesale wastewater service between the City of St. Petersburg and the City of St. Pete Beach.

SECTION 7. That the unconstitutionality or invalidity of any word, sentence, or portion of this ordinance shall not affect the validity of the remaining portions.

SECTION 8. That words in ~~struck-through~~ type are deletions from the existing St. Petersburg City Code and words that are underlined are additions.

SECTION 9. That the rates and charges established by this ordinance shall be utilized in calculating customers' bills beginning on November 1, 2014 for water consumed during the preceding month.

SECTION 10. 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.

LEGAL:

ADMINISTRATION:

 *



City Attorney (designee)

* Ordinance anticipates
changes to 27-284
scheduled for 08-28-14

ST. PETERSBURG CITY COUNCIL

Meeting of September 4, 2014

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

SUBJECT: Owner-initiated Historic Landmark Designation of the Euclid Elementary School, located at 1090 10th Street North (HPC Case No. 14-90300004).

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

REQUEST: The request is to approve an ordinance designating the Euclid Elementary School, located at 1090 10th Street North, as a local historic landmark (City File HPC 14-90300004).

RECOMMENDATION:

Administration: Administration recommends approval.

Community Planning and Preservation Commission: On August 12, 2014, the Community Planning and Preservation Commission voted 7 to 0 to APPROVE the request.

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 September 18, 2014.

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

ORDINANCE NO. _____

AN ORDINANCE OF THE CITY OF ST. PETERSBURG, FLORIDA, DESIGNATING THE EUCLID ELEMENTARY SCHOOL (LOCATED AT 1090 10TH STREET 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 Euclid Elementary School, which was constructed in 1924, 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 as 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 its quality of architecture, and it retains sufficient elements showing its architectural significance.

SECTION 2. The Euclid Elementary 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:

The South 130.07 feet of Lots 1 to 15, inclusive, of Block "B," of Bartlett Court, according to the map or plat thereof as recorded in Plat Book 5, Page 88, of the Public Records of Pinellas County, Florida, together with that part of the vacated alley running North and South through Block "B," Bartlett Court, commencing at 10th Avenue North and proceeding north to a point fifteen (15) feet south of the north line of lots 8 and 9 in said Block "B," St. Petersburg, Florida.

SECTION 3. This ordinance is effective immediately upon adoption.

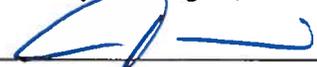
Approved as to Form and Substance:



City Attorney (or Designee)

8/21/14

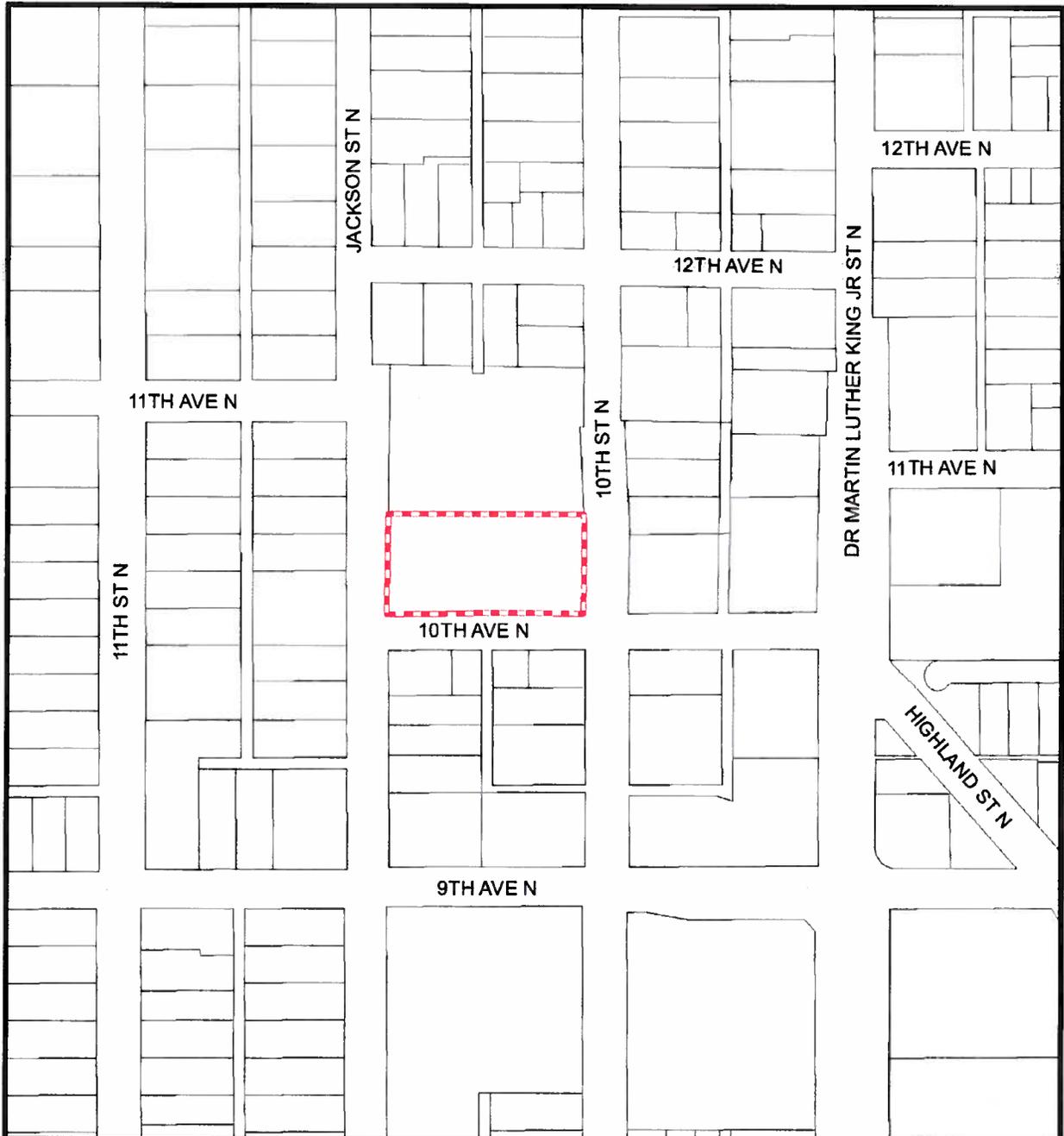
Date



Planning and Economic Development Department

8-20-14

Date



Community Planning and Preservation Commission
1090 10th Street North

AREA TO BE APPROVED,
SHOWN IN 

CASE NUMBER
14-90300004



N
SCALE:
 Not to Scale



Community Planning and Preservation Commission

1090 10th Street North

**AREA TO BE APPROVED,
SHOWN IN** 

**CASE NUMBER
14-90300004**



N
SCALE:
Not to Scale



CITY OF ST. PETERSBURG
COMMUNITY PLANNING & PRESERVATION COMMISSION
PUBLIC HEARING
August 12, 2014

QUASI-JUDICIAL PUBLIC HEARING

C. HPC 14-90300004

Contact Person: Kim Hinder
892-5451

Request: Local designation of Euclid Elementary School located at 1090 – 10th Street North.

Staff Presentation

Kim Hinder gave a PowerPoint presentation based on the staff report.

Applicant Presentation

Emily Elwyn with St. Petersburg Preservation and representing the owner, MJRE LLC, gave a presentation in support of the request.

Public Hearing

No speakers present.

Executive Session

Commissioner Montanari asked about the owner's plans for this building. Ms. Hinder stated it will be residential multi-family.

Commissioners Reese and Michaels stated their support of this proposal.

MOTION: *Commissioner Wolf moved and Commissioner Michaels seconded a motion approving the local designation of the Euclid Elementary School in accordance with the staff report.*

VOTE: *YES – Michaels, Montanari, Reese, Wannemacher, Wolf, Carter, Rogo
NO - None*

Motion was approved by a vote of 7 to 0.



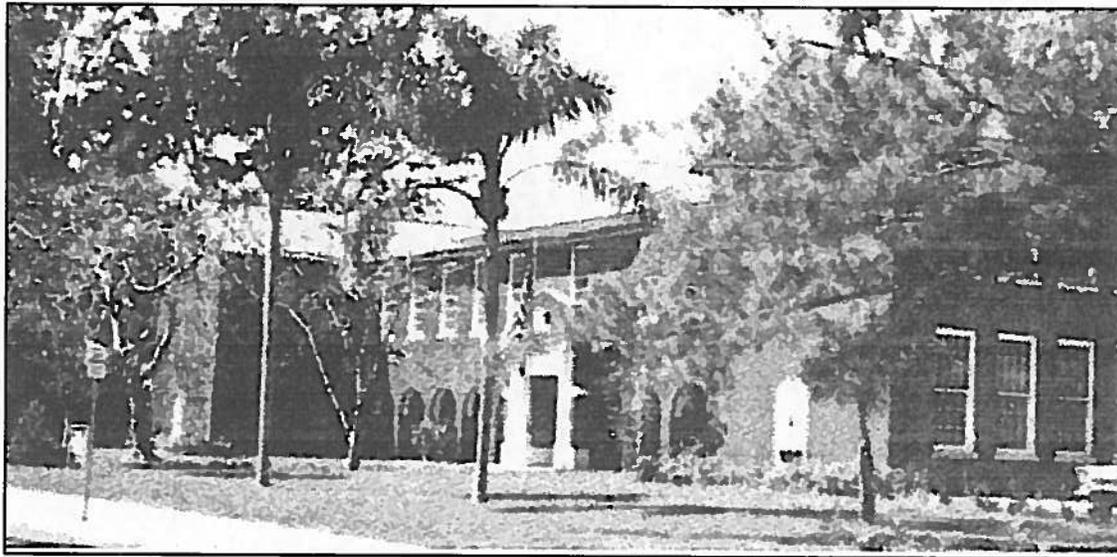
CITY OF ST. PETERSBURG, FLORIDA
PLANNING AND ECONOMIC DEVELOPMENT DEPARTMENT
URBAN PLANNING AND HISTORIC PRESERVATION DIVISION

STAFF REPORT
COMMUNITY PLANNING AND PRESERVATION COMMISSION
LOCAL DESIGNATION REQUEST

For **Public Hearing and Recommendation to City Council** on **August 12, 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 14-90300004
STREET ADDRESS:	1090 10 th Street North
LANDMARK:	Euclid Elementary School
OWNER:	MJRE, LLC
APPLICANT:	MJRE, LLC and St. Petersburg Preservation
REQUEST:	Local Designation of the Euclid Elementary School



Euclid Elementary School at 1090 10th Street North

BACKGROUND

On June 27, 2014, MJRE, LLC and Saint Petersburg Preservation, Inc. (SPP) submitted a local designation application for Euclid Elementary School. Prepared by Emily Kleine Elwyn, Howard Fenford, and Robin Reed, the application provides extensive information concerning the role, history and architecture of the school. 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 district.

STAFF FINDINGS

Staff finds that Euclid Elementary School is eligible to be designated as a local landmark. The local designation application demonstrates that Euclid Elementary 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 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 Euclid Elementary 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. Built in 1924, Euclid Elementary School is significant as part of a comprehensive school building campaign during the 1920s Florida land boom led by Superintendent Captain George M. Lynch. The history of this school mirrors the social, demographic, and economic trends that affected public education in St. Petersburg. Architecturally, the school is a well-preserved example of Masonry Vernacular architecture with Mediterranean Revival influences and was designed by architect Frank F. Jonsberg, and built by contractor Victor A. Boeke, masters in the design and construction field in St. Petersburg.

PROPERTY OWNER CONSENT AND IMPACT OF DESIGNATION

This application for designation was initiated by the owner of the property, MJRE, LLC, and St. Petersburg Preservation.

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 historic landmark district 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 [Planning and] Preservation Commission (CPPC) 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

RELATIONSHIP BETWEEN THE PROPOSED DESIGNATION AND EXISTING AND FUTURE PLANS FOR THE DEVELOPMENT OF THE CITY

The subject property is designated Institutional on the City's Future Land Use Map (FLUM) and NT-2 (Neighborhood Traditional Single Family - 2) on the City's Official Zoning Map.

The property owner is proposing to take advantage of the City of St. Petersburg, City Code, Section 16.30.020 regarding the adaptive reuse of local landmark buildings. The purpose of this section is to encourage the retention and productive reuse of buildings that have historic, architectural, or cultural value to the City rather than seeing their underutilization or demolition because the original use for the building(s) has become functionally obsolete.

Historically significant structures, especially when located within a single-family neighborhood, are often abandoned or demolished because it is too difficult to meet current zoning standards and building code requirements. This is especially true of institutional uses such as schools that have operated for years in neighborhood settings, but due to demographic changes, school restructuring and consolidation are economically obsolescent.

This City recognizes the importance of these significant buildings and provides a process for them to be reused and retained while minimizing any secondary impacts to the surrounding properties. The conceptual plan for multi-family residential units is compatible with the purpose and intent of the adaptive reuse provisions.

Finally, the Euclid Elementary School is not located within a designated community redevelopment area; therefore, the City has no specific plans for redevelopment of the subject properties.

RECOMMENDATION

Staff recommends **APPROVAL** of the request to designate Euclid Elementary School as a local historic landmark, and thereby referring the application to City Council for first and second reading and public hearing.

ATTACHMENTS: DESIGNATION APPLICATION



Community Planning and Preservation Commission

1090 10th Street North

AREA TO BE APPROVED,

SHOWN IN



CASE NUMBER

14-90300004



N

SCALE:
Not to Scale



Community Planning and Preservation Commission

1090 10th Street North

AREA TO BE APPROVED,

SHOWN IN



CASE NUMBER

14-90300004



N
SCALE:
Not to Scale



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 Euclid Elementary School
other names/site number Euclid Center
address 1090 10th Street N
historic address (also listed as 1015 10th Ave N, 1090 10th Ave N)

2. PROPERTY OWNER(S) NAME AND ADDRESS

name MJRE
street and number 421 E. Davis Blvd.
city or town Tampa state FL zip code 33606
phone number (h) _____ (w) 3610807 e-mail michael@sightrealestate.com

3. NOMINATION PREPARED BY

name/title Howard Hansen, Robin Reed, Emily Elwyn
organization 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,
rreed@tampabay.rr.com
date prepared 6/27/2014 signature 

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 approximately 1 acre
property identification number PI6495

Euclid School

Name of Property

6. FUNCTION OR USE

Historic Functions

EDUCATION/school

Current Functions

Vacant

Proposed Residential

7. DESCRIPTION

Architectural Classification

(See Appendix A for list)

Masonry Vernacular

Mission and Gothic influences

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

1

Buildings

Sites

Structures

Objects

Number of multiple property listings

1

Total

Euclid 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

1924-1969

Significant Dates (date constructed & altered)

1924

Significant Person(s)

Cultural Affiliation/Historic Period

N/A

Builder

Victor A. Boeke

Architect

Frank F. Jonsberg

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

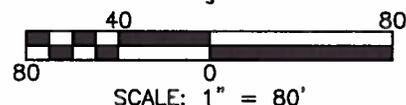
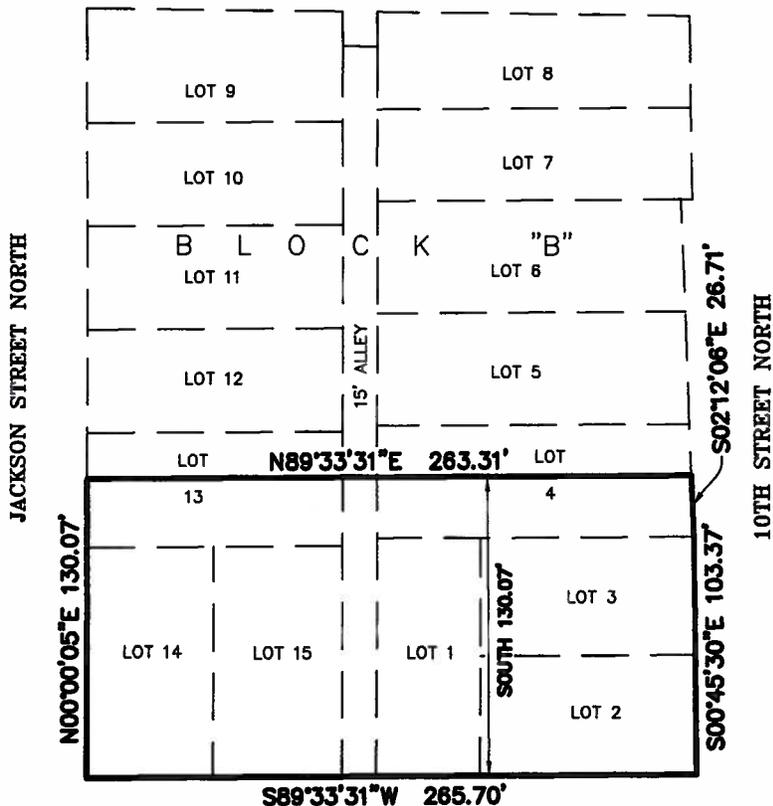
Please list bibliographical references.

LEGAL DESCRIPTION

The South 130.07 feet of

Lots 1 to 15, inclusive, of Block "B", of BARTLETT COURT, according to the map or plat thereof, as recorded in Plat Book 5, Page 88 of the Public Records of Pinellas County, Florida, together with that part of the vacated alley running North and South through Block "B", BARTLETT COURT, commencing at Tenth Avenue North and proceeding North to a point Fifteen (15) feet South of the North line of Lots Eight and Nine in said Block "B".

St. Petersburg, Florida



LEGEND

- LS LICENSED SURVEYOR
- PSM PROFESSIONAL SURVEYOR AND MAPPER
- LB LICENSED BUSINESS

S89°33'31"W 265.70'

10TH AVENUE NORTH

NOTES

1. Basis of Bearings: Assumed N00°00'05"E along the East right of way line of Jackson Street North.
2. This sketch is a graphic illustration for informational purposes only and is not intended to represent a field survey.
3. Not a boundary survey.
4. This sketch is made without the benefit of a title report or commitment for title insurance.
5. This map intended to be displayed at a scale of 1"=80'.
6. Additions or deletions to survey maps and reports by other than the signing party or parties are prohibited without written consent of the signing party or parties.
7. Not valid without the signature and the original raised seal of a Florida Licensed Surveyor and Mapper.
8. Bearings and dimensions shown hereon are as per George F. Young, Inc. Boundary Survey dated May 28, 2014, Project Number 14009900SS.

PREPARED FOR:
BAYOU PARTNERS, LLC
GASPAR PROPERTIES, INC.

**1090 10TH STREET NORTH
DESCRIPTION & SKETCH**

SECTION 13, TOWNSHIP 31 S., RANGE 16 E.

REVISED	BY	DATE	DESCRIPTION

	INITIALS	DATE
CREW CHIEF		
DRAWN	JLS	6/5/14
CHECKED	NMC	6/5/14
FIELD BOOK		
FIELD DATE		

NICHOLAS M. CIRCELLO PSM LS 4898
JUNE 5, 2014
DATE



George F. Young, Inc.

299 DR. MARTIN LUTHER KING JR. STREET, N. ST. PETERSBURG, FLORIDA 33701
PHONE (727) 822-4317 FAX (727) 822-2919

BUSINESS ENTITY LB21
ARCHITECTURE • ENGINEERING • ENVIRONMENTAL • LANDSCAPE • PLANNING • SURVEYING • UTILITIES
GAINESVILLE • LAKEWOOD RANCH • ORLANDO • PALM BEACH GARDENS • ST. PETERSBURG • TAMPA • VENICE

JOB NO.
14009900SS

SHEET NO.

1 OF 1



1710 N. 19th St. #210 Tampa, FL 33605 - 813.495.6491- Michael@SightRealEstate.com

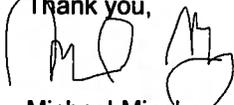
June 25, 2014

Kimberly Hinder
Historic Preservation Planner
Planning and Economic Development Department
City of St. Petersburg
P.O. Box 2842
St. Petersburg, FL 33731-2842

Re: Euclid School 1090 10th St. N. St. Petersburg, FL

Dear Kimberly,

Please let this letter serve as confirmation that as the owner of the Euclid School at 1090 10th St. N St. Petersburg, FL we support the historic designation.

Thank you,

Michael Minberg

President of Sight Properties as Manager of MJRE, LLC

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BOUNDARY DESCRIPTION AND JUSTIFICATION

Boundary Description

The South 130.07 feet of Lots 1 through 15, inclusive of Block "B" of Bartlett Court as recorded in Pinellas County Plat Book 5, pg. 88 of the Public Records of Pinellas County, Florida, together with that part of the vacated alley running North and South through block "B," Bartlett Court, commencing at Tenth Avenue North and proceeding to a point 15 feet South of the North line of lots 8 and lot 9 in said Block "B."

Boundary Justification

This boundary includes all the land purchased by MJRE LLC as part of the "Euclid School" project. It includes the original 1924 brick school building, walkway, and schoolyard. It does not include the historic wood-framed annex buildings located at the rear of the former school site that is not owned by MJRE LLC.

PHYSICAL DESCRIPTION

Summary

Euclid Elementary School consists of a 13,092 sq. ft., two-story brick masonry vernacular structure constructed with materials, engineering methods, and architectural designs typical of this era for commercial and public buildings throughout Florida. Built at the height of the St. Petersburg land boom, the school sits on a two-acre tract of land in a historic residential neighborhood of St. Petersburg, Florida. Alterations to the exterior historic appearance of this buildings is minimal.



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Setting

The school is located in a residential 1920s era neighborhood that is composed largely of detached, one story, frame single family houses in the Craftsman and vernacular styles typical of this period. Streets are red brick, sidewalks are hex-block or concrete slab, and mature trees canopy the neighborhood. Adjacent to the school on the Southwest corner of 10th Ave. and 10th St. N. is the 1920s red brick Euclid Church of Christ, now the Iglesia de Dios "Vida Nueva". The neighborhood is a potential historic district based on its age and high ratio of intact historic residential structures. The church was designated a city historic landmark (HPC #04-01) in 2004.

Building

The 1924-1925 brick school is a 13,092 sq. ft. (6,546 sq. ft. base) "U-shaped", two-story, red brick (with white mortar joints) building constructed approximately 6" above grade on a continuous concrete footing and foundation slab. The first floor is finished in terrazzo. The building is approximately 146' long (E to W) and 60' wide (N to S). It has an intersecting gable roof covered in composition shingles that projects about 12" with metal gutters and downspouts. The roof is supported by a metal truss and purlin system. The end wings have a higher pitched roof than the central section. Several interior metal chimney flues project from the roof. Visible ornamental rafter tails are apparent under the removed aluminum soffits.

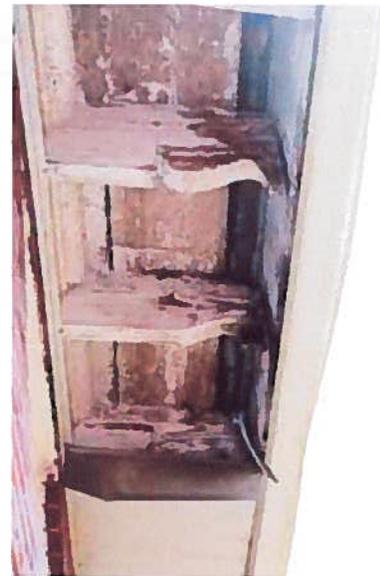


Figure 1 Ornamental rafter tails



Figure 2 Austrel window

The unique windows throughout the school are remarkably intact, operational, large wooden 12/12 pivoting austrel windows with concrete window sills. The main facade or southern side is composed of a central block of 11 bays with a one-story projecting entrance portico (10' wide) occupying the central bay. The portico is trimmed in cast concrete moldings and a concrete escutcheon above the doorway that bears the date 1924. The flanking bays of the first floor are arched openings at the first floor level forming an arcade. This arcade was enclosed in the 1950s by a slightly recessed wall finished in concrete stucco that in each archway contains one window of metal DHS 1/1. The corresponding second floor bays contain large rectangular 12/12 austrel windows. The 22' wide gable ends of the wings of the main facade project 20' and

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have no openings on the south facade. They are both ornamented at the roof line by three small ornamental brick ventilator holes and at the ground level by a cast terra cotta wall fountain with a semi-circular basin and above it a dolphin water spout sculpture attached to the wall. A beige and tan ornamental tile panel surrounds the fountain (the western fountain basin and dolphin are broken).

A 1920s era poured in place concrete walkway leads from the front door to the 10th St. sidewalk. The eastern and western facades are mirror images and each consists of 8 bays of wood, 12/12 austrel pivoting windows, except for the first floor northernmost bay which has a door. The northern or rear facade closely resembles the front, except that the gable ends of the wings only project 2' and the central entrance doorway is flush with the wall and more simple in cast concrete details. The two gable ends at ground level have ceramic drinking fountains with a surrounding rectangular shaped panel of beige and tan ornamental tiles.

This building has minimal modern exterior additions and alterations to its original fabric; a metal fire escape (1975) located on the western end of the front (south) facade, an AC wall unit opening cut into the eastern wing of the front facade, minor mortar joint repairs, the alteration and or covering of windows' upper sashes with plywood panels and AC units on all four facades of the building.

The interior fabric retains remarkable integrity. Original floor plans have not been altered. The original classroom doors with transoms above are mostly intact as are many of the blackboards and school cabinetry. Wrought iron balustrades surround the stairs and ornamental tile and cast concrete ornaments adorn the entrance. The heart pine floors are extant under the carpet.

Integrity

The Euclid Elementary School retains a high level of integrity of its original fabric and appearance with only modest alterations. These alterations are minor in scale and can be reversed cost effectively either via removal of alterations or replacement of missing original features.

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,

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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 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).

The year 1920 saw the U.S. economy recover from a brief postwar depression. Tourism to Florida increased dramatically and this triggered the construction of about 2,000 new hotel rooms in St. Petersburg between 1920 and 1925 (Fuller, Walter P, *St. Petersburg and its People* (1972) 159). In addition the city saw a dramatic increase in new apartment buildings and the conversion of existing homes into boarding houses that

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also provided many new beds for visitors. This boom in tourism created new jobs and pumped money into the local economy. In 1920 city bank deposits were \$5,928,000, by 1925 they soared to \$46,187,000. City property tax collections went from \$1,303,000 in 1923 to \$4,270,000 in 1927 (Fuller, 1972; 178-9). The 1920 federal census lists a population of 14,237. By 1930, it had grown to 40,425 (Fuller, 1972; 179). The population at the height of the boom in 1925-26 was much higher and estimates vary from 60,000 to 80,000 depending on which source is consulted.

Historians dispute the cause of the boom's collapse in 1926. Some believe that the National Investment Bankers convention in St. Petersburg in December 1925 scared the influential visitors to this city when they witnessed firsthand the wild speculation and over-building. Others cite the ongoing 1925-26 railroad companies' embargo of construction materials to Florida because it had gridlocked their rail lines. However, all historians agree that the devastating hurricane of 1926 that destroyed much of Miami was the final blow to the 1920s Florida Land Boom. Walter Fuller, a major St. Petersburg developer, said bluntly that the boom ended "because we ran out of suckers" (Fuller, 1972; 176).

The real estate crash did not hamper tourism which remained strong until the onset of the Great Depression in 1930. However, there was a mass exodus of unemployed real estate agents and construction workers who left in droves starting in late 1926. The deterioration of the local economy, especially after 1930 kept the population of the city curtailed until the late 1940s. Abandoned houses were a common sight throughout the city and many remained empty until they were sold at the tax deed auctions of the late 1940s.

The land boom's sudden influx of new residents caused a rapid increase in the local student population. In 1920, Pinellas County had 5,429 public school students and in 1927, it had 19,000 (Costrini, Patricia, ed., *A Tradition of Excellence, Pinellas County Schools 1912-1987* (1987) p. 20). St. Petersburg launched an ambitious school construction program in 1923. By 1928, twenty new schools had been constructed. The master plan for these new schools was devised by Captain George M. Lynch the city's superintendent for schools. He wisely chose school sites that would accommodate the needs of the city's quickly growing suburbs, initiating the concept of neighborhood schools in St. Petersburg. Many critics at the time complained that the new schools were on the edge of town, but those living in the new suburbs were delighted.

The first of these was Pasadena Elementary School built in 1922-3. The next was the St. Petersburg Junior High School (now Tomlinson) on Mirror Lake Dr. designed by Ittner & Co. in 1924. Also in 1924, three more elementary schools were erected; Childs Park, expansion of Harris, and Forest Hills which cost \$24,682. During 1925, six more elementary schools were built in all parts of St. Petersburg. The first of this group was Euclid, followed by Jordan, Norwood, Lakewood, Coffee Pot, and West Central. In 1926, school construction continued with the new St. Petersburg High School on Fifth Avenue North, Disston Junior High, and Woodlawn Elementary School. Gibbs High

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School, Lakeview Elementary, Southside Junior High, Lealman Junior High, Rio Vista Elementary, and Mount Vernon Elementary followed in 1927 (1926-31) (Fuller, 1972: 330-3).

During this period existing or newly built schools were enlarged to accommodate more students. Despite the near collapse of the local economy in 1926, the school building program continued. Bond issue monies for the school system had been approved by voters and many politicians and citizens hoped that the real estate "crash" was merely a temporary condition that would soon reverse itself.

However, the rush to finance and build so many buildings left many schools partially unfinished and inadequately furnished. It was common for PTA groups to raise considerable donations to make their new schools fully functional. St. Petersburg High School, for example, did not get lighting in the building until 1933, bare wires for the fixtures dangled from the ceilings until then (Fuller, 1972: 333).

This frenzied spending spree also left the school board deeply in debt and in 1928, School Board Superintendent Blanton recommended a 10% cut in salaries including his own. In 1929, the St. Petersburg school superintendent position was eliminated and Lynch became the county superintendent. He had a daunting task keeping the school system afloat which he managed heroically. By 1930, school salaries were reduced again and teachers received half their pay in cash and half in scrip (promissory notes). Mt. Vernon Elementary was left unfinished till 1931, and Rio Vista was closed in 1934. In 1933, school board indebtedness was \$5.3 million and in 1934, the school year was shortened by several months. On 15 October 1935, Lynch suddenly had a massive stroke at his desk and died. By the late 1930s funds from federal New Deal programs helped school board finances recover from their insolvency (Fuller, 1972: 333).



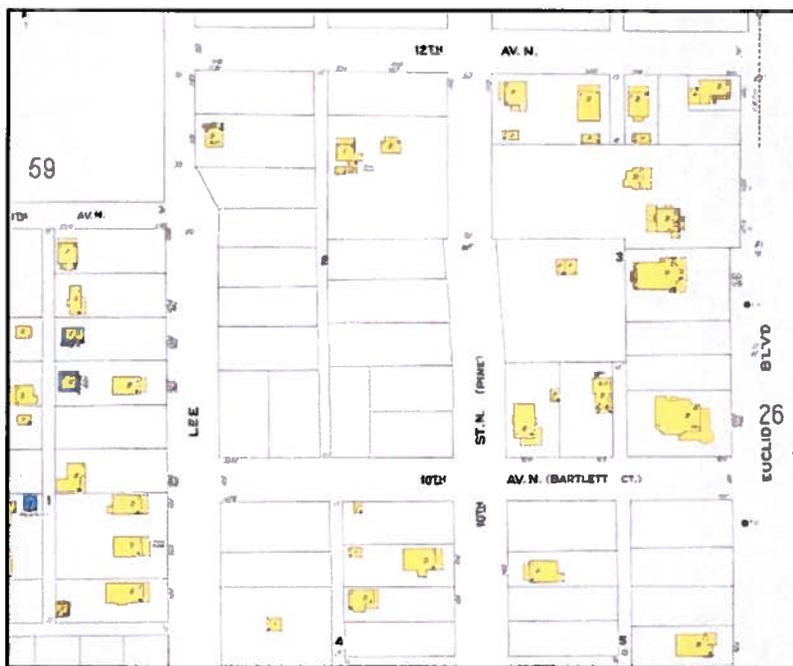
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History of Euclid Elementary School

The land for Euclid School was purchased by the St. Petersburg city school board trustees on 13 March 1924, from Mr. A.T. Bartlett for \$35,000. Bartlett claimed that shortly before the sale he was offered \$45,000 for the property, but chose to sell it to the school board at a discount as a civic gesture. "It is planned to build a six room school house on the property. This will give the school a larger playground, something lacking in all the other public schools in the city." This land purchase occurred four days before voters went to the polls to decide on the fate of a new school bond issue of \$225,000, part of which would fund the construction of the Euclid School (*St. Petersburg Times*, 14 Mar. 1924).



1923 Sanborn Map 1

Almin F. Bartlett (1853-1945) came to St. Petersburg in 1896 and bought a 40 acre orange grove on 9th St. N. for \$5,000. He resided there for many years with his family. Bartlett served 8 years on the St. Petersburg school board and 3 years on the Pinellas school board. He was an important figure in the creation of the city's waterfront park system, and Bartlett Park was named in his honor (Grismer, Karl, *The Story of St. Petersburg* (1948) pp. 286-7). The 1924, Polk's City Directory of St. Petersburg lists Bartlett's home address as 1030 Euclid Boulevard N. The school was named for its surrounding neighborhood and Euclid Blvd. (later 9th Street., now Martin Luther King Boulevard) that lies one block to its east.

On 16 July 1924, the Pinellas County School Board awarded the construction contract for the Euclid school to Victor. A. Boeke, a St. Petersburg contractor.

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The amount of money set for the construction of the school was \$35,000 but the plans were such that the bids made by the contractors were above that mark. The conditions which made it possible to offer the bid to Boeke were that he agreed to erect the building after the plans have been changed by the architect, Frank Jonsberg, to conform with his bid on a school to cost that amount (Evening Independent, 16 July 1924).

The same news article also mentioned that the contract for the "new Negro school" on 10th Avenue S. could not be let because supervisor Blanton was out of town. The construction contract for the school was eventually let on 10 Sept. 1924, to Victor A. Boeke for \$35,000. The architect is not mentioned in the news story, but it says, "The plans show this will be a very handsome building, in fact, it will be practically a duplicate of the Euclid school" (*Evening Independent*, 10 Sept. 1924).

A comparison of the plans and elevations of the two schools shows that they are virtual duplicates, however exterior ornamental details were eliminated from the facades of Jordan Elementary school. It is very likely that Jonsberg was the architect of Jordan. Several other St. Petersburg public schools built during this period are also similar in plan and style to Jordan and Euclid. These include Lakewood Elementary built in 1925 (demolished) and which was according to the *St. Petersburg Times*, "similar in every detail to the Euclid school, which was built by Franklin Mason" (*St. Petersburg Times*, 5 Sept. 1925), Gibbs High School built in 1925-6 (demolished), West Central Elementary built 1925 (demolished) and Rio Vista Elementary built in 1926 (demolished). No evidence of the architects of these buildings has been discovered, but it is likely that they are all derived from a master plan. It is possible that the concept was supplied by the Ittner Company who were employed by the city school board at this time, or perhaps Jonsberg as the master architect. The 1926-7 Sixteenth Street (Woodlawn) Elementary school is known to be the design of Jonsberg (see below) and it shares the same basic plan and aesthetic of these said schools and harks back to Euclid in its plan and ground floor arcade on the front facade.

Add Story to School House - Victor Boeke who erected the two high school buildings and made extensive alterations to the central grammar school last summer is in charge of the construction job at the Euclid school. The school which was started in early Fall was to be a one story structure, with the first story completed several weeks ago with six classrooms, a decision was made to build a second floor. (Evening Independent, 25 Nov. 1924).

The second floor addition would bring the number of classrooms to 12. On 24 September 1925, a building permit for the construction of a \$5,000 frame, five-room annex building on the rear of the school site was issued. The property card also notes

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that the first building permit for the school (one-story version) was on 9 Sep. 1924, for \$35,000 and the second permit (second-story addition) was on 3 Feb. 1925 with an estimated cost \$35,0000 (City of St. Petersburg Property Card, 1015 10th Avenue. N.).

The local papers wildly covered the construction of the new school buildings trumpeting the great cost to taxpayers. "Three new grade schools to be dedicated on September 28 [1925], the buildings built at a cost of almost \$300,000 part of the 1 million dollar bond issue of earlier this year" (*St. Petersburg Times*, 5 Sept. 1925).



In December of 1925, enrollment at Euclid school was an average of 485 pupils with 35 to a classroom and noting that "very few pupils are tourists." The majority of the students were either permanent residents or recently arrived new residents renting in the area. From the beginning the classrooms were full with about 35 students per class and all classes with the exception of geography held indoors. According to the *St. Petersburg Times*, the fourth grade geography class was held in the yard with plans and maps drawn in the sand (*St. Petersburg Times*, 27 Dec. 1925).

A few months later by the spring of 1926, attendance at Euclid school had grown to 529 students (*St. Petersburg Times*, 4 Apr. 1926). By late December 1926 Euclid school had 537 students enrolled in a building with a capacity of 480 and a five room frame annex. (*St. Petersburg Times*, 30 Dec. 1926). By spring of 1927 Euclid was 150 children over its capacity with overflow classes for older children held in the frame annex. The kindergarten classes had to be abandoned due to lack of room (*St. Petersburg Times*, 4 Apr. 1927). However, by the late 1920s overcrowding at Euclid and all the other county schools vanished, no new public schools were built until after World War II. Demographic shifts of students to new suburban areas of the city and county from the late 1940s onward led to a new wave of school construction in that period. These new schools solved the problem of overcrowding at the older inner city schools for several decades.



During the late 1950s, student enrollment at Euclid continued to decline. The Pinellas School Board considered closing the school and transferring students to nearby Woodlawn several times before taking final action in 1963 (*St. Petersburg Times*, 29

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Mar. 1963 and 14 Jun. 1963). From 1963-1967 the school building was used as a storage facility, housing the school system's film library and excess furniture (*St. Petersburg Times*, 4 Dec. 1966) In 1967 Euclid school was reopened as the Euclid Center which served as a special education school.

From 1968 until 1970, Euclid School was the scene of a number of protests and boycotts caused by feeble attempts at school desegregation. Local Civil Rights leaders were outraged when approximately 100 black students were transferred from Woodlawn Elementary School to the special education program at Euclid because they had been singled out by IQ tests and were then deemed special needs students. The NAACP claimed that this was done under pressure from white parents of Woodlawn students. Allegations from unidentified teachers at Woodlawn agreed with this hypothesis (*Evening Independent*, 26 May 1969 and 27 May 1969).

In the fall of 1969, the special education program at Euclid was halted by the school board and it reverted to an elementary school (*St. Petersburg Times*, 24 Jun. 1969). However, parents of African-American students and the local chapter of the NAACP protested conditions at the school and demanded improvements. Of particular concern was student safety on streets or crosswalks near the school, lack of screens or guardrails on second story windows, and the absence of a cafeteria (*St. Petersburg Times*, 7 Jun. 1969).

By October of 1969, parents were angered because their demands for school improvements were not met and began a boycott of Euclid School keeping 150 out of 220 students out of class. The school board was not sensitive to the demands of the parents. "I don't think that the NAACP leadership knows what it wants," said Dr. Charles Crist, a school board member. He continued, "When Euclid was a special education center, NAACP president I. W. Williams wrote that it should be closed for special education and re-opened as an elementary school. Well, we did that and now they don't want it, so I don't really know what they want" (*St. Petersburg Times*, 3 Oct. 1969). The boycott of the school lasted three days and during this time the absent children were educated at "freedom schools" taught by parents and volunteers from Florida Presbyterian College. The School Board threatened to jail the parents for violation of the state's compulsory education law. However, the boycotting parents claimed to be unfazed by the threat of jail time. The boycott ended with minor concessions from the school board. School zone signs were installed and the clinic was expanded, but a kitchen was not added and school meals continued to be delivered from St. Petersburg High School (*Evening Independent*, 6 October 1969).

In 1976, the kindergarten was closed (*Evening Independent*, 2 Aug. 1976), but the school gained a Head Start program in 1978 (*Evening Independent*, 25 Mar. 1978). After its closure as an elementary school the building became Euclid Exceptional Education Center. During the 1990s until approximately 2002 it served as Euclid Center, a multi-cultural resources center and as Euclid Student Services, a student service and support center.

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From 2005 to 2009 plans were devised by a real estate developer to transform the vacant Euclid school into a residential "affordable housing" development. This plan sponsored by the Downtown St. Petersburg Partnership proposed that the potential 27 townhouses of the project could be sold to local school teachers at a subsidized cost of \$120,000. The school and its property in 2006 were valued at \$1.5 million (*St. Petersburg Times*, 18 Nov. 2008). The Euclid school property was sold on 24 Oct. 2013, by the Pinellas County School Board to Bayou Partners LLC of Tampa, FL for \$500,000 (Pinellas County, FL, Deed Book 18204, p.980).

The Architect, Frank F. Jonsberg (1872 -1934)

Frank F. Jonsberg was a graduate of MIT who worked for many years as an architect in Massachusetts. On 16 Sep. 1898, Jonsberg of Cambridge married Miss Bertha May Bellamy of Arlington (*Cambridge Chronicle*, 17 Sep. 1898, 4). He joined the firm of Ritchie & Parsons Co. of Boston at its formation in 1909. This firm designed many important buildings in Boston and the Northeast until the 1950s, the most notable being the Boston Sanitarium, the Boston Police Department Headquarters, and Stockbridge Hall on the University of Massachusetts campus. In February 1919, Jonsberg was awarded the contract in Chelsea, Massachusetts to build a one story brick, steel, and concrete foundry and machine shop for the Griffin Wheel Company to cost approximately \$300,000 (*Engineering News-Record*, 27 Feb. 1919, 101).

Jonsberg moved to St. Petersburg circa 1919, after suffering a fall that resulted in partial paralysis while supervising a construction job in Boston (*Evening Independent*, 15 Jun. 1934, 1). Jonsberg first appears in the local city directory in 1922, residing at 719 Sixth Street. N. By 1924 he and his family were living at 715 13th Avenue NE where they remained until the 1930s (Polk, R. L., *St. Petersburg City Directory*, 1916 to 1935, passim).

In 1920, Jonsberg was the architect for what was likely an extension to Augusta Memorial (later Mound Park), the city's public hospital, "St. Petersburg, Fl., Hospital, will receive bids for 2 and 3 story building 35' X 100', F.F. Jonsberg, 16 Central St., Boston, architect-engineer" (*Engineering News-Record*, 8 Jul. 1920, 25). In December of 1920, James P. Williamson hired Jonsberg to design a new two story building, an arcade on the first floor and rental rooms above, for his newly purchased land at 526 Central Avenue (*St. Petersburg Times*, 1 Jan. 1921).

On 9 June 1921 Jonsberg was granted a Florida architect license (Report of Secretary of State of Florida 1921-2, 32). In June of the same year, Jonsberg and his wife left St. Petersburg to spend the summer in Hyannis, Massachusetts. The *St. Petersburg Times* indicated that he had a flourishing career, "the office of Ritchie and Jonsberg architects of this city has continually been busy this summer due to building activities. The office is a branch of the Boston office of the same name" (*St. Petersburg Times*, 28 Jun. 1921).

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On 6 Aug. 1921, a notice appeared in the St. Petersburg Times announcing that Jonsberg was retiring, "A change in the architectural firm of Ritchie & Jonsberg is announced through the retirement from active work of Frank L. Jonesburg (sic). The new firm's name is Ritchie & Taylor, Henry L. Taylor is in charge of the St. Petersburg office..." (*St. Petersburg Times* 6 Aug. 1921, 3). The 1922 City Directory lists Taylor as an architect and manager of Ritchie, Parson, & Taylor.

Henry L. Taylor (b. 1884, d. Arlington, VA, 29 Dec. 1958) was a partner in the firm of Ritchie and Roy W. Wakeling AIA. Both moved to St. Petersburg in 1921 to work in the local office. Taylor was granted Florida architect license #180 on 19 Aug. 1921 (Report of Secretary of State of Florida 1921-2, p. 33). Taylor, Wakeling, and Jonsberg would collaborate on building projects together through the 1920s.

Wakeling specialized in residential design; his earliest important projects were the 1925 Mediterranean Revival style Walter P. Fuller estate on the 400 block of Park Street N (demolished 1960s) and the Tudor Revival house at 27th Avenue and Park Street N, St. Petersburg (Personal communication from Walter P. Fuller to Howard Hansen, ca. 1960s). Wakeling would build many of the 1920s luxury homes in Clearwater and Belleair, the most notable being "Spottiswoode," the 1929-31 Donald Roebing estate at Harbor Oaks, Clearwater (Mudano, Connie, National Register nomination for "Spottiswoode" and Wakeling obituary "St. Petersburg Times" 11 Mar. 1971, p. 15B). Wakeling in 1930 was listed in the St. Petersburg City Directory as a partner in the firm of Jonsberg & Wakeling.

During 1922, Jonsberg designed the new Pasadena Elementary School, a one-story masonry building clad in stucco in the Mediterranean Revival style, containing three classrooms and an office with the cost of \$8,740 (Costrini, Patricia, ed., *A Tradition of Excellence*, Pinellas County Schools 1912-1987, 183). In December 1922, Jonsberg pulled a permit "to erect a fine two story brick residence on 13th Avenue east of Beach Drive that will cost \$8,000 (*Evening Independent*, 15 December 1922). This was likely his personal residence.

Jonsberg's first known major project in St. Petersburg was the 1922-23 construction of the million-dollar Hotel Mason, now known as the Princess Martha Hotel. Jonsberg, although "retired," worked as the supervising architect-engineer on the Mason Hotel. According to a December 1923 article in the St. Petersburg Times, Jonsberg was not the original designer of the hotel, but was retained early in the project by the bondholders and responsible for completing the designs and managing the construction. His former partner, James H. Ritchie of Boston, assisted Jonsberg in the project (*St. Petersburg Times*, 30 Dec. 1923). In late 1923, Jonsberg designed the large addition to the Central National Bank Building on the 400 block of Central Avenue (*Evening Independent*, 1 Nov. 1923).

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Between 1923 and 1929 Jonsberg was engaged with the construction of schools for the city's Board of Education. These schools were: Pasadena Elementary 1922-23, Euclid Elementary 1924-25, possibly Jordan Elementary 1924-25, and Woodlawn Elementary 1927. It is likely that he also designed several other public schools of this era in the city. Jonsberg was site supervisor for Ittner & Co. on the construction of the Junior High School (now Tomlinson) on Mirror Lake Drive N. in 1924.

During 1925, Jonsberg was site supervisor for Henry Cunningham AIA on the construction of the Dennis Hotel (HPC #93-02). During the summer of 1924, Jonsberg was also busy supervising a major addition to the Belleview Hotel in Belleair that was designed by Ritchie, Parsons, and Taylor of Boston with Franklin Mason as the contractor (*Evening Independent*, 20 Jun. 1924). In 1924-25, Jonsberg worked with Taylor and Wakeling on the design of the Jungle Country Club Hotel and the Jungle Prado. He designed the Hernando County High School in Brooksville in 1925.

Jonsberg designed the St. Petersburg Women's Club on Snell Isle in 1929-30 (HPC #88-03). In April of 1927, he was busy rebuilding the Central National Bank located at Central Avenue and 4th Street (*St. Petersburg Times*, 19 Apr. 1927). In June of 1927, Jonsberg was selected as architect of "the new home for elderly people announced by the Masonic Home board of trustees... it will contain 50 rooms, dining room, and hospital facilities" (*St. Petersburg Times*, 4 Jun. 1927).

In 1927 Jonsberg was the architect of Sixteenth Street (now Woodlawn) Elementary School, "Public Notice; sealed bids for the construction of the 16th Street school will be accepted at this office till 10 a.m. August 17 ...plans available at the office of Frank F. Jonsberg in the Central National Bank building" (*Evening Independent*, 1 Aug. 1927). In August 1929, Jonsberg & Wakeling submitted plans for an addition to the Harris Elementary School (*Evening Independent* 14 Aug. 1929, p. 6).

In addition to his busy career as an architect, Jonsberg was also deeply involved with city planning and zoning issues for the City of St. Petersburg. He served on the City Planning Board for many years, and was past president of the Rotary Club and the Art Club (*Evening Independent*, 15 Jun. 1934, p. 1A).

The Contractor, Victor A. Boeke (ca. 1885-1956)

Victor A. Boeke was the son of Frederick Boeke, a German immigrant who came to St. Louis, Missouri, in the early 1880s. In 1887, he formed a partnership with Victor Klutho, also a German immigrant. During the 1890s, the firm of Klutho & Boeke was listed in St. Louis city directories as architects, contractors, and builders (St. Louis Urban Planning Agency, website, historical data regarding St. Francis de Sales Church). In 1919, the firm was known as Boeke & Son, General Contractors in a construction bond (*Southwestern Reporter*, vol. 214, p. 372).

St. Petersburg Landmark Designation Application

Name of Property Euclid School, 1090 10th Street North

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Victor Boeke and his wife, Anna, first appear in St. Petersburg in 1922, in the city directory listed as a contractor residing at 525 Kinyon Street. By 1924, he had moved to a new residence at 1145 24th Avenue N. where he remained until 1926 (Polk, R. L., St. Petersburg City Directory, 1922 to 1926).

In 1921, Boeke was the contractor for a \$13,000 stucco over hollow tile home for Charles C. Carr, co-owner of the *St. Petersburg Times*, at 675 9th Avenue S., designed by Ritchie & Jonsberg, architects (demolished) (*Manufacturers Record*, 9 Jun. 1921, p. 107). In 1922, he was the contractor for the Trinity Lutheran Church at 5th Street and 4th Avenue N., a \$60,000 Gothic Revival style building of hollow tile faced with brick (*Manufacturers Record*, 7 Sep. 1922, p. 112). He was the contractor in 1923, of a \$25,000 "palatial Italian style" house, designed by architect Henry L. Taylor and located at 1400 Beach Drive NE, that was built for Dr. R. L. Wylie, a retired St. Louis physician and his wife, Flora (*St. Petersburg Times*, 6 Jan. 1923).

Boeke was the building contractor for the 1924-25 Euclid Elementary School and the 1924-25 Jordan Elementary School (HPC #09-06).

In 1926, he had run into business trouble and was the subject of a lawsuit by Jamin & Jerkins Inc, a large plumbing contractor. The plaintiffs filed a legal action against Victor A. Boeke, defendant stating; "Boeke, a non-resident of the State of Florida, absent 65 days or more, address unknown" (*Evening Independent*, 19 Aug. 1926).

By 1939 Boeke was in the St. Louis area working as "superintendent of construction in connection with University P.W.A. Program" (Official Manual, State of Missouri 1939-40). He died in St. Louis, Missouri in Dec. 1956 (Social Security Death Index).

STATEMENT OF SIGNIFICANCE

Summary

Euclid Elementary School is historically significant at a local level as an artifact of the city's 1920s Boom Era expansion of its public education system led by city school superintendent Captain George M. Lynch. The history of this school mirrors the social, demographic, and economic trends that affected public education in St. Petersburg from 1924 onward. The school is architecturally significant at a local level as a well preserved example of the work of Frank F. Jonsberg one of the city's most important early architects and Victor A. Boeke one of the city's most skilled building contractors of the 1920s Land Boom era.

Significance

Community Planning and Development

St. Petersburg Landmark Designation Application

Name of Property Euclid School, 1090 10th Street North

Page 15

Euclid Elementary School 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 as a significant reminder of the cultural or archaeological heritage of the city, state, or nation.

Euclid School is a well preserved 1920s Florida Land Boom Era school building. In order to accommodate a rapidly growing population of St. Petersburg, the school was built as part of a comprehensive school building campaign.

Social History/Education

Euclid Elementary School 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 as a significant reminder of the cultural or archaeological heritage of the city, state, or nation.

Euclid School is a well-preserved example of a 1920s Florida Land Boom Era school building, one of several built in St. Petersburg to accommodate the rapidly growing population.

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.

The school building is the work of architect Jonsberg and building contractor Boeke. Both Jonsberg and Boeke are masters in the design and construction field and their work has influenced the architectural development of St. Petersburg. Jonsberg is responsible for several major buildings in St. Petersburg including the Princess Martha Hotel (Mason Hotel), St. Petersburg Women's Club, Central National Bank and Pasadena, Jordan, and Woodlawn schools. Boeke is responsible for the construction of many fine residences, many schools, and the Trinity Lutheran Church.

The Euclid School designed in the functional masonry vernacular with some Mediterranean Revival features is an excellent and well-preserved example of an early 1920s boom era school, built at a time when schools were designed to be both functional and beautiful.

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Name of Property Euclid School, 1090 10th Street North

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Aug. 19, 1926

Aug. 1, 1927

Aug. 14, 1929

May 26, 1969

May 27, 1969

Aug. 2, 1976

Mar. 25, 1978

St. Petersburg Times

Jan. 1, 1921

June 28, 1921

Aug. 6, 1921

Dec. 30, 1923

June 4, 1927

Mar. 29, 1963

June 14, 1963

Dec. 4, 1966

June 7, 1969

June 24, 1969

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Euclid School Photos



Front – South façade from SE corner



West facade

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Southwest facade

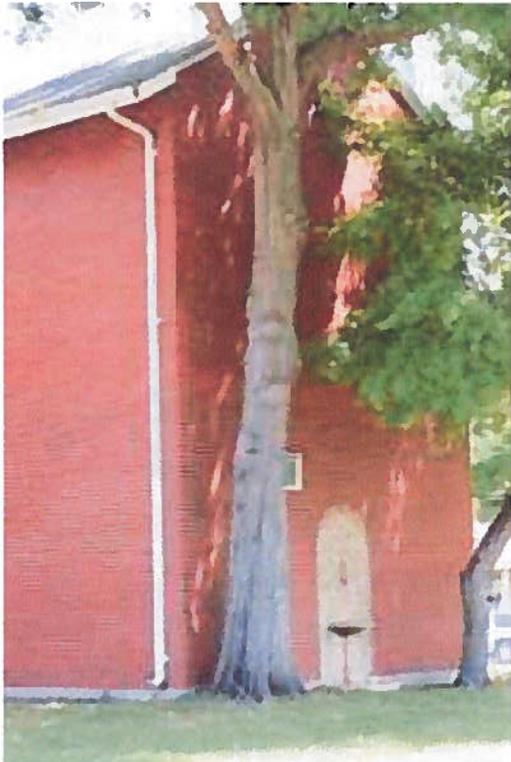


Front, Main Entrance

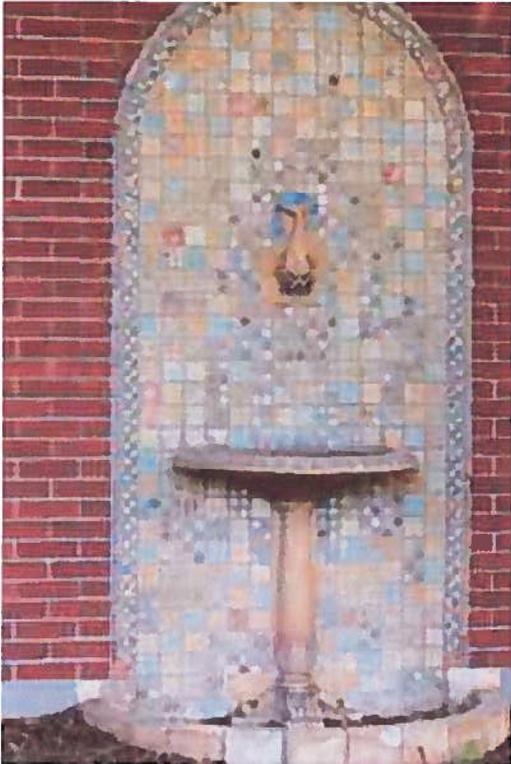
St. Petersburg Landmark Designation Application

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Southeast façade

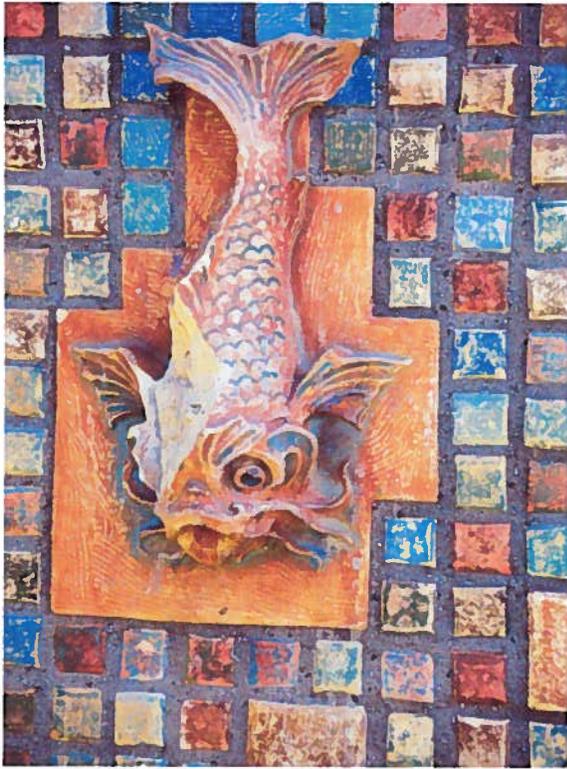


fountain on South façade

St. Petersburg Landmark Designation Application

Name of Property Euclid School, 1090 10th Street North

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fountain detail



entrance detail

St. Petersburg Landmark Designation Application

Name of Property Euclid School, 1090 10th Street North

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Interior ornament detail



Austrel windows

St. Petersburg Landmark Designation Application

Name of Property Euclid School, 1090 10th Street North

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Interior cabinetry



St. Petersburg Landmark Designation Application

Name of Property Euclid School, 1090 10th Street North

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Interior Stair



Interior transom and door

ST. PETERSBURG CITY COUNCIL

Meeting of September 4, 2014

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

SUBJECT: Owner-initiated, City-prepared Historic Landmark Designation of the Cade Allen Residence, located at 3601 Foster Hill Drive North (HPC Case No. 14-90300001).

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

REQUEST: The request is to approve an ordinance designating the Cade Allen Residence, located at 3601 Foster Hill Drive North, as a local historic landmark (City File HPC 14-90300001).

RECOMMENDATION:

Administration: Administration recommends approval.

Community Planning and Preservation Commission: On August 12, 2014, the Community Planning and Preservation Commission APPROVED the request by a vote 7 to 0.

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 September 18, 2014.

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

ORDINANCE NO. _____

AN ORDINANCE OF THE CITY OF ST. PETERSBURG, FLORIDA, DESIGNATING THE CADE ALLEN RESIDENCE (LOCATED AT 3601 FOSTER HILL DRIVE 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 Cade Allen Residence, which was constructed in 1924-25, meets four 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:

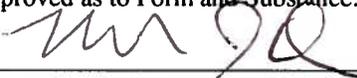
- (3) It is identified with a person who significantly contributed to the development of the City, state, or nation.
- (4) It is identified as the work of a master builder, designer, or architect whose individual work has influenced the development of the City, state, or nation.
- (5) Its value as a building is recognized for its quality of architecture, and it retains sufficient elements showing its architectural significance.
- (6) It has distinguishing characteristics of an architectural style valuable for the study of a period, method of construction, or use of indigenous materials.

SECTION 2. The Cade Allen Residence, 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:

Lot 1, Block B, Allendale Terrace, according to the map or plat thereof as recorded in Plat Book 4, Page 66, of the Public Records of Pinellas County, Florida.

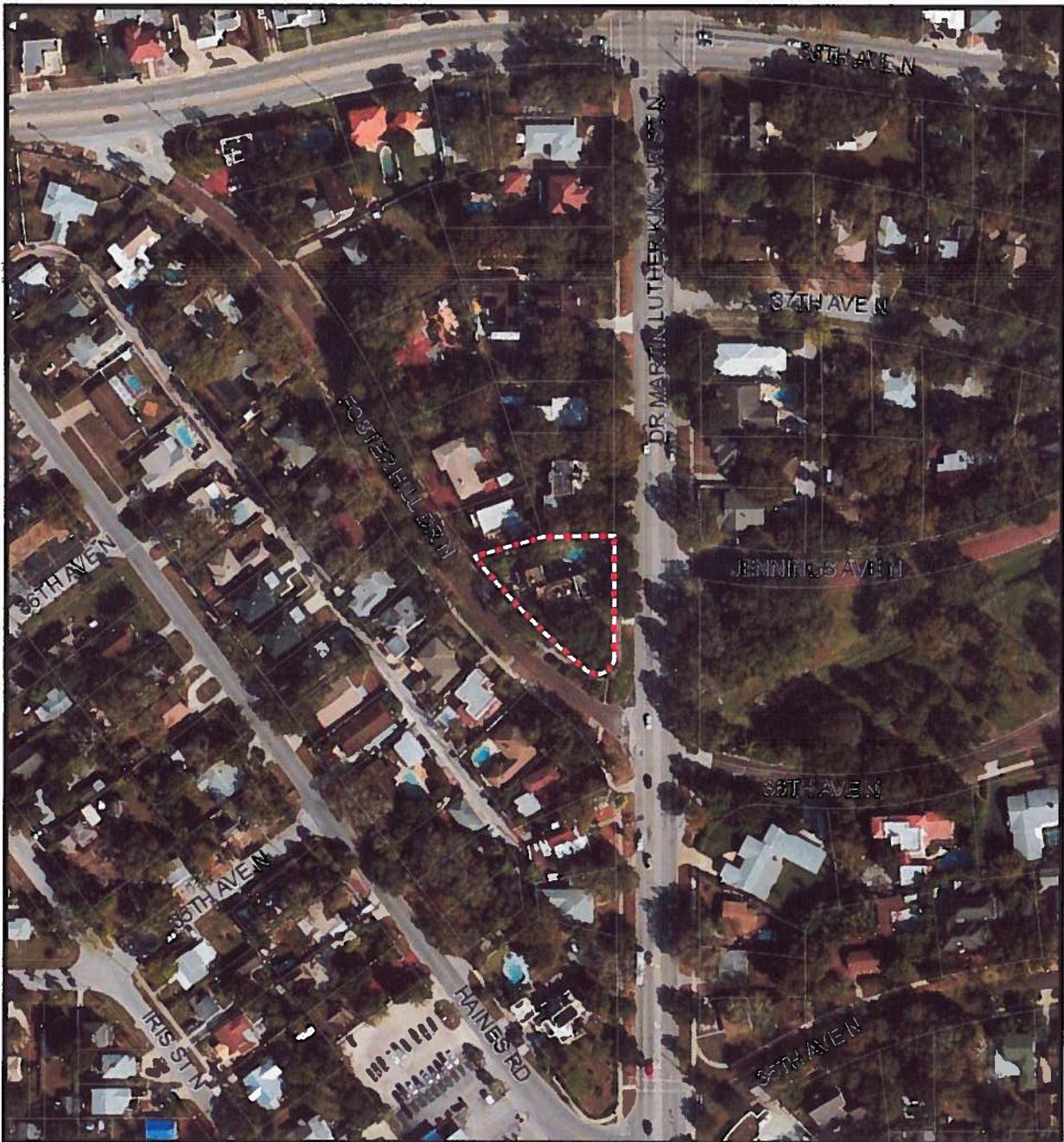
SECTION 3. This ordinance is effective immediately upon adoption.

Approved as to Form and Substance:

	8/21/14
_____ City Attorney (or Designee)	Date
	8-20-14
_____ Planning and Economic Development Department	Date



Community Planning and Preservation Commission		 N SCALE: Not to Scale
3601 Foster Hill Drive North		
AREA TO BE APPROVED, SHOWN IN 	CASE NUMBER 14-90300001	



Community Planning and Preservation Commission

3601 Foster Hill Drive North

**AREA TO BE APPROVED,
SHOWN IN** 

**CASE NUMBER
14-90300001**



N

**SCALE:
Not to Scale**



CITY OF ST. PETERSBURG
COMMUNITY PLANNING & PRESERVATION COMMISSION
PUBLIC HEARING
August 12, 2014

QUASI-JUDICIAL PUBLIC HEARING

B. HPC 14-90300001

Contact Person: Kim Hinder
892-5451

Request: Local designation of the Cade Allen residence located at 3601 Foster Hill Drive North.

Staff Presentation

Kim Hinder gave a PowerPoint presentation based on the staff report.

Applicant Presentation

Chris Wescott, owner, declined to speak but was present to answer any questions.

Public Hearing

No speakers present.

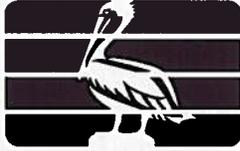
Executive Session

Commission Chair Carter and Commissioners Wolf and Michaels stated their support of the proposal.

MOTION: *Commissioner Wolf moved and Commissioner Michaels seconded a motion approving the local designation of the Cade Allen residence in accordance with the staff report.*

VOTE: *YES – Michaels, Montanari, Reese, Wannemacher, Wolf, Carter, Rogo
NO - None*

Motion was approved by a vote of 7 to 0.



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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 **August 12, 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 14-90300001
STREET ADDRESS:	3601 Foster Hill Drive North
LANDMARK:	Cade Allen Residence
OWNER:	Christopher Wescott
APPLICANT:	Christopher Wescott and City of St. Petersburg
REQUEST:	Local Designation of the Cade Allen Residence



Cade Allen Residence at 3601 Foster Hill Drive North

STAFF FINDINGS

Staff finds that the Cade Allen Residence, located at 3601 Foster Hill Drive North, is eligible to be designated as a local landmark.

The Cade Allen Residence is significant at the local level in the areas of Community Planning and Development and Architecture and meets the following criteria for designation of a property found in Section 16.30.070.2.5(D) of the City of St. Petersburg Code:

3. It is identified with a person who significantly contributed to the development 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.
6. It has distinguishing characteristics of an architectural style valuable for the study of a period, method of construction, or use of indigenous materials.

Constructed in 1924-25, this Mission style residence was designed and constructed by Cade Allen in the Allendale Terrace development which was platted by engineer George F. Young in 1922. The residence was one of the first constructed in the Allendale neighborhood and served as a basis for future development at the onset of a period of growth in St. Petersburg. Allen wanted a residence with architectural style and detail to add to the beauty at this prominent entrance to the development. Built and occupied by Cade Allen as his family residence, the house has a direct association with him. In his development of Allendale with distinctive stone-clad homes, Allen shaped the visual landscape of north St. Petersburg from the 1920s through the 1950s. The Cade Allen Residence is a fine example of Mission style architecture and remains an excellent example of Cade Allen's work. The residence is significant due to its association with developer Cade Allen and engineer George F. Young, as well as for its distinctive design, method of construction, and use of materials.

PROPERTY OWNER CONSENT AND IMPACT OF DESIGNATION

The owner, Christopher Wescott, initiated and supports this City prepared designation of his residence. 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 proposed local landmark designation, will not affect the FLUM or zoning designations nor will it significantly contrain any existing or future plans for the development of the City.

The proposed local landmark designation is consistent with the following:

OBJECTIVE LU10: The historic resources locally designated by the St. Petersburg City Council and Community Preservation Commission 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 Community Preservation Commission 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

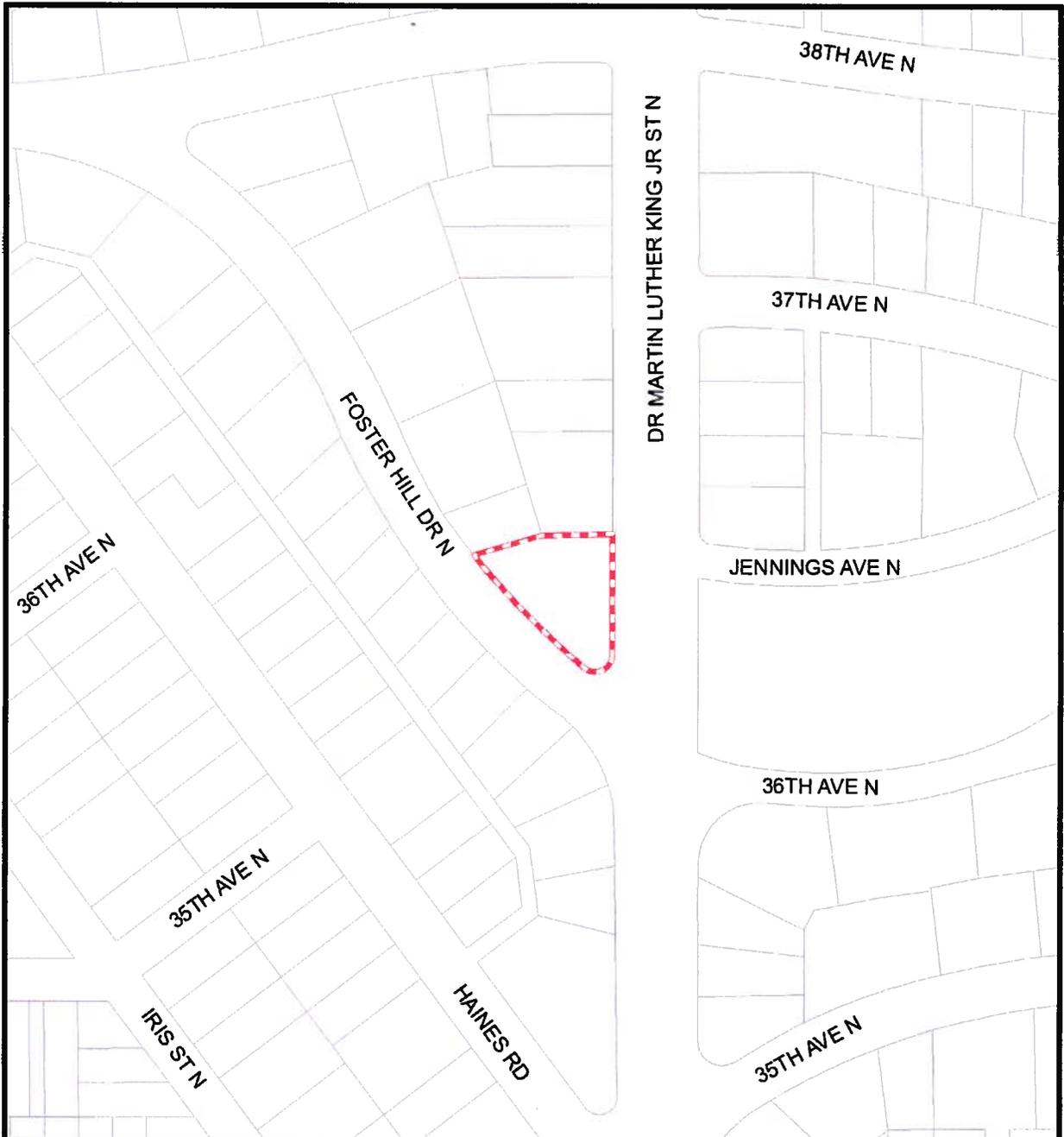
RELATIONSHIP BETWEEN THE PROPOSED DESIGNATION AND EXISTING AND FUTURE PLANS FOR THE DEVELOPMENT OF THE CITY

The subject property is designated Planned Redevelopment - Residential on the City's Future Land Use Map (FLUM) and NT-2 (Neighborhood Traditional Single Family - 2) on the City's Official Zoning Map. The NT-2 zoning district generally encompasses single-family neighborhoods developed prior to the 1930s and exhibits a higher degree of architectural legacy. Residential density is typically limited to one (1) primary residence and one (1) accessory dwelling unit. The subject property is not located within a designated community redevelopment area; therefore, the City has no specific plans for redevelopment.

RECOMMENDATION

Staff recommends **APPROVAL** of the request to designate the Cade Allen Residence, located at 3601 Foster Hill Drive North, as a local historic landmark, thereby referring the application to City Council for first and second reading and public hearing.

ATTACHMENTS: DESIGNATION APPLICATION



Community Planning and Preservation Commission

3601 Foster Hill Drive North

AREA TO BE APPROVED,

SHOWN IN

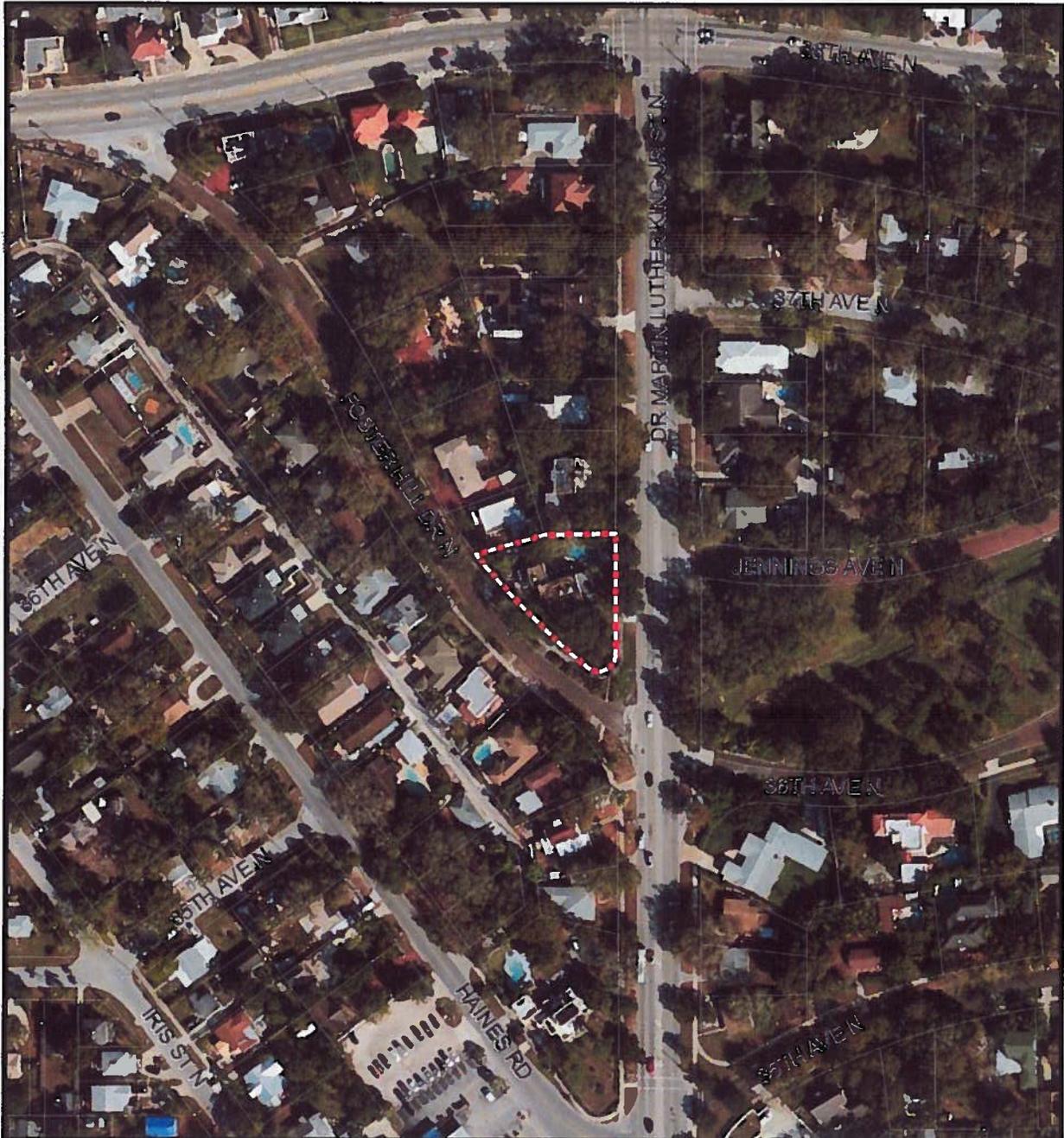


CASE NUMBER

14-90300001



N
SCALE:
Not to Scale



Community Planning and Preservation Commission		 N SCALE: Not to Scale
3601 Foster Hill Drive North		
AREA TO BE APPROVED, SHOWN IN 	CASE NUMBER 14-90300001	



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 Cade Allen Residence

other names/site number Graystone Mansion

address 3601 Foster Hill Drive North

historic address 3600 Euclid Boulevard North, 3600 9th Street North, 3600 Dr. ML King Jr St. N

2. PROPERTY OWNER(S) NAME AND ADDRESS

name Christopher Wescott

street and number 3601 Foster Hill Drive North

city or town St. Petersburg state FL zip code 33704

phone number (h) _____ (w) _____ e-mail _____

3. NOMINATION PREPARED BY

name/title Kimberly Hinder/Planner III

organization City of St. Petersburg

street and number P.O. Box 2842

city or town St. Petersburg state FL zip code 33731-2842

phone number (h) _____ (w) 8925451 e-mail kimberly.hinder@stpete.org

date prepared 7/31/2014 signature *Kimberly D. Hinder*

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 73117005220080010

Cade Allen Residence

Name of Property

6. FUNCTION OR USE

Historic Functions

DOMESTIC/single dwelling

Current Functions

DOMESTIC/single dwelling

7. DESCRIPTION

Architectural Classification

(See Appendix A for list)

Mission

Materials

granite

stucco

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

<u>Contributing</u>	<u>Noncontributing</u>	<u>Resource Type</u>	Contributing resources previously listed on the National Register or Local Register
1		Buildings	N/A
		Sites	
1	1	Structures	
		Objects	Number of multiple property listings
2	1	Total	N/A

Cade Allen Residence

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

Architecture

Period of Significance

1924 - 1964

Significant Dates (date constructed & altered)

1924-25

Significant Person(s)

Allen, Cade B.

Young, George F.

Cultural Affiliation/Historic Period

Builder

Allen, Cade B.

Architect

N/A

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

Name of Property Cade Allen Residence, 3601 Foster Hill Drive N

Page 1

BOUNDARY DESCRIPTION AND JUSTIFICATION

Boundary Description

Parcel 07/31/17/00522/008/0010, described as Lot 1, Block B, Allendale Terrace, according to plat thereof as recorded in Plat Book 4 Page 66, Public Records of Pinellas County, Florida.

Boundary Justification

The boundary consists of all of the resources historically associated with the Cade Allen Residence.

PHYSICAL DESCRIPTION

Summary

Located at 3601 Foster Hill Drive North, the Mission style Cade Allen Residence was constructed in 1924-25 by designer and contractor Cade Allen. The building served as his family residence until 1928. The current owner purchased the building in 2013 and has undertaken rehabilitation of the property. Constructed as a Mission style building, notable elements include the shaped parapet, granite and stucco exterior finishes, and entrance portico with large square porch supports framing arched openings.

Setting

Located within Allendale Terrace at the corner of Dr. M.L. King, Jr. Street North and Foster Hill Drive North, the Cade Allen Residence was situated in a largely residential area at the time it was constructed. Since that time, Dr. M.L. King, Jr. Street North, which was originally known as Euclid Boulevard and later as 9th Street North, has become a major north-south thoroughfare in the city. Although commercial development now lines Dr. M.L. King, Jr. Street North to the south of the residence, the neighborhood around the Cade Allen Residence remains predominantly populated with single-family homes.

Physical Description

The Mission style residence located at 3601 Foster Hill Drive was constructed in 1924-25. The masonry, two-story building is five bays wide by three bays long with an irregularly-shaped footprint. It is located on a triangular-shaped parcel on the northwest corner of Dr. M.L. King Jr. Street North and Foster Hill Drive North with the primary entrance facing east. A one-story, two-car attached garage is

St. Petersburg Landmark Designation Application

Name of Property Cade Allen Residence, 3601 Foster Hill Drive N

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situated at the northwest corner of the building with access provided from Foster Hill Drive North.

The building rests on a continuous masonry foundation with square vents. Built of hollow clay tile, the residence is surfaced with Carolina gray granite on the first floor with stucco above. The stonework is laid in a random pattern with beaded mortar joints and randomly placed granite rocks which protrude from the wall surface three to four inches. Granite corner quoins also project three to four inches at the corners, which originally provided a ladder for the Allen children to climb to the roof and second floor balcony (Allen, *Homes*, 43). The building has a flat roof set behind the character defining shaped parapet. Historic photographs show the existence of a dome, which provided a touch of Moorish Revival to the style. It is unknown when this element was removed. An interior chimney pierces the built-up roof.



3600 Euclid Boulevard North (now 3601 Foster Hill Drive North). Courtesy of Burton Allen.

A two-story entry portico frames the primary entrance on the south elevation. The first floor features massive granite clad piers and wing walls framing arched porch openings and a Cuban tile floor. The main entrance has a 15-light French door framed by five-light sidelights set below a granite flat arch. The second story of the entrance portico frames the entrance to a balcony. The second story is stepped back slightly from the first floor at this location to create the balcony. The entrance portico features a shaped parapet with coping, stucco finish, square piers framing arched openings, and a French door.

A secondary entrance stoop on the east elevation is covered by a shed roof with exposed rafters, accessed by paired French doors, and enclosed with a knee-high granite wall. Above this entrance, paired French doors on the second floor also provide access to the balcony; this opening was originally a window. On the rear elevation, a one-story, three-bay porch extends across the façade with a poured concrete foundation, a balcony above, and three sets of French doors providing access to the interior. Although surfaced with stucco and stone making it compatible, the size of this porch combined with the metal spiral staircase

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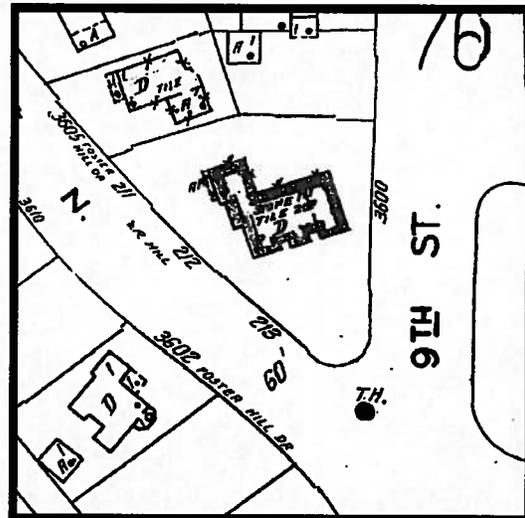
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within and the metal railing on the balcony identify it as an addition. A granite staircase at the northwest corner of the building provides access to the original servant's quarters on the second floor. It is accessed by a French door. The staircase creates an arch through which to enter the back yard. On the west elevation, a French door on the second floor provides access to a balcony above the one-story garage.

The majority of windows were originally wood 6/6, double-hung sash windows which were replaced ca. 1997 and again in 2014 (St. Petersburg Times, 8 August 1998; Kitchen 1996). Current windows are a combination of style and period appropriate 6/1 and 4/1 single-hung sash. Two original picture windows with a large fixed 11-light wood window flanked by 4/4 double-hung sash windows remain on the front elevation flanking the main entrance. The former sun porch at the southeast corner of the building has one-light fixed windows in arched openings. Granite lintels and sills accent the windows on the first floor, while masonry sills border the bottoms of the windows on the second floor. Other notable elements include canales and paired decorative arches in the shaped parapet. Contributing elements include the hexagon block sidewalk which borders the property on the east and west and a decorative entrance gate at the sidewalk entrance on the west elevation.

Alterations include the addition of the one-story garage. Although the property card does not indicate a date for this addition, original photographs from the Allen family show that the garage was originally incorporated into the first floor of the two-story structure at the northwest corner of the building. In 1929, the garage was described as a "double drive-through garage," which has since been enclosed ("Tomorrow at 2 P.M.," 11 February 1929).

Other alterations include the removal of the dome, ca. 2000 addition of the three-bay wide rear porch, the ca. 2000 installation of a swimming pool, and the construction of a masonry wall around the rear of the property.



Sanborn Fire Insurance Map, 1951.

Integrity

The Cade Allen Residence has endured few alterations. The alterations are compatible with the historic design. Original architectural details such as the granite and stucco exterior finishes, shaped parapet, and porch design remain intact. The Cade Allen Residence retains integrity of location, setting, design, materials, workmanship, and feeling.

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STATEMENT OF SIGNIFICANCE

Summary

The Cade Allen Residence is significant at the local level in the areas of Community Planning and Development and Architecture. Significant for its association with Cade Allen, this was one of the earliest buildings in the Allendale neighborhood and is an excellent example of his work. The residence is also a fine example of Mission style architecture constructed in an upper class residential neighborhood built during the Florida land boom.

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).

Residents and developers seized the opportunity for publicity. Frank Davis, a prominent publisher from



St. Petersburg water front, postcard, ca. 1900.

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Philadelphia who arrived in Florida to alleviate his own health problems, utilized Van Bibber's 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 remained largely dependent on commercial fishing, tourism from winter visitors quickly grew in importance. 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, 52-64; 81-82; 87-89).

Largely through the efforts of city boosters to attract businesses and residents, developers such as C. Perry Snell, H. Walter Fuller, Noel Mitchell, Charles Hall, and Charles Roser, triggered the city's first real estate land boom from 1909 to the start of World War I (Arsenault 1996, 136). Promotional efforts by the Atlantic Coast Line railroad (created in 1902 from the former Orange Belt Railroad and Henry Plant's South Florida Railroad) brought organized tourist trains from New York in 1909 and from the Midwest in 1913. Many of these tourists continued to winter in the city with some even relocating to St. Petersburg (Arsenault 1996, 135-37, 144-45).

Cade Allen came to St. Petersburg during the city's first boom in 1911, later citing the promotional literature touting Dr. Van Bibber's paper and the health benefits of the Pinellas peninsula as the enticement for relocation. A native of Lownanville, New York, Allen's father passed away just after he completed the eighth grade, prompting him to go to work to help support the family. He became a brick mason, transitioning into building construction, and eventually real estate. He acquired land with high quality clay for brick manufacturing, selling the land to his brother-in-law, who developed the Binghamton Brick Yard in Binghamton, New York. With the proceeds, Allen and his mother, Jennie Vining Allen, came to St. Petersburg in 1911. Allen quickly established a real estate business utilizing penny postcards to advertise the business. Cade Allen, "The Man with the Bargains," opened an office at 510 Central Avenue, where the Plaza Theater would soon be built. He was one of many new agents in the growing city. In 1912, real estate agents met at the Ridgely Real Estate Company office to form the St. Petersburg Board of Realtors. By 1914, approximately 83 real estate companies operated in the city, capitalizing on the doubling of the local

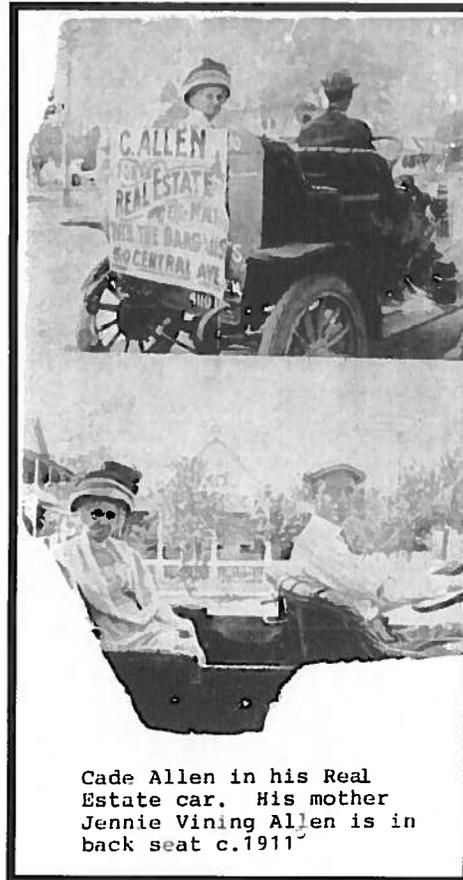
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population during the winter season. These winter residents even formed tourist societies organized by state or region of origin which acted as booster clubs in their native states (Allen, *A Life Remembered*, 1-12; "Real Estate Men to Organize" 1912; Arsenault 1996, 143-46).

In 1912, Allen married his longtime Binghamton sweetheart, Eva Bennett, and brought her, along with his sister and brother-in-law, Floyd Riggs, to St. Petersburg. Allen continued his real estate business with his brother-in-law, opening an office at 73 7th Avenue North. In 1913, Allen built his first house in St. Petersburg for his family at present-day 145 7th Avenue Northeast, where he lived until 1916. In that year, he started purchasing land in Snell & Hamlett's Crescent Lake Subdivision. One of the lots included the house at 1492 4th Street North, which he remodeled and moved into with his family (Allen, *A Life Remembered*, 12-30).



Postcard. Courtesy of Burton Allen.

The Crescent Lake Subdivision was one of the developments spearheaded by C. Perry Snell. Snell, who had arrived in St. Petersburg in 1904, proceeded to develop St. Petersburg's earliest subdivisions including Bay Shore, North Shore, Lake Side, and Crescent Lake in conjunction with various partners. J.C. Hamlett, with whom he formed Snell and Hamlett Real Estate Company, purchased Crescent Lake, the land immediately surrounding it, and the area to the east of the lake in 1910. The land was transferred into the holdings of the company and subdivided into the Crescent Lake Addition. The new subdivision, filed in 1911, extended from 12th Avenue to 22nd Avenue North and from 4th Street to 7th Street North and included the area which would become Crescent Lake Park (Wells 2006, 40-41, 47, 58-60; Arsenault 1996, 137).

In spite of a number of successful projects, the increasingly risky ventures and business interests in other cities led Hamlett to dissolve the partnership in 1916 and transfer his interests to Snell over the following three years. Cade Allen assembled a section of this land roughly located between 13th and 17th Avenues and 4th and 5th Streets North. While still operating his real estate office, the decline in the market due to the onset of World War I led Allen to open a truck

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farm and dairy on his newly acquired land east of Crescent Lake (Wells 2006, 40-41, 47, 58-60; Allen, *A Life Remembered*, 30).

The City's administration started to formally encourage tourism with promotional campaigns following the election of Al Lang as mayor in 1916. Lang was elected after he arranged to bring the Philadelphia Phillies to the city for spring training. Under his leadership, the City publicly encouraged tourism and made efforts to improve the physical appearance of the city mandating that all of the benches in the city be painted green (Arsenault 1996, 143-46). Although the land boom collapsed during World War I, the development created a pattern for the future growth of the city. During the 1910s, the city's population grew from 4,127 in 1910 to 14,237 in 1920 (Arsenault 1996, 124, 190).

Although World War I limited tourism, St. Petersburg quickly rebounded following the war with the winter season of 1918-1919 more profitable than before the war. Thanks in part to the efforts of John Lodwick, publicity agent for the Chamber of Commerce and the City of St. Petersburg, the hotels and boarding houses were filled to capacity during the season (Arsenault 1996, 186-189).

The construction of a national, state, and local road system opened St. Petersburg to an increasing number of middle-class vacationers as well as a new type of vacationer known as "tin-can tourists." This type of vacationer typically came by car and generally favored campgrounds to hotels. The city's shortage of hotel rooms led to the 1920 creation of Tent City, a municipal campground for the "tin-can tourists." This new type of tourist threatened the city's established hotel industry and was not the class of visitor the leaders of the city were interested in attracting (Arsenault 1996, 186-189). With only five hotels providing fewer than 500 hotel rooms at the start of the boom, city leaders were encouraged by the construction of mid-sized hotels, such as the Alexander Hotel, the Mari-Jean, and the Hotel Cordova, and several large hotels, including the Princess Martha, Pennsylvania Hotel, and Vinoy Park Hotel, during the boom (Arsenault 1996, 201).

The lack of hotel space and the booming economy during the late 1910s and early 1920s prompted the conversion of a number of private residences immediately north of downtown into boarding houses, apartment buildings, or small hotels. Many owners in this once residential neighborhood north of downtown recognized the inevitable growth of the central business district and built new houses farther north of downtown in the newly opened residential sections now known as the Old Northeast, Round Lake, Uptown, Euclid/St. Paul, and Crescent Lake neighborhoods (Sanborn 1923; Arsenault 1996, 199-200).

In 1919, Snell, who was a strong supporter of a public park system, convinced the City to purchase Crescent Lake and the surrounding 26 acres for a public park. Although the \$30,000 would be paid in installments through 1928, the City

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started improvements to the park immediately including clearing brush around the lake, improving drainage, creating a municipal nursery, and installing a baseball field in 1925. Initially known as the Crescent Lake Baseball Park, the field was renamed the Huggins-Stengel Field and served as the training facility for the New York Yankees from 1925 through 1961. The new homes in the subdivision and park amenities drew residents to the Crescent Lake area during the boom. The opening of the Gandy Bridge to Tampa in 1924 further encouraged widespread development and construction extending north of downtown to the bridge (Wells 2006, 40-41, 58-60; Sanborn 1923; Arsenault 1996, 199-200).

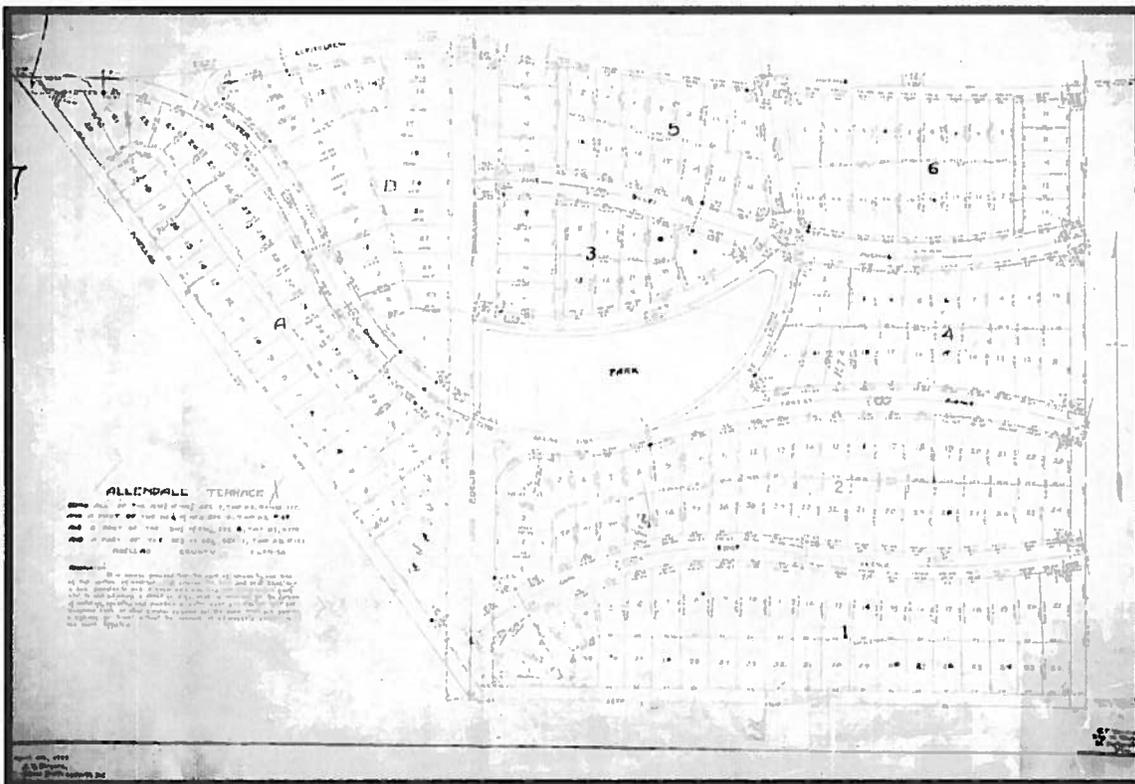
With the creation of Crescent Lake Park and the onset of the Florida Land Boom, Cade Allen decided to sell his cattle and return to the construction and real estate development field. In 1920, Allen opened a real estate office with Harold Smith at 430 Central Avenue. In 1922, the men purchased The Foster Grove, 135 acres formerly owned by William L. and Amanda Foster located along Euclid Boulevard North (renamed 9th Street N. in 1928 and now Dr. M.L. King Jr. Street N). Euclid Boulevard, labeled as such on Sanborn Fire Insurance Maps as early as 1918, was the northern extension of 9th Street situated north of 9th Avenue. The original development of the town had focused on the intersection of Central Avenue and 9th Street, making the street a major north-south corridor when new development spread north of the city in the late 1910s and 1920s. By the early 1920s, the streetcar line extended along 9th Street/Euclid Boulevard North to 34th Avenue, the southernmost boundary of the Allendale development, before turning east toward the North Shore development. Cade Allen moved his family into the former Foster residence just west of Euclid Boulevard and remodeled it (which now has an address of 3650 Foster Hill Drive) (Allen, *A Life Remembered*, 30, 38-39; Sanborn Map Company, 1918).

Allen and Smith retained engineer George F. Young to survey the land and, in 1923, filed the plat for Allendale Terrace. Extending from present-day 34th to 38th Avenues North and 7th Street to Haines Road, the subdivision incorporated a five-acre public park and soon featured brick streets, granite curbs, and hexagon block sidewalks. Soon after, Allen bought Smith's interest in the subdivision, and moved his real estate office to 3649 Haines Road. In 1924, a new plat, Blocks 7-13 of Allendale Terrace Subdivision, was filed for the area north of the original plat extending from 7th Street to Euclid Blvd. and from 38th to 42nd Avenues North. Two years later, in 1926, the final plat, designated as the Northwest Quarter of Allendale Terrace, was filed covering the area from Euclid Boulevard to Haines Road and from 38th to 42nd Avenues North. Like the first plat, the two later plats were drawn by the office of George F. Young, Civil and Landscape Engineers. Deed restrictions limited development to one residence, to cost no less than \$10,000, and be constructed in the "Spanish, Grecian, Moorish, Mission, Italian, Colonial or English types of architecture." Houses had to be built of masonry with at least one room on the second floor or a high ceiling to give the

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Allendale Terrace plat. PCCCC, Plat Book 4, Page 66.

appearance of a second story. As owner of the subdivision, he made all new construction subject to his review and approval of building plans. Apartment buildings and stores were prohibited (Allen, *A Life Remembered*, 38; PCCCC, 1923, Plat Book 4, Page 66; PCCCC, 1924, Plat Book 7, Page 18 and 1926; PCCCC, Plat Book 18, Pages 1-2; Allen, *Homes*, 14).

The first new home built in the neighborhood was located at 3410 Euclid Boulevard North. Constructed of coquina rock quarried on Florida's east coast, the house was an unusual Mediterranean Revival style built of stone, tile, and stucco, a mixture which would characterize most of Allen's future construction. Across Euclid Boulevard, Allen completed a new house for his family which was located at 3405 Euclid Boulevard North, but the family lived in it for only about a year (Allen, *A Life Remembered*, 38-41).

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3600 Euclid Boulevard North (now 3601 Foster Hill Drive North), 1926. Courtesy of Burton Allen.

In 1924, Allen initiated construction on another new house for his family located at 3600 Euclid Boulevard North, which is the subject property (now with the address of 3601 Foster Hill Drive). It was the third of six Allendale homes that the Allen family eventually occupied. When constructed, it had six or seven rooms on the first floor and four bedrooms and three baths on the second floor with an attached garage. Living quarters above the garage housed Mr. and Mrs. Warren Hodges and their son, who worked for the

Allens. Warren Hodges wrote his name with the date of February 14, 1925 in the concrete driveway, possibly the date that the house was substantially completed. During this period, Cade and Eva Allen, along with five other residents, met in the Allen home and established the Allendale Methodist Episcopal Church. The eighth, and final, child of Cade and Eva Allen was born in the house in November 1926. According to the Allen family, the projecting granite stones at the corners of the house made for an afternoon of fun "mountain climbing" to the second floor porch and roof. This ever present danger to her children prompted Eva Allen to want to relocate. So Cade Allen built another new house at 944 39th Avenue North for his family in 1928, where they lived until 1947. During the 1920s, Allen had built 22 homes as well as the Allendale Methodist Episcopal Church (Allen, *A Life Remembered*, 41-46, 70-72; 50th Anniversary Committee, 1974; Polk, 1924, 1925, 1926, 1927, 1928; Allen, *Homes*, 16).



3600 Euclid Boulevard North (now 3601 Foster Hill Drive North), 1926. Courtesy of Burton Allen.

A relatively healthy tourist trade initially kept the local economy afloat following the downturn of the real estate market in 1926 and the devastating hurricanes which damaged south Florida in 1926 and 1928. However, the crash of the stock market in 1929 kept the traveling public at home during the ensuing national depression. A dismal tourist season during the winter of 1929-1930 led to business failures, mortgage foreclosures, and unemployment in the city. Every bank in the city failed and closed by April 1931 (Arsenault 1996, 253-255).

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In January 1928, real estate salesmen and auctioneers McLean-Rector & Scott advertised 3600 Euclid Boulevard North as the "Palatial Graystone Mansion" offering the "Ultimate in Residential Perfection" ("Our Public Reception...", 17 January 1928). The agents reported that several thousand visited during a week-long open house in which the home was presented as a "model of modern building construction and furnishing" ("Thousands Visit Model Residence," 19 January 1928). With the decline in the real estate market, the house was still on the market the following year but was briefly occupied by auctioneer Victor McLean of McLean-Rector & Scott. The house finally sold at auction in February 1929. Attorney and future judge Mervin Hilton lived in the home in 1930 and 1931 (Announcing the Public Sale at Auction... 9 February 1929; "Beautiful Home is Open for Inspection," 10 February 1929; "Tomorrow at 2 P.M.," 11 February 1929; "See this Gorgeous Home Today," 11 February 1929; "Hundreds Attend Reception at Graystone Mansion, to be Sold Tuesday," 11 February 1929; Polk 1929, 1930, 1931; "Mervin B. Hilton," 3 April 1940).

TOMORROW at 2 P.M.

The Showplace of St. Petersburg—at Auction
—No. 3600 Euclid Boulevard—Completely Furnished—

The Home

A magnificent architectural creation of imported Carolina Gray Granite of the most substantial construction—it has an adequate and conveniently convenient floorplan—There are four bedrooms, three baths, splendid living room, dining room, music room, sun porch, kitchen, woman's den or office, playroom or sewing room, screened apartment with bath, double drive-through garage—it cannot be seen to be appreciated.

The Famous Graystone Mansion in Allendale



The Location

High on the Heights of Allendale in an environment both exclusively fashionable and healthful—the Graystone Mansion enjoys a situation on one of the City's Finest Boulevards attached for desirability everywhere. A wide view of Euclid Boulevard (North Street North) provides its frontage while generous depth on Foster Hill Drive (16th Avenue North) is also included. Every city improvement is installed and paid for.

The Furniture

Handsome in every detail and of the finest quality—the furnishings blend with the beautiful architecture of this rare home—and complete a perfect ensemble. Products of the best known furniture manufacturers combine with rare Oriental floor coverings and handsome draperies to produce the effect you would expect in a handsomely appointed residence such as this.

The Terms

Terms of unusual leniency and convenience are authorized at this Unprecedented Auction Sale. Only one third of the purchase price will be required in cash while the remainder will be financed under very liberal arrangements. The successful bidder will be required to make a deposit of ten per cent of the purchase price, at the sale. Further details will be announced.

Your Price Is Ours

Your Big Opportunity

See This Gorgeous Home—Open For Inspection Today Until 5 P. M. and Tomorrow Until the Sale Hour.

With C. Buck Turner Co.
147 Central Avenue
Phones—5115-5116

MCLEAN-RECTOR & SCOTT
LEADING AUCTIONEERS
ST. PETERSBURG FLA — KNOXVILLE TENN

Absolute Sale
By Order of
The Owners

Advertisement. *St. Petersburg Times*,
February 11, 1929.

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By 1932, William Halls, Jr. and his wife, Hattie, owned the residence. The New York banker had bought a winter residence at 1028 14th Avenue North in 1927. In 1933 and 1934, their local attorney, Walter Wilson, rented 3600 9th Street North. After William Halls died in 1933, it appears that his widow Hattie Halls owned the house and may have periodically lived in the house or rented it to widow Edith Byron from 1937 through 1945. The house was advertised for sale in 1945 ("Home in City Sold for Cash," 1927; "Eight Homes in Allendale Sold," 1932; "William Halls Jr. Dies in East From Pneumonia Attack," 1933; Polk 1932-1945; "In Allendale..." 21 January 1945).

Federal relief projects helped revive the local economy by the mid-1930s. Local projects included the construction of Bay Pines Veterans' Hospital, an addition to Albert Whitted Airport, Bartlett Park, an addition to Mound Park City Hospital, a beach water system, a new city hall, the construction of the U.S. Coast Guard Air Station near Bayboro Harbor, the North Shore sewer system, a National Guard armory, and a new campus for the St. Petersburg Junior College. By providing these kinds of projects throughout the nation, the New Deal agencies brought partial economic recovery to residents of St. Petersburg as well as other cities. With an improved financial outlook, tourists returned to St. Petersburg during the late-1930s (Arsenault 1996, 257-260).

During the 1930s, Cade Allen continued to live in and develop the Allendale neighborhood. Unlike many developers who went bust in the decline of the real estate market and Great Depression, Cade Allen managed his development well, installing streets and improvements without encumbering the land. As a result, he retained ownership of the parcels, sold a few, and continued to build during the 1930s even though money was tight (Fuller 203; Miller 1991). Between 1930 and 1932, Allen completed seven and sold eight homes in Allendale Terrace. At the height of the Depression, however, he only completed and sold two homes from 1932 to 1936. As construction resumed between 1937 and 1940, he built 16 homes ("Eight Homes in Allendale Sold," 9 March 1932; Allen, *Homes*, 16).

Due to a doctrinal disagreement, Allen left Allendale Methodist Episcopal Church and joined Central Presbyterian Church, where he built the new Sunday school class rooms in 1938. As his sons finished school, they also joined the business, and the company became Cade B. Allen & Sons, Designers and Builders. With the onset of World War II, all five of Cade Allen's sons joined the military. Due to gasoline rationing and limited building materials, little new construction occurred during the war, but Cade Allen managed to keep his real estate office open (Allen, *A Life Remembered*, 48-52; "Allen Carries On Alone as Five Sons Go Into Uniforms," 1 October 1942).

Although tourism had rebounded to some extent by 1940, the activation of the military, rationing, and travel restrictions of World War II severely curtailed St. Petersburg's tourism based economy. Most of the city's hotels and boarding

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houses remained empty during the winter of 1941-42. Realizing that the empty rooms could be an asset as military housing, city leaders successfully lobbied the War Department for a military base. The opening of a technical services training center for the Army Air Corps brought over ten thousand soldiers to the city during the summer of 1942. The military leased almost every major hotel and many of the smaller hotels in the city. Only the Suwannee Hotel and some of the smaller hotels and boarding houses were open to civilian use. By the time the training center closed in July 1943, over 100,000 soldiers had visited St. Petersburg. Although the training center closed, the United States Maritime Service Bayboro Harbor Base, which trained merchant seamen, continued to grow, and eventually leased four of the downtown hotels abandoned by the Army Air Corps. Other bases and support facilities throughout the area brought thousands of soldiers to central Florida and the St. Petersburg area (Arsenault 1996, 298-301).

The city rapidly demilitarized following the war, and many veterans returned to St. Petersburg. Among those returning, the Allen sons rejoined Cade B. Allen & Sons, which now offered "A Complete Home Building Service (Allen, *A Life Remembered*, 53)." The Great Depression and governmental restrictions during the war led to a housing shortage following World War II. Many hotels and boarding houses were again filled with tourists and new residents awaiting the construction of new homes. In 1957, Cade Allen retired and passed the family business over to his sons. He died in 1959.

After the war, Herbert and Electra Ballard, owners of the Ballard Knitting Company, lived at 3600 9th Street North in 1947. By 1949, attorney Fenton Connor and his wife, Eleanor, owned the property and remained the owners through the 1950s. Throughout the 1950s and 1960s in St. Petersburg, new houses filled the subdivisions platted during the 1920s, but left vacant by the real estate decline and the Great Depression. As development spread westward, the introduction of shopping centers, including Central Plaza and Tyrone Gardens Shopping Center, and motels along the west coast drew new residents and tourists away from downtown St. Petersburg (Arsenault 1996, 307-313). During the 1960s, downtown and the neighborhoods surrounding the city core entered a period of decline and abandonment. Many of the buildings associated with the early history of the community slowly deteriorated until reinvestment and preservation revived the area during the 1990s.

Significance

The Cade Allen Residence is significant at the local level in the areas of Community Planning and Development and Architecture due to its association with developer Cade Allen and its distinctive design, method of construction, and

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use of materials. It meets the following criteria for designation of a property found in Section 16.30.070.2.5(D) of the City of St. Petersburg Code:

3. It is identified with a person who significantly contributed to the development 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.
6. It has distinguishing characteristics of an architectural style valuable for the study of a period, method of construction, or use of indigenous materials.

Architecture

The Cade Allen Residence is architecturally significant as an example of the Mission style in St. Petersburg. Architecturally, the Mission style developed in California during the 1880s to replicate Spanish Colonial heritage, particularly ecclesiastical buildings from the Franciscan missions of the southwestern United States. By 1900, the style spread east through the influence of fashionable architects and national builders' magazines. The style increased in popularity when the Santa Fe and Southern Pacific railroads used it in the construction of their railroad stations and hotels. Rather than copy the East coast's revival of its colonial past with the Colonial and Neoclassical Revival styles, the southwestern states of California, Arizona, New Mexico, and Texas, as well as Florida turned to their Spanish heritage for architectural inspiration. Typically, Spanish design elements, including shaped parapets, arches, and quatrefoil windows, were borrowed and freely adapted to adorn traditional shapes.

Identifying features of the Mission style include

- shaped dormer or roof parapets with coping,
- bell towers,
- barrel tile roofs and accents,
- wall surface of stucco,
- quatrefoil windows,
- limited decorative detailing although patterned tiles, carved stonework, or other wall surface ornament is occasionally used,
- a prominent one-story porch at the entry with a porch roof supported by large square piers, and
- arcades.

By the 1920s, the closely related Spanish Eclectic, or Mediterranean Revival style, grew in popularity, drawing inspiration from a broader spectrum of Spanish history including Byzantine, Gothic, Renaissance, and Moorish elements.

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The Cade Allen Residence is an unusual example of the Mission Revival style as interpreted by Cade Allen. The building features the character defining shaped parapet with coping, the stucco exterior on the second floor, and prominent entry porch supported by large square piers. Other elements common to the style include the arches, the overall massing, canales, and carved stonework. Although some additions and alterations have been made to this building, the residence remains an excellent example of the style and is easily identifiable as the work of Cade Allen.

Community Planning and Development and Architecture: Cade B. Allen

The Cade Allen Residence is significant under Community Planning and Development as a representative example of the residential construction and layout of Allendale Terrace. It is also significant for its association with pioneer

developer Cade Allen and engineer George F. Young. The residence was one of the first constructed in the Allendale neighborhood and served as a basis for future development at the onset of a period of growth in St. Petersburg. Allen wanted a residence with architectural style and detail to add to the beauty at this prominent entrance to the development. Built and occupied by Cade Allen as his family residence, the house has a direct association with him. Allendale is considered one of the premier non-waterfront neighborhoods in St. Petersburg. In his development of Allendale with distinctive stone-clad



Easter Sunday 1926

Left to Right Back: Cade & Eva Allen

Middle: Donald, Rena, Harold

Front: Burton, Ralph with Esther, Bob

homes, Allen shaped the visual landscape of north St. Petersburg from the 1920s through the 1950s. The elevation, with its natural rolling land

and stately pines, was the primary factor Allen considered when buying the property. Although more expensive to build, Allen commissioned George F. Young "to lay out the development as a residential park with winding drives and wide, brick-paved streets (Allen, 11 August 1931." As part of the development, Allen planned for recreation, with the donation of a park to the City, and for religious dedication, with the donation of land and construction of a church. The elevation, mature tree canopy and curvilinear subdivision layout, were assets that Allen emphasized in developing and advertising the neighborhood, lending an estate quality to the residences (Smith, 6-9).

Allen family in front of 3600 Euclid Boulevard North (now 3601 Foster Hill Drive North), 1926.
Courtesy of Burton Allen.

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Name of Property Cade Allen Residence, 3601 Foster Hill Drive N

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Utilizing his background as a mason, Cade Allen was one of the few Florida developers to use stone as a building material. It became his signature element. According to his son, Donald Allen, "He wanted something unique that everybody else wasn't doing...It was as cheap as stucco (Hartzell 103)." Built of hollow clay tile, the homes were then clad with stone which Allen found throughout the United States and shipped to St. Petersburg by railroad car. He utilized coquina from Florida's east coast as well as marble, granite, field stone, silica, and sandstone from the Carolinas, Georgia, Alabama, and Indiana. The result was an interesting mixture of New York construction methods with the then-popular Mediterranean Revival, Mission Revival, Colonial Revival, and English Tudor architectural styles. According to Cade Allen in an article "Materials for the Perfect Home,"



3600 Euclid Boulevard North (now 3601 Foster Hill Drive North), 1926. Courtesy of Burton Allen.

Companionship, friendliness and beauty are the mental building blocks of our homes. In the selecting of physical materials to be used, we must select only those which will hold these attributes so that time and use will make the home more dear to us.

The style, or architecture, must be taken into consideration when choosing materials such as frame, stucco, brick or stone for the exterior....Whether we need a five-room cottage or 20-room mansion, the same care should be taken in choosing the materials. For either will be home, and that home should have a charm all its own.

Wood, or frame, construction is appropriate for American and colonial style architecture. Stucco for Spanish, Moorish, Mission, and Grecian types. Brick in American colonial and English. Stone may be used in nearly all types. But the kind of stone must be taken into consideration, also the manner of laying it. For stone suited to one type might be entirely out of harmony with another....Time will only mellow and enrich a well-built stone house that can be handed down from generation to generation with an ever-increasing beauty and charm that our children may enjoy (Allen, 8 September 1931).

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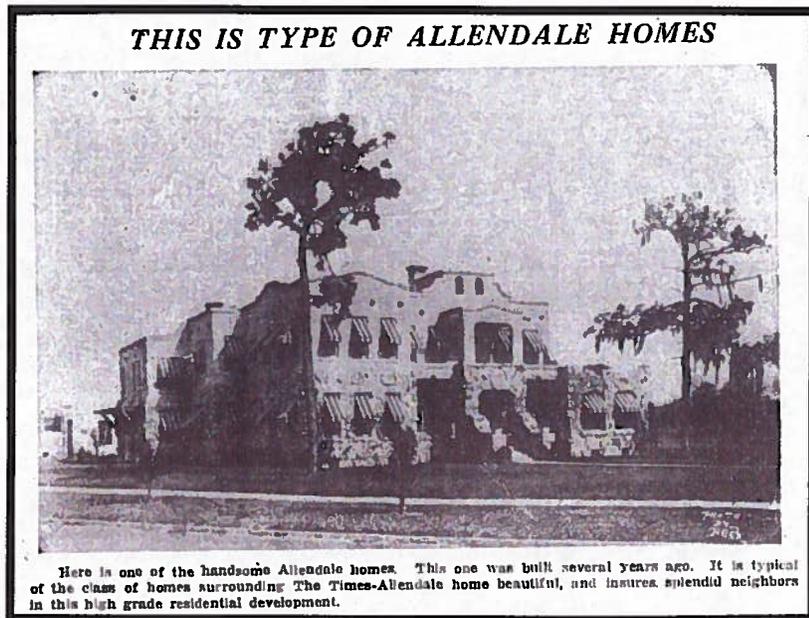
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On this property, his third residence in the neighborhood, he surfaced the first floor with Carolina gray granite, which can only be found on other Cade Allen-built homes in St. Petersburg. According to his sons, Allen did most of the masonry work himself as he loved to work with his hands and taught his sons the masonry and carpentry trades. All of them followed in his footsteps as contractors, architect, and real estate agents (Allen, *Homes*, 15; Fuller 203; Miller 1991).

Most of Allen's homes were custom built for wealthy Northern clients. Some long-time Allendale residents included inventor Dr. and Mrs. Edward Acheson, Walgreens executive Mr. and Mrs. Harry Goldstine, Judge and Mrs. John Blocker, and James "Doc" Webb. According to Eleanor Porter, who moved to the neighborhood in 1950, Allen required that new owners receive his approval of construction plans before a new house could be built (Hartzell 103). Each house had to have a chimney and a stone exterior, imparting a sense of permanence, stability, and quality. Many of his homes, even as early as the 1920s, incorporated a two-car attached garage. Not only did buyers choose to live in Allendale Terrace, Cade Allen carefully chose Allendale's residents. Unlike many developers who went bust in the decline of the real estate market and Great Depression, Cade Allen managed his development well, installing streets and improvements without encumbering the land. As a result, he retained ownership of the parcels, sold a few, and continued to build during the 1930s even though money was tight (Fuller 203; Miller 1991).

In 1931, Cade Allen started another new house at 3900 9th Street North. It was built in collaboration with the *St. Petersburg Times* as the "Times-Allendale Home Beautiful." Thirteen full page articles and advertisements on the construction of the house followed, along with articles written by Cade Allen for each issue. The coverage of the construction was planned "solely as an educational feature, promising a new and



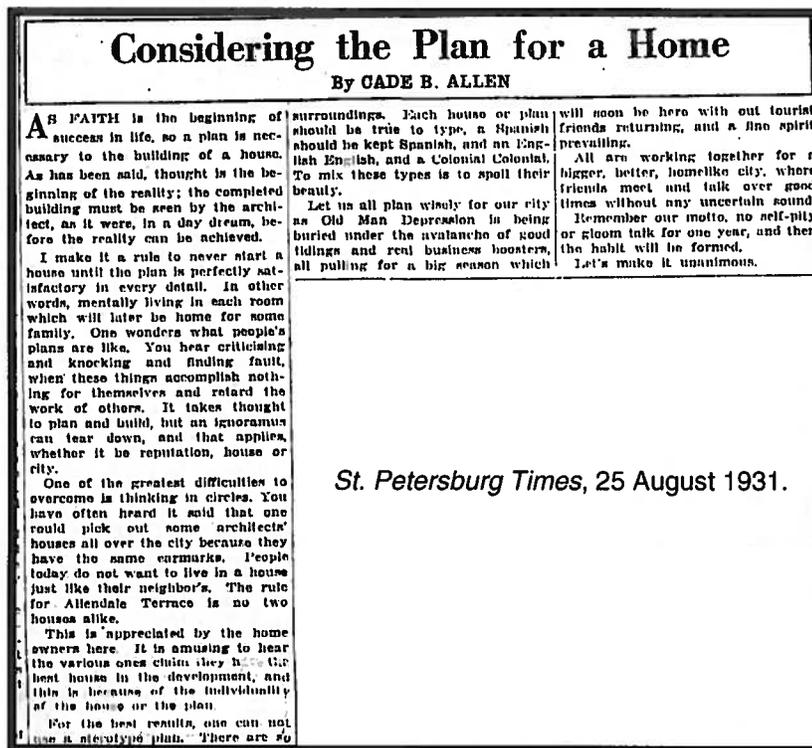
St. Petersburg Times, 25 August 1931.

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greater interest in building beautiful homes;" the *Times* had no financial interest in the development (St. Petersburg *Times*, 28 July 1931). The August 25, 1931 issue included a picture of 3601 Foster Hill Drive North, referring to it as "one of the handsome Allendale homes" neighboring the Times-Allendale Home Beautiful ("This is Type of Allendale Home," 25 August 1931).



Throughout the series, Allen's articles featured topics such as "Considering the Plan for a Home," "Materials for the Perfect Home," and "Distinctive Homes." Initially planned for his family, the onset of the Great Depression meant that the family could not afford to live in the Times-Allendale Home Beautiful. He sold the house to Dr. and Mrs. Edward Acheson, and the Allen family remained in the house at 944 39th Avenue North until 1947 (Allen, *A Life Remembered*, 41-46; Allen, *Homes*, 152-165).

In addition to his residential construction, Cade Allen was on the building committee when the St. Petersburg YMCA was built and served as President of the organization. He also founded, donated the land, designed, and built Allendale Methodist Episcopal Church and parsonage from 1924 through 1926. Allen approached his church, the First Avenue Methodist Episcopal Church (now Christ United Methodist Church), about sponsoring the new congregation, and they agreed. Situated at the intersection of Haines Road and 38th Avenue North, the new church was located at a strategic spot for the neighborhood and its continued growth (Allen, *A Life Remembered*, 70-72; 50th Anniversary Committee, 1974). Due to a doctrinal disagreement, he left Allendale Methodist Episcopal Church and joined Central Presbyterian Church, where he built the new Sunday school class rooms in 1938. He later helped found and built the Gospel Center (Allen, *A Life Remembered*, 48-52, 75; "Church Will Hold Special Services Sunday Morning," 11 November 1938; "Church Dedicates New Buildings at Sunday Services," 12 November 1938).

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Immediately north of Allendale, the Monticello Development Company platted several subdivisions in 1925 and 1926, but little actual construction occurred. During the Depression and into World War II, Cade Allen and Harry King, a Michigan insurance executive, partnered in buying all of the vacant lots in the Badger Park and Monticello Park Units One and Two subdivisions. Soon after World War II, the men sold the parcels in Unit One to W.S. Lowrey, owner of the All State Lumber Company. Allen bought King's interest in Unit Two and Badger Park, and installed streets and water and sewer lines. The Allens only built three houses in the two subdivisions, giving away or selling the remaining lots (Allen, *A Life Remembered*, 48; Allen, *Homes*, 16).

In 1957, Cade Allen retired and handed the family business over to his sons. He died in 1959. From 1923 to 1959, Cade B. Allen and Cade B. Allen & Sons built 46 houses in Allendale and at least 14 in other areas of St. Petersburg. Allen left a legacy of quality workmanship in distinctive styles which created a unique neighborhood (Allen, *Homes*, 15; Smith, 6-9).

Community Planning and Development: George F. Young

Engineer George F. Young, who platted the Allendale Terrace development, arrived in Florida in 1913 to work on the construction of a railroad from Tampa to Miami. He subsequently opened his own landscape engineering office in Tampa. In 1918, Charles Hall induced Young to come to St. Petersburg and take charge of designing his newest development, Lakewood Estates. The Allendale Terrace plats were filed in 1922, 1924, and 1926 at the height of his career in subdivision design. By 1926, when Young decided to retire from engineering and focus more on design work, he operated offices in eight Florida cities, including Sarasota, Tarpon Springs, and Winter Park, and maintained a workforce of approximately 175 individuals. In addition to Allendale Terrace and Lakewood Estates, Young platted Davis Islands, Davis Shores, and Temple Terrace in the Tampa area. He also operated a contracting firm with Claude Barnard Jr. and owned and built the Mari-Jean Hotel on Central Avenue at 24th Street (*Evening Independent*, "G.F. Young Retires," 2 October 1926).

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PHOTOGRAPHS



South
(Front)
Façade



East
Elevation

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North
(Rear)
Elevation



North
Elevation

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North and
West
Elevations



South and
West
Elevations

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Main Entrance Detail,
South Façade



Picture Window
Detail, South
Façade

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Entrance Portico
Detail, South
Façade

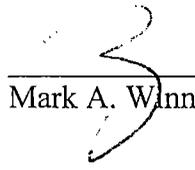
MEMORANDUM

TO: The Honorable Chair and City Council Members
FROM: Mark A. Winn, Chief Assistant City Attorney
DATE: August 25, 2014
RE: Ordinance Creating New City Code Section 4-8

On August 28 you will be conducting a public hearing concerning the regulation of certain types of domestic/household pets. At first reading of that ordinance you had asked that I draft an ordinance to address the presence of a cumulative number of such animals at homes. I was not able to finalize that in time for you to take action on it at, or prior to, this public hearing, but I wanted to provide it to you so that you are aware that it is coming forward.

Attached is a proposed ordinance for first reading that creates a new City Code Section 4-8. The ordinance limits the total number of household pets allowed at a single family residence or multi-family residence. It does not specifically address farm animals because they are required to have a minimum amount of acreage for each animal.

If you approve of this change, you could conduct first reading on September 4 and schedule the public hearing for September 18. Alternatively, you could conduct first reading on the 18th and public hearing on October 2. Absent objection at agenda review, I will ask the Clerk to add it to the September 4 agenda for first reading. If you have any questions, please feel free to contact me.



Mark A. Winn

CC: City Clerk

Attachment

AN ORDINANCE THE CITY OF ST.
PETERSBURG CREATING SECTION 4-8;
PROVIDING FOR THE REGULATION OF
CERTAIN HOUSEHOLD PETS; LIMITING THE
TOTAL NUMBER OF HOUSEHOLD PETS
ALLOWED AT A RESIDENCE; AND
PROVIDING AN EFFECTIVE DATE.

THE CITY OF ST. PETERSBURG DOES ORDAIN:

SECTION 1. The St. Petersburg City Code is hereby amended by adding a new section 4-8 to read as follows:

Section 4-8. Allowable number of certain types of household pets.

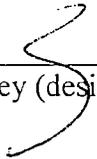
- (a) It shall be unlawful for any person to allow the number of household pets or animals at a residence or multi-family residence to exceed the number set forth in this subsection.
 - (1) Not more than the combination of five (5) adult dogs, or their equivalent, on site at a residence for longer than 24 hours.
 - (2) Not more than the combination of three (3) adult dogs, or their equivalent, on site at a multi-family residence for longer than 24 hours.
- (b) For the purposes of this section:
 - (1) An adult dog shall be the base measurement unit for the number of pets or animals allowed. One dog shall be the equivalent of one miniature sheep or goat. One dog shall be the equivalent of two cats or fowl, or portion thereof (e.g. three cats is the equivalent of one and a half dogs and this would be considered to be two dogs). A Vietnamese pig shall be the equivalent of two dogs.
 - (2) The term 'residence' shall be a residentially used property that is a single-family unit, duplex, and shall not include garage apartments, triplexes, quadraplexes, apartment complexes, condominiums or cooperative association buildings.
 - (3) The term 'multi-family residence' shall be a residentially used apartment complex, condominium or cooperative association building, garage apartment, triplex, or quadraplex.
 - (4) "Adult" means having attained the age of six calendar months or greater, or having achieved the size of the average adult of that type animal.
- (c) The provisions of this section do not limit the number of any other household pets or animals that may be kept at a residence or multi-family residence for longer than 24 hours.

SECTION 2. The provisions of this ordinance shall be deemed to be severable. If any portion of this ordinance is deemed unconstitutional it shall not affect the constitutionality of any

other portion of this ordinance.

SECTION 3. 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 content:



City Attorney (designee)

**COUNCIL AGENDA
NEW BUSINESS ITEM**

TO: Members of City Council

DATE: August 29, 2014

COUNCIL DATE: September 4, 2014

RE: *Referral to the Public Services & Infrastructure Committee*

ACTION DESIRED:

Respectfully request a referral to the Public Services & Infrastructure Committee to request the designation of three, 15-minute parking spaces specifically for "*Utility Payments Only*" abutting the handicapped parking in front of Billing & Collections.

RATIONAL:

This will serve to enhance customer service at the Billing & Collections department.

Wengay Newton, Council Member
District 7

ST. PETERSBURG CITY COUNCIL BUDGET, FINANCE & TAXATION COMMITTEE

Committee Report for August 28, 2014

Members & Alternate: Budget, Finance & Taxation Committee: Chair James R. "Jim" Kennedy, Jr.; Vice-Chair Charles Gerdes; Karl Nurse; Amy Foster and William Dudley (alternate).

Support Staff Linda Livingston, Accountant III, Finance Department
John Armbruster, Personnel Analyst III, Human Resources

Call to Order

Approval of Agenda-Approved

1. New / Deferred Business

a. Review of City's FEMA Community Rating System Audit and Introduction of new FEMA Coordinator

The City's Flood Plan Administrator, Rick Dunn, CFM, Building Official, introduced the City's new FEMA coordinator, Noah Taylor, CFM, CRS Coordinator. Mr. Taylor discussed the City's Community Rating System (CRS) Audit which becomes official May 1st. The Audit shows the City maintaining its rating of 6 which is one of the highest in the state and gives our citizens a 20% discount on their insurance policies, a savings of over 8 million dollars per year. Among the topics discussed in Mr. Taylor's presentation were CRS Key Points, CRS 4 Series Structure & Present & Future Goals.

CRS Key Points

- Everyone is in a flood zone
- Flooding is the #1 natural disaster in the U.S.
- Proper management can help prevent damage
- Just an inch of water can cause damage

CRS 4 Series Structure

- Public Information
- Mapping & Regulation
- Flood Damage Reduction
- Warning & Response

Present & Future Goals

- Hire a CRS Coordinator (accomplished with Mr. Taylor's hiring)
- Create a program for public education
- Schedule outreach
- Seek grants
- Communicate with the CRS communities that have achieved 5 ratings

b. Utility Rates

Mike Connors, Public Works Administrator, discussed the rate setting process which includes:

- Developing rates for all customers in each fiscal year
- Analyzing the sufficiency or retail revenues over a 3 & 5 year period
- Performing a cost of service allocation

Mr. Connors provided the Committee with 3 reports which give detailed information on the proposed rates which will appear on customer's bills in November. The water, wastewater, and reclaimed water increases are proposed at 4.75% for all three services. There are no increases proposed for stormwater or sanitation service in either residential or commercial services. In the case of each of the utility fees, the effort has been to minimize the cost increases due to the impacts already felt by our residents of the difficult national economy. The impact to the typical customer is that they will see their utility bill increase by \$2.56 per monthly bill, or a 3.08% overall increase. For customers with reclaimed water, they will see an additional \$.89 increase.

Mr. Connors also reviewed the analysis performed by the Finance Department hypothetical returns if the water cost stabilization fund had the proposed equity investments using the same investment as the Weeki Wachee Fund. He stated that in the current bull market, the

hypothetical increase in investment earnings would have been \$2.48 million for January 1, 2014-June 30, 2014 and \$4.67 million for July 1, 2013 – June 30, 2014. The effect if that was achieved could have been a 2.75% versus a 4.75% increase, but cautioned the returns are not guaranteed to be the same, especially in a bear market where there could be losses.

Mr. Gerdes questioned the balance at 6/30/2014 in the Water Cost Stabilization investment balance as compared to four quarters before. Ms. Fritz stated that the prior balance there was probably a large balance in the checking account which pays higher rates than the money markets but does not show as an investment on the report. Ms. Fritz agreed to provide to BFT a report of the fund balance of water cost stabilization as compared to target before the September 4, 2014 City Council meeting.

Councilmember Nurse made a motion to approve all the utility rates and forward to Council. Motion approved.

c. Utility Bond Issue

Anne Fritz, Director of Finance, provided detailed information to the Committee pertaining to Public Utility Revenue Bonds and Public Utility Refunding Revenue Bonds. Ms. Fritz had "good news" for the Committee concerning the Utility Bond Issue. The recommendation from Ms. Fritz for the refunding of the 2005 issue will give a savings of \$1.9 million with a 3.94% true interest cost. Ms. Fritz stated that the City will have a rating call from the Rating Agencies on 9/10 & she recommends going to Council on 9/19.

Councilmember Nurse made a motion to send to Council. Motion approved.

Mr. Kennedy requested Ms. Fritz report on the Water Cost Stabilization hypothetical analysis she performed where she took returns from Alliance Bernstein US Style Blend rate of return from 2004 – 2013 to see what would of happened had the Water Cost Stabilization Fund had invested in equities during 2004. She stated that just using this methodology the formula recommended by IOC would have only resulted in investment earnings transfers in four of the ten years and recommended presentation of the scenario to the Investment Oversight Committee for discussion about the allocation methodology.

2. Continued Business / Deferred Business - None

3. Upcoming Meetings Agenda Tentative Issues

a. September 11, 2014

1. 3rd Quarter Grants Report (Greene/Ojah Maharaj)
2. Dome Industrial Park Phase II (Goodwin/Grimes)
3. Request for Authorization to Execute a Subordination Agreement to Allow St. Vincent DePaul to Obtain Additional Financing from BB&T to Complete Repairs to Facility (Johnson)

b. September 25, 2014

1. Florida Strategic Plan for Economic Development: speaker, Noel Munson, Florida Department of Economic Opportunity (Goodwin)
2. Returning the PAL Building to the inventory of City insured Properties (Bernoskie/Grimes)

4. Adjournment – Meeting adjourned at 9:35 a.m.

CITY OF ST. PETERSBURG

Committee of the Whole – FY15 Budget and Millage Rates

Thursday, August 28, 2014, 9:48 a.m.

PRESENT: Chair Bill Dudley and Councilmembers Charlie Gerdes, Jim Kennedy, Darden Rice, Steve Kornell, Karl Nurse, Wengay Newton and Amy Foster.

ALSO: City Attorney John Wolfe, Chief Assistant City Attorney Mark Winn, Deputy Mayor Kanika Jelks-Tomalin, City Administrator Gary Cornwell, SPD Chief Anthony Holloway, SPFD Chief James Large, Budget Director Tom Greene, Finance Director Anne Fritz, City Clerk Chan Srinivasa, other members of staff.

Chair Dudley called the meeting to order and asked Mr. Tom Greene to give a brief overview of the proposed FY15 Budget. Mr. Greene also spoke in connection to the increases in the proposed budget.

Councilmember Newton inquired about the increases in the Human Resource Department budget and the St. Petersburg Police Department \$400,000 overtime budget. Councilmember Kornell inquired about employee raises. Councilmember Nurse inquired about the City's stance on a possible shortage in the budget.

Chief Anthony Holloway and members of staff spoke in connection to inquiries about the Police Department budget, take home vehicles, red light cameras and forfeiture funds.

Chief James Large spoke in connection to inquiries about the Fire Department Budget and take home vehicles.

Councilmember Foster spoke briefly about the Youth Services Committee.

Councilmember Rice spoke regarding the Warehouse Arts District Enclave and increases to the Marketing Department budget. Deputy Mayor Tomalin and members of staff spoke in connection to the Warehouse Arts District Enclave and the Marketing Department budget.

Councilmember Nurse inquired about the Tropicana Field subsidy. Mr. Tom Greene and Mr. Joe Zeoli spoke in connection to the Tropicana Field subsidy.

Councilmember Kennedy inquired about the Library Department hours of operation, restoring funding to the libraries and the return on investment for the new hires in the Mayor's Office.

Councilmember Gerdes spoke in connection to the Economic Stability Fund and his desire to have a reimbursement and replacement fund sent to the City's reserves and contingency fund. Deputy Mayor Tomalin and Mr. Tom Greene spoke in connection to Councilmember Gerdes inquiries.

Councilmember's Newton and Nurse inquired about rehabs and properties purchased with Housing funds, deficits and a means to control them. Deputy Mayor Tomalin, City Administrator Gary Cornwell and Mr. Tom Greene spoke in connection to Councilmember's Newton and Nurse's inquiries.

Councilmember Kornell spoke regarding the 1% savings, consolidating the services of the Billing and Collections and Parking Ticket payment offices, the process as to how budget clean-up appropriations are applied. Mr. Tom Greene spoke in connection to Councilmember Kornell's inquiries.

Councilmember Kornell asked Chair Dudley to schedule a workshop or presentation for the Warehouse Arts District Enclave.

There being no further business, the meeting was adjourned at 12:02 p.m.

A RESOLUTION RECOMMENDING CERTAIN
POLICIES TO THE POLICE DEPARTMENT
AND ADMINISTRATION FOR IMPROVEMENT
OF THE JUVENILE CIVIL CITATION
PROGRAM; AND PROVIDING AN EFFECTIVE
DATE.

WHEREAS, the City of St. Petersburg ("City") participates in the countywide Juvenile Civil Citation program better known as the Juvenile Arrest Avoidance Program (JAAP) which is a diversion program for certain first time misdemeanor youth offenders as provided under Florida Statute 985.12; and

WHEREAS, eligible first time offenses include any misdemeanor offense with the exception of acts with a gun, gang related activities and domestic violence; and

WHEREAS, the JAAP is a voluntary program which seeks to identify and address underlying causes of misconduct by allowing the youth offenders to participate in intervention services based on the assessment of their needs and may include up to 50 hours of community service; and

WHEREAS, upon successful completion of the JAAP, the youth offender will not have a formal arrest record, will be at a lower risk to re-offend and therefore remain competitive in the job market; and

WHEREAS, the JAAP saves City tax dollars because youth offenders are not processed through the judicial system for a first time misdemeanor offense if they complete the JAAP; and

WHEREAS, the Youth Services Committee (YSC) met on July 24, 2014 and unanimously voted to recommend that City Council approve policy recommendations for the Police Department and Administration which will facilitate in improving the effectiveness of the JAAP; and

WHEREAS, suggestions for improvements to the City's Police Department policies with regard to certain first time misdemeanor youth offenders include the following:

1. Provided the youth are able to be released to a responsible adult/guardian, issuance of a civil citation in the field in lieu of transport to the Juvenile Assessment Center by police officers.
2. Better awareness through training (possibly at read-off) for officers regarding the JAAP.
3. As an alternative to transporting the youth, conduct a criminal history background check of the responsible adult prior to release of the youth offender to the responsible adult.
4. Prepare and distribute a hand-out for parents, guardians or a legal custodian that explains the JAAP.

5. After issuance of a civil citation but before entrance into the JAAP, contact youth offenders to provide information on youth assistance agencies such as the Urban League.

WHEREAS, suggestions for improvement for the City of St. Petersburg Administration with regards to certain first time misdemeanor youth offenders includes the following:

1. Designate a contact that can provide/create a list to the JAAP coordinator of community service opportunities within the City of St Petersburg. The City contact person should also provide a list of service providers within the City that could assist the JAAP.
2. Consider utilizing City resources, e.g. community centers, for service provider locations in order to help get services to people such as youth and family counseling, drug screening, substance abuse treatment, tutoring, pre-vocational skill development and consider using community service centers to house the youth suspended from school.

NOW, THEREFORE, BE IT RESOLVED, that the City Council of the City of St. Petersburg, Florida hereby requests the Mayor or his designee have the City's Police Department consider the following:

1. Provided the youth are able to be released to a responsible adult/guardian, issuance of a civil citation in the field in lieu of transport to the Juvenile Assessment Center by police officers.
2. Better awareness through training (possibly at read-off) for officers regarding the JAAP.
3. As an alternative to transporting the youth, conduct a criminal history background check of the responsible adult prior to release of the youth offender to the responsible adult.
4. Prepare and distribute a hand-out for parents, guardians or a legal custodian that explains the JAAP.
5. After issuance of a civil citation but before entrance into the JAAP, contact youth offenders to provide information on youth assistance agencies such as the Urban League.

BE IT FURTHER RESOLVED that the City Council hereby requests Administration to consider the following:

1. Designate a contact that can provide/create a list to the JAAP coordinator of community service opportunities within the City of St Petersburg. The City contact person should also provide a list of service providers within the City that could assist the JAAP.

2. Consider utilizing City resources, e.g. community centers, for service provider locations in order to help get services to people such as youth and family counseling, drug screening, substance abuse treatment, tutoring, pre-vocational skill development and consider using community service centers to house the youth suspended from school.

This resolution shall take effect immediately upon its adoption.

Approved as to form and content:

City Attorney (designee)

Amy Foster, Chair
Youth Services Committee

MEMORANDUM

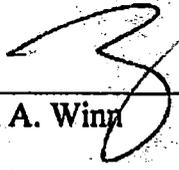
TO: The Honorable Chair and City Council Members
FROM: Mark A. Winn, Chief Assistant City Attorney
DATE: September 2, 2014
RE: Resolution - 'Move to amend' the Constitution

My understanding was that at the August 28 Council meeting, Council asked me to put this resolution into the proper format for adoption at the 9/4 meeting. After reviewing the tape, the Clerk is concerned that the actual motion that was made by City Council, was to approve the document that was presented to Council at that time (even though it lacked a title, effective date, and included typos).

I believe that you would want to have those issues addressed, so, attached please find a resolution supporting passage of an amendment to the United States Constitution which would provide that 'Only human beings, not corporations, are endowed with constitutional rights,' and that 'Money is not speech, and therefore, regulating political contributions and spending is not equivalent to limiting political speech.'

Upon your approval of this resolution, we would interpret your motion last week as direction to this Office to put the proposal in the proper format for adoption and this resolution would be the resolution adopted by you in this matter.

If you have any questions, please feel free to contact me.



Mark A. Winn

Attachment

00202581

**A RESOLUTION OF THE CITY COUNCIL OF
THE CITY OF ST. PETERSBURG SUPPORTING
AN AMENDMENT TO THE UNITED STATES
CONSTITUTION; AND PROVIDING AN
EFFECTIVE DATE.**

WHEREAS, on January 21, 2010, in the case of *Citizens United v. Federal Election Commission*, the United States Supreme Court issued an opinion that corporations have the same rights to freedom of speech as natural persons under the First Amendment to the Constitution of the United States, thereby establishing 'Corporate Personhood'; and

WHEREAS, the *Citizens United* decision allows corporations to make unlimited anonymous expenditures to support or oppose any candidate for federal, state or local elected office; and

WHEREAS, this decision undermines American democratic elections because human beings, not corporations, are persons who should be entitled to the fundamental Constitutional Rights established in the Constitution and Bill of Rights; and

WHEREAS, this decision also empowers corporations to sue municipal and state governments for adopting laws that violate "corporate rights" even when those laws serve to protect and defend human beings and communities; and

WHEREAS, the dissenting opinion in the *Citizens United* decision correctly states that corporations are not by themselves members of "We the People," by whom and for whom our Constitution was established.

NOW THEREFORE, BE IT RESOLVED by the City Council of the City of St. Petersburg, Florida that the City seeks to limit the expansion of corporate 'personhood' rights and the corrupting influence of unregulated political contributions and spending.

BE IT FURTHER RESOLVED that this City Council stands with communities and people across the country to support passage of an amendment to the United States Constitution providing that:

Only human beings, not corporations, are endowed with constitutional rights, and that

Money is not speech, and therefore, regulating political contributions and spending is not equivalent to limiting political speech.

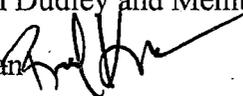
This resolution shall become effective immediately upon its adoption.

Approved as to form and content:



City Attorney (designee)

**MEMORANDUM
CITY OF ST. PETERSBURG**

To: Honorable Chairman Dudley and Members of City Council
From: Mayor Rick Kriseman 
Date: August 22, 2014
Subject: **First Reading of FY15 Tentative Budget Appropriations Ordinance and Report of Changes from the Recommended Budget**

Background: This report provides material for adoption of the tentative budget for FY15 and contains material related to the Public Hearing scheduled for September 4, 2014 at 6:00 PM in City Council Chamber. At that hearing, staff will present the first reading of the FY15 Appropriations Ordinance and certain material that is statutorily required to comply with the "Truth in Millage" (TRIM) law. Final action on the FY15 budget is scheduled to take place at the conclusion of the second Public Hearing scheduled for September 18, 2014.

Explanation: The Recommended Budget for FY15 was submitted to City Council on July 1, 2014. In accordance with statutory requirements, two public hearings have been scheduled (September 4th and September 18th) to solicit public input on the proposed FY15 Budget. Additionally, City Council voted to hold a Committee of the Whole (COW) meeting on August 28, 2014 to discuss the Fiscal Year 2015 Budget. In preparation for the COW meeting and the first public hearing, this report conveys the following material:

- Agenda for the September 4th Public Hearing - providing statutory requirements Attachment A
- Listing and description of all substantive changes made to both projected revenues and anticipated expenditures for FY15 since submission of the Recommended Budget on July 1. Attachment B
- Resolution which adopts the tentative millage rate of 6.7700 mills Attachment C
- Proposed Budget/Appropriations Ordinance Attachment D
- Resolution which adopts the tentative budget at the first Public Hearing Attachment E

Adoption of Tentative Millage and Rolled Back Rate

The proposed aggregate millage rate adopted by City Council on July 24, 2014 was 6.7700 mills. The Recommended FY15 Budget included that proposed millage rate of 6.7700 which represents a 7.05% increase from the rolled back rate of 6.3240 mills. The rolled back rate is the rate that will generate the same amount of revenue as the prior year given the current assessed property values (with exclusions provided by State Statute including new construction, newly annexed properties, etc.). City policy provides that ad valorem revenue will be estimated at 96% to allow for early payment discounts, uncollectibles, and value adjustment board revisions.

The proposed millage rate of 6.7700, which provides ad valorem revenue of \$88.261 million, along with the times and dates for the public hearings are advertised by the Pinellas County Property Appraiser via TRIM notices mailed to all property owners. Revenues and expenditures are detailed in the Recap of Changes (Attachment B). At this first meeting, Council will adopt the tentative millage rate, which cannot exceed the advertised millage rate of 6.7700 without taxpayer notification by mail, at the city's expense (s. 200.065(2)(d), F.S.). Council, can however, reduce the millage rate from the 6.7700 provided in the TRIM notices without additional notification or expense.

Council will also be asked to approve changes to the Recommended Budget which have occurred subsequent to July 1, 2014 and approve the FY15 Tentative Budget which includes these changes. State Statutes require a very specific format for the adoption process which is provided in the Agenda shown in Attachment A.

General Information

Several important points may be helpful to Council members in reviewing the attached material. First, the proposed ordinance sets appropriation levels for the General Fund, Special Revenue Funds, Enterprise Funds, Debt Service Funds, and for transfers between funds. It appropriates all Capital Project Funds for FY15, as provided for in the Recommended Capital Improvement Program. Additionally, the ordinance sets appropriations for Dependent Special Districts and establishes authorization levels for each of the City's Internal Service Funds. For Internal Service funds only the portion of funding provided from fund balance or other external funding sources to partially offset operational cost (if any) is included in the appropriation. The remaining portion of the Internal Service Funds does not require formal appropriations inasmuch as they are funded through charges to those departments which use their services. Setting an authorization level allows Council to establish a funding level for each internal service operation while avoiding duplicate appropriations.

Subsequent to development of the Recommended Budget, staff has continued to monitor revenue sources and evaluate both departmental budget requests and expenditure needs. As a result, changes are proposed in many funds. A summary of all of the changes are shown on the attached "Recap of Changes in the Recommended Budget for the Proposed Ordinance," Attachment B.

Recommendation/Action Required

It is recommended that City Council adopt the tentative millage rate of 6.7700 according to F.S. 200.065 and then approve the tentative FY15 Budget/Appropriations Ordinance on first reading. It is further recommended that City Council approve the resolution adopting the recommended budget appropriations ordinance as the tentative budget for the City of St. Petersburg for fiscal year ending September 30, 2015. Final action on the FY15 budget will occur at the conclusion of the September 18th Public Hearing.

ATTACHMENT A

FIRST PUBLIC HEARING ON THE FISCAL YEAR 2015 MILLAGE RATE and BUDGET CITY OF ST. PETERSBURG, FLORIDA

City Council Chamber
St. Petersburg City Hall
Thursday, September 4, 2014
6:00 P.M.

AGENDA

- | | | | |
|----|---|---|--|
| 1. | Call to Order;
Announcement of Purpose
of Hearing; Opening of
Public Hearing. | Honorable
Chair
William
Dudley | Announce Purpose: Public Hearing on the tentative budget, the proposed millage rate and the Mayor's RECOMMENDED BUDGET as the Budget/Appropriations Ordinance for Fiscal Year 2015. Start the Public Hearing. |
| 2. | First Reading of Budget/
Appropriations Ordinance
Title. | City Clerk | Read title of Budget/ Appropriations Ordinance. |
| 3. | Introductory Remarks | Mayor Rick
Kriseman | General remarks. |
| 4. | Presentation on the
Tentative FY 2015 Budget
and Rolled Back Rate. | Budget Director
Tom Greene | Brief power point presentation. First substantive issue to be discussed is percent increase, if any , in millage over the rolled-back rate necessary to fund the Mayor's RECOMMENDED BUDGET...The proposed millage is 6.7700. This rate represents an increase of 7.05% over the rolled back rate of 6.3240 FS 200.065 (2) (e) |
| 5. | Receipt of Public
Testimony | Mayor and
Council | The general public shall be allowed to speak and ask questions prior to the adoption of the tentative millage rate and tentative budget by City Council. <i>FS 200.065(2) (e)</i> |
| 6. | | Honorable
Chair
William
Dudley | Close public comment portion of the hearing |
| 7. | Council Comments and
Discussion and Adoption
of amendments to the
RECOMMENDED BUDGET. | Mayor and
Council | If Council amends the RECOMMENDED BUDGET so that there will be a requirement for there to be a change in the millage go to step 8, otherwise go to step 9. |
| 8. | Re-compute tentative
millage rate if
necessary. | Budget Staff | Compute proposed millage rate and make changes to resolutions and Ordinance as required. <i>FS 200.065(2) (e)</i> |

ATTACHMENT A

discussion, the governing body shall hear comments regarding the proposed increase and explain the reasons for the proposed increase over the rolled-back rate. The general public shall be allowed to speak and to ask questions prior to adoption of any measures by the governing body. The governing body shall adopt its tentative or final millage rate prior to adopting its tentative or final budget."

**RECAP OF CHANGES BETWEEN THE RECOMMENDED BUDGET AND PROPOSED
BUDGET ORDINANCE**

**** CHANGES IN REVENUES ****

FUND	RECOMMENDED BUDGET	PROPOSED CHANGE	ORDINANCE	REASONS
<u>General Operating Fund</u>				
Property Tax	87,288,005	973,675	88,261,680	The Property Appraiser certification of taxable value was received on July 1st and was higher than the estimate used for the Recommended Budget.
State Shared Revenue	6,254,635	(1,024,635)	5,230,000	This is the net result of changes in the estimate of the amount of state shared revenue that will be received, and also recording the additional revenue in the debt service fund so that it can be used for debt payments.
Fines - Code Enforcement	623,000	400,000	1,023,000	Foreclosure registry program revenue.
Communications Services Tax	11,100,000	(400,000)	10,700,000	The estimated amount of revenue received will be lower.
Parks and Recreation	7,682,224	38,201	7,720,425	This additional revenue results from an increase in grant revenue from JWB of Pinellas County for TASCOCO center based teen programs (\$35,864), as well as, an increase in grant revenue from the Florida Department of Health, Bureau of Childcare Food Programs to provide snacks for children attending after school programs (\$2,337).
Pilot/G&A Revenue	25,488,906	(16,783)	25,472,123	Reduction of Golf Courses G&A due to Twin Brooks Closure for renovation May, 2015 - September, 2015.
State Shared Revenue-Half Cent	14,700,000	100,000	14,800,000	The estimated amount of revenue received will be higher.
Transfer from Housing Capital Improvement Fund	68,000	(68,000)	0	The transfer from the Housing CIP will not be needed in FY15.
Total General Fund	<u>216,309,698</u>	<u>2,458</u>	<u>216,312,156</u>	
<u>Other Funds</u>				
Downtown Redevelopment District	10,237,338	(317,506)	9,919,832	The payments to the Tax Increment districts from the city and county changed due to change in values from certification.
Intown West Increment District	703,204	58,589	761,793	
Golf Course Operating	3,741,314	(123,294)	3,618,020	Revenue loss due to closure of Twin Brooks Golf Course for renovation starting May, 2015. The revenue loss is offset by projected reductions in expenditures.
Stadium Debt Service Fund	7,940,187	237,113	8,177,300	The state shared revenue that was planned to go into the General Fund will instead go into the debt service fund to be used to pay debt.
Sports Facility Sales Tax Debt	1,930,640	(1,500,898)	429,742	The transfer from the Pro Sports Facility Special Revenue Fund will be reduced due to the debt refunding.
Water Resources Fund	113,300,510	(777,760)	112,522,750	Change reflects the reduced rate of increase from 5.50% to 4.75% as determined by the FY15 Water Resources Rate Study.
Sanitation Replacement	4,643,000	(1,800,000)	2,843,000	The transfer from the Sanitation operating fund will be reduced.
Total Other Funds	<u>142,496,193</u>	<u>(4,223,756)</u>	<u>138,272,437</u>	

**** CHANGES IN REQUIREMENTS ****

FUND	RECOMMENDED BUDGET	PROPOSED CHANGE	ORDINANCE	REASONS
<u>General Operating Fund</u>				
Budget & Management (Operations)	886,205	50,000	936,205	These resources will provide funding for the city to engage a series of subject matter experts as grant writing consultants.
City Clerk	1,186,837	25,000	1,211,837	This is to provide funds for new furniture in the Clerk's Office.

**RECAP OF CHANGES BETWEEN THE RECOMMENDED BUDGET AND PROPOSED
BUDGET ORDINANCE**

Codes Compliance	2,777,242	400,000	3,177,242	Foreclosure registry program services, expense offset by registration fees.
Community Services	921,273	50,000	971,273	This is an increase to the Afterschool Youth Employment Program, bringing total funding to \$150,000
Downtown Enterprise Facilities	538,054	375	538,429	This change is to move the PC replacement charge from the Jamestown Operating Fund.
Finance	11,706,483	(1,550,082)	10,156,401	This is the net result of increased payments into the TIF districts (\$79,629), an increased transfer to capital projects (\$1,000,000), and a reduction in debt payments as a result of refunding (-\$2,629,711).
Human Resources	2,838,608	14,785	2,853,393	These changes adds \$20,000 for a new part-time tuition reimbursement program, moves an Administrative Secretary position to the Mayor's Office (-\$44,132), and changes in the salary charged to the insurance funds for two employees (\$38,917).
Legal	2,616,702	35,300	2,652,002	Corrections to salary distributions \$21,715 and payout of Legal Assistant I position \$13,585.
Mayor's Office	1,699,555	34,376	1,733,931	This change is to move an Administrative Secretary position to the Mayor's Office (\$44,132) and to reduce ICS charges due to a reorganization (\$9,756). See explanation above in Human Resources
Marketing	2,801,034	50,000	2,851,034	This non-departmental investment will provide funds for a new program to focus on early childhood development.
Neighborhood Affairs	1,300,967	2,220	1,303,187	Due to a reorganization ICS charges were transferred to the Neighborhood Affairs Department.
Parks & Recreation	32,425,958	38,201	32,464,159	This change includes an increase in grant revenue from JWB of Pinellas County for TASCO center based teen programs (\$35,864), as well as, an increase in grant revenue from the Florida Department of Health, Bureau of Childcare Food Programs to provide snacks for children attending after school programs (\$2,337).
Planning & Economic Development	3,360,160	50,112	3,410,272	Additional funds are being added for the 2020 Wrap Around Service Program (\$30,000) and the Urban Design Research Fellow Program (\$18,000). A reorganization was done resulting in \$2,112 added to the Planning & Economic Development Department.
Police	90,836,875	400,000	91,236,875	This increases the Police overtime budget. The reduction for Police overtime was dependent on other changes in the department that will not be able to be done in FY15.
Contingency	2,990,445	402,171	3,392,616	This item is the net change in contingency needed to balance the General Fund. Contingency includes dollars set aside for salary increases (\$2.2 million). Additionally, resources are set aside to address the projected FY14 General Fund operating losses and/or to correct supervisor/subordinate inequities due to wage compression.
Total General Fund	<u>216,309,698</u>	<u>2,458</u>	<u>216,312,156</u>	
Other Funds				
Sports Facility Sales Tax Debt	1,930,640	(1,644,145)	286,495	This is the debt service due in FY15 on the SunTrust refunding loan.
Water Resources Fund	115,581,921	(1,431,912)	114,150,009	Change due to results from Water Resources Rate Study.
Water Cost Stabilization Fund	1,308,000	(92,190)	1,215,810	Change in Water Cost Stabilization Transfer to the Water Resources Fund due to results from Water Resources Rate Study.
Sanitation	43,730,392	(1,800,000)	41,930,392	The transfer to the Sanitation Replacement fund can be reduced.
Sanitation Replacement	4,600,800	(1,883,000)	2,717,800	The purchase of several pieces of equipment will not need to be made in FY15.

RECAP OF CHANGES BETWEEN THE RECOMMENDED BUDGET AND PROPOSED BUDGET ORDINANCE

Golf Course Operating	3,741,314	(142,783)	3,598,531	Projected reduction in expenditures due to closure of Twin Brooks Golf Course for renovation starting May, 2015.
Marina	3,528,637	87	3,528,724	This is the net result of adding a full-time Maintenance Worker 1 position, eliminating a part-time Maintenance Mechanic 1 position, and cancelling a janitorial services contract.
Jamestown	576,962	(375)	576,587	This change is to move the PC replacement charge to the Dwight Jones Center.
Health Insurance	44,111,804	(47,402)	44,064,402	This is the net result of changes in the distribution of salaries between this fund, the General Fund, and the pension funds.
Life Insurance	850,469	(5,266)	845,203	
Total Other Funds	<u>219,960,939</u>	<u>(7,046,986)</u>	<u>212,913,953</u>	

CAPITAL IMPROVEMENT FUNDS

** CHANGES IN REVENUES **

FUND	RECOMMENDED BUDGET	PROPOSED CHANGE	ORDINANCE	REASONS
General Capital Improvement Fund	1,435,000	1,000,000	2,435,000	This increase is a result of an increased transfer to capital projects as a result of the bond refunding.

** CHANGES IN REQUIREMENTS **

FUND	RECOMMENDED BUDGET	PROPOSED CHANGE	ORDINANCE	REASONS
General Capital Improvement Fund	1,616,000	40,000	1,656,000	This additional \$40,000 will provide additional resources to plant trees along the south side of 118th Avenue North west of Dr. Martin Luther King Jr. Street. This funding will complement the existing funding for the Neighborhood Traffic Safety Plan which includes the construction of two medians, as well as, lane restriping and the installation of lane markings.

RESOLUTION NO. _____

**A RESOLUTION ADOPTING A TENTATIVE
MILLAGE RATE FOR THE FISCAL YEAR
ENDING SEPTEMBER 30, 2015; AND
PROVIDING AN EFFECTIVE DATE.**

WHEREAS, the amounts of money necessary to be raised from taxation to carry on the government of the City of St. Petersburg for the fiscal year ending September 30, 2015, have been tentatively determined;

NOW, THEREFORE, BE IT RESOLVED by the City Council of the City of St. Petersburg, Florida, that it has been determined that in order to raise and produce the funds necessary to carry on the government of the City of St. Petersburg for the fiscal year ending September 30, 2015, there is hereby levied for said year, the various taxes set out in Sections 1 and 2, inclusive of this Resolution, to wit:

SECTION 1. The tentative millage rate for the fiscal year ending September 30, 2015, is hereby fixed and adopted at 6.7700 mills on the dollar of the assessed value of property of every kind liable for or subject to taxation by the City of St. Petersburg, Florida.

SECTION 2. The tentative millage rate referred to in the preceding Section shall be levied for the following purposes:

<u>Purpose</u>	<u>Mills</u>
General Fund Operating Levy	6.7700

SECTION 3. The tentative millage rate adopted herein represents an increase of 7.05% over the rolled back rate of 6.3240 mills computed pursuant to the TRIM Act (Section 200.065, Florida Statutes, 2012, as amended).

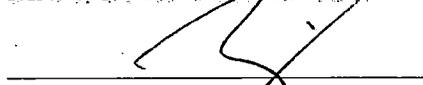
This resolution shall become effective immediately upon its adoption.

APPROVED BY DEPARTMENT



Budget Department

APPROVED AS TO FORM AND SUBSTANCE



City Attorney

ATTACHMENT D

ORDINANCE NO. 133-H

AN ORDINANCE MAKING APPROPRIATIONS FOR THE FISCAL YEAR ENDING SEPTEMBER 30, 2015; MAKING APPROPRIATIONS FOR THE PAYMENT OF THE OPERATING EXPENSES OF THE CITY OF ST. PETERSBURG, FLORIDA, INCLUDING ITS UTILITIES, AND FOR THE PAYMENT OF PRINCIPAL AND INTEREST OF REVENUE BONDS, AND OTHER OBLIGATIONS OF THE CITY OF ST. PETERSBURG, FLORIDA; MAKING APPROPRIATIONS FOR THE CAPITAL IMPROVEMENT PROGRAM OF THE CITY OF ST. PETERSBURG, FLORIDA; ADOPTING THIS APPROPRIATION ORDINANCE AS THE BUDGET FOR THE CITY FOR FISCAL YEAR ENDING SEPTEMBER 30, 2015; PROVIDING FOR RELATED MATTERS; AND PROVIDING AN EFFECTIVE DATE.

THE CITY OF ST. PETERSBURG DOES ORDAIN:

SECTION 1. For payment of operating expenses and obligations of the City of St. Petersburg, Florida, for the fiscal year ending September 30, 2015, that there is hereby appropriated out of any money in the Treasury of the City and any accruing revenues of the City available for said purposes to the Funds and for the purposes hereinafter set forth, the sum of monies shown in the following schedules:

OPERATING FUNDS

GENERAL FUND

Police	91,236,875
Fire	31,193,199
Leisure Services Administration	38,910,830
Neighborhood Affairs Administration	6,207,554
General Government Administration	31,359,338
Public Works Administration	11,145,528
City Development Administration	6,258,832
Total – General Fund	\$216,312,156

ENTERPRISE FUNDS

Water Resources	114,150,009
Water Cost Stabilization	1,215,810
Stormwater	11,921,351
Sanitation	41,930,392
Sanitation Equipment	2,717,800
Parking	5,871,687
Mahaffey Theater	4,645,971
Pier	422,400
Coliseum	784,922
Sunken Gardens	1,019,481
Tropicana Field	2,359,280

ATTACHMENT D

Airport	1,087,981
Marina	3,528,724
Golf Courses	3,598,531
Jamestown	576,587
Port	<u>355,980</u>
Total - Enterprise Funds	\$196,279,096

SPECIAL REVENUE FUNDS\OPERATING

Emergency Medical Services	13,175,795
Local Assistance Housing (SHIP)	275,050
Law Enforcement Fund	92,100
Grant Funds (CDBG, HOME, ESG, NSP)	3,007,557
Miscellaneous Trust Funds	1,000,000
Building Permit Special Revenue Fund	<u>4,219,278</u>
Total Special Revenue Funds\Operating	\$21,769,780

INTERNAL SERVICE FUND RESERVES

Fleet Management	646,340
Equipment Replacement	1,682,013
Information & Communication Services	445,473
Technology & Infrastructure	2,509,625
Commercial Insurance	67,847
Workers Compensation	<u>29,132</u>
Total-Internal Service Fund Reserves	\$5,380,430

TOTAL - ALL OPERATING FUNDS**\$439,741,462****SPECIAL REVENUE FUNDS\NON OPERATING**

Assessments Revenue	41,196
School Crossing Guard Trust	300,000
Weeki Wachee	138,000
Arts in Public Places	35,000
Professional Sports Facility Sales Tax	<u>2,000,004</u>
Total - Special Revenue Funds\Non-Operating	\$2,514,200

DEBT SERVICE FUNDS

JP Morgan Chase	3,401,814
First Florida Government Financing Commission Notes	2,699,075
Bank of America Notes	192,134
BB&T Notes	775,114
Stadium (Excise Tax) Debt Service	8,406,550
Pro Sport Facility Sales Tax Debt	286,495
Water Resources Debt	24,374,145
Stormwater Debt	<u>1,055,680</u>
Total - Debt Service Funds	\$41,191,007

TOTAL - OPERATING BUDGET APPROPRIATIONS**\$483,446,669**

ATTACHMENT D

SECTION 2. For the payment of capital improvements as set forth in the Capital Improvement Program, there is hereby appropriated from the monies in the Treasury of the City and any accruing revenues of the City available for said purposes to the funds and for the purposes heretofore set forth, the sum of monies as shown in the following schedules:

CAPITAL IMPROVEMENT FUNDS

GENERAL CAPITAL IMPROVEMENT FUND

Plaza Parkway	200,000
RNI Fuel System Upgrade	150,000
Fleet Wash Rack Upgrade	300,000
Fleet In-Ground Lift Replacement	300,000
Fleet Alignment Rack Upgrade	50,000
Municipal Office Building Repairs & Improvements	400,000
Skyway Marina District Restaurant Incentive	50,000
South St. Pete Redevelopment	166,000
Traffic Safety Plan – 118 Avenue North Trees	40,000
General Capital Total	\$1,656,000

HOUSING CAPITAL IMPROVEMENT FUND

Legal Collection	25,000
Neighborhood Blight Elimination/Housing Strategy	350,000
Housing Total	\$375,000

PUBLIC SAFETY CAPITAL IMPROVEMENT FUND

Fire Engine 11 Replacement	276,000
Fossil Park Fire Station 7 Renovation	240,000
Public Safety Total	\$516,000

NEIGHBORHOOD & CITYWIDE INFRASTRUCTURE IMPROVEMENT

Special Assessments Administration	150,000
Neighborhood Partnership Grants	175,000
Neighborhood Enhancements	175,000
Street & Road Improvements	4,500,000
Curb Replacement/Ramps	500,000
Sidewalk Reconstruction/Expansion	600,000
Roser Park Street Improvements	500,000
Alley Reconstruction - Unpaved	300,000
Alley Reconstruction - Brick	200,000
Bicycle Pedestrian Facilities	50,000
Skyway Marina District Streetscaping	500,000
Intersection Modification	50,000
Neighborhood Transportation Management	50,000
Wayfaring Signage	400,000
Bridge Reconstruction	250,000
MLK S. over Booker Creek Bridge Replacement	1,450,000
Dredging Channels G,H,L,I,J,M,N,&K	400,000
4th St & 14 A/N to Crescent Lake SDI	400,000

ATTACHMENT D

South St. Pete Redevelopment	959,000
Airport Hangar #2	400,000
Seawall Renovation & Replacement	<u>400,000</u>
Neighborhood & Citywide Total	\$12,409,000

RECREATION & CULTURE CAPITAL IMPROVEMENT

Campbell Park Center Additions/Improvements	1,050,000
Recreation Center Improvements	175,000
Willis Johns Center Improvements	50,000
Swimming Pool Improvements	244,000
North Shore Aquatics Complex Restroom	1,150,000
Athletic Field Lighting Improvements	500,000
Athletic Facilities Improvements	160,000
Dugout Replacements	60,000
Outdoor Court Facility Improvements	285,000
Demens Landing Improvements	200,000
Lake Maggiore/Boyd Hill Park	500,000
Park Restroom Renovations	210,000
Park Facilities Improvements	250,000
Parking Lot Improvements	125,000
Parks Lighting Improvements	125,000
Play Equipment Replacement	250,000
Restoration to Parks Fountains/Statues	100,000
Sunken Gardens Park Improvements	160,000
Sunken Gardens Pond Restoration	150,000
Mahaffey Theater Improvements	525,000
Mahaffey Theater Banquet Facility	120,000
Mahaffey Theater Orchestra Shell Study	30,000
Coliseum Improvements	100,000
Coliseum Floor Replacement	<u>70,000</u>
Recreation and Culture Total	\$6,589,000

CITY FACILITIES CAPITAL IMPROVEMENT FUND

Dwight Jones Neighborhood Center Improvements	115,000
Fire Station Major Improvements	100,000
City Facilities Roof Waterproofing	200,000
City Facility HVAC Replace/Upgrade	150,000
Infrastructure to be Determined	185,000
Environmental Cleanup Projects	<u>50,000</u>
City Facilities Total	\$800,000

DOWNTOWN PARKING CAPITAL PROJECTS

Baywalk Garage Waterproofing	200,000
Midcore Garage Improvements	100,000
Parking Meter Expansion	<u>200,000</u>
Downtown Parking Total	\$500,000

ATTACHMENT D

WATER RESOURCES CAPITAL PROJECTS FUND

Water Treatment/Supply	1,100,000
Water Distribution System Improvements	6,787,000
Sanitary Sewer Collection System	6,995,000
Lift Station Improvements	1,250,000
Water Reclamation Facilities Improvements	20,552,000
Reclaimed Water System Improvements	125,000
Environmental Compliance	110,000
Computerized System Improvements	<u>225,000</u>
Water Resources Total	\$37,144,000

STORMWATER DRAINAGE CAPITAL PROJECTS

94th A/N at Tinney Creek	1,179,000
Minor Storm Drainage	250,000
Drainage Line Rehab	<u>250,000</u>
Storm Drainage Total	\$1,679,000

AIRPORT CAPITAL PROJECTS FUND

Airport Hangar #2	1,600,000
Airport Runway 7/25 & TW1 Stub Connectors	<u>1,118,000</u>
Airport Total	\$2,718,000

MARINA CAPITAL PROJECTS FUND

Marina Facility Improvements	<u>500,000</u>
Marina Total	\$500,000

BICYCLE/PEDESTRIAN SAFETY GRANTS

Bicycle Facility Phase II	674,000
Pedestrian Crosswalk Enhancements	36,000
Treasure Island Trail	<u>643,000</u>
Bicycle/Pedestrian Grants Total	\$1,353,000

TRANSPORTATION IMPACT FEES CAPITAL PROJECTS

Gateway Areawide DRI Mitigation Program	100,000
I-175 On Ramp/4th St S 2-Way	500,000
City Trails - Bicycle Trails	950,000
Downtown Intersections & Pedestrian Facilities	125,000
Sidewalks	200,000
Traffic Safety Program	<u>250,000</u>
Transportation Total	\$2,125,000

TOTAL CIP FUNDS

\$68,364,000

ATTACHMENT D

SECTION 3. For dependent districts of the City, for the fiscal year ending September 30, 2015, there are hereby appropriated from the monies and revenues of said districts the sum of monies shown on the following schedule:

DEPENDENT DISTRICTS

Health Facilities Authority	14,000
Downtown Redevelopment District	<u>4,263,338</u>
Total - Dependent Districts	\$4,277,338

SECTION 4. Within the appropriations in Section 1, the following allocations are authorized:

INTERNAL SERVICE ALLOCATIONS

Fleet Management	16,799,595
Equipment Replacement	6,557,086
Municipal Office Buildings	2,676,769
Information & Communication Services	10,034,621
Technology and Infrastructure	1,118,419
Supply Management	437,692
Health Insurance	44,064,402
Life Insurance	845,203
Self Insurance	2,077,541
Commercial Insurance	4,972,924
Workers Compensation	10,172,965
Billing & Collections	<u>8,646,564</u>
Total - Internal Services	\$108,403,781

COMMUNITY SUPPORT ALLOCATIONS

Social Services	486,000
Pinellas Hope/Emergency Beds	145,000
Homeless Services	180,000
St. Vincent DePaul	75,000
Pinellas Education Foundation	75,000
Turning Point	125,000
Arts	213,000
Festival of States	35,000
First Night	25,000
MLK Festival of Bands	35,000
Museum of History	12,000
MLK Parade Free Speech Event	17,000
Blue Ocean Film Festival	25,000
Early Childhood Development Program	50,000
Florida Orchestra	38,000
Economic Development	201,950
Main Streets	176,000
Workforce Readiness	35,000

ATTACHMENT D

Neighborhood Grants	30,000
After School Work Program	150,000
Summer Youth Intern	<u>275,000</u>
Total-Community Support	\$2,403,950
Subsidies:	
Mahaffey Theater	489,000
Pier	380,000
Coliseum	267,500
Sunken Gardens	213,000
Tropicana Field	1,300,000
Jamestown	60,000
Port	<u>222,500</u>
Total-Subsidies	\$2,932,000
Transfers:	
Economic Stability	1,000,000
Housing CIP	350,000
General CIP	1,000,000
Downtown TIF	5,507,521
Bayboro TIF	24,730
Intown West TIF	<u>414,213</u>
Total-Transfers	\$8,296,464
Contingency	<u>3,392,616</u>
Total – Non-Departmental	\$17,025,030

SECTION 5. The following categories are established as committed fund balances for future appropriation in the General Fund. The final amount will be determined subsequent to year-end when the actual results and ending balances for all funds has been determined. Commitments can be changed by a resolution of City Council:

Operating Re-appropriations—Funds that are rolled over for purchases that could not be made in the previous year due to timing or other issues.

Land Sale Proceeds—This category was created to provide a funding source for acquiring property. Proceeds from the sale of city properties valued at less than \$20,000 are deposited in the General Operating Fund and are to be used for acquiring property according to Resolution 2002-126 adopted by the City Council on February 21, 2002.

Qualified Target Industry (QTI) Tax Refund Program—This category was established to provide the city's share of payments over the next five years for the QTI program, which provides funds to local businesses for the purpose of stimulating economic growth and employment.

ATTACHMENT D

Local Agency Program (LAP)-This category is established to provide the city's share of commitments for maintenance of city roads and trails as a result of grant agreements with the Florida Department of Transportation (FDOT).

These commitment categories are effective as of the date of this ordinance which is prior to the end of the Fiscal Year 2014.

SECTION 6. After passage of this ordinance, changes to the amounts listed in Sections 3 and 4 may be accomplished in the same manner as changes to appropriations within or between the sub-funds within what are considered the City's two funds delineated in Sections 1 and 2 of this ordinance (i.e., operating funds and capital improvement funds). Changes to appropriations within or between said sub-funds shall be accomplished pursuant to City Charter Section 3.14.

SECTION 7. This appropriation ordinance is hereby adopted as the budget for the City of St. Petersburg for the fiscal year ending September 30, 2015.

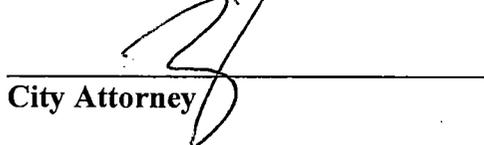
SECTION 8. In the event this Ordinance, or any line item, is not vetoed by the Mayor in accordance with the City Charter, it shall become effective upon the expiration of the fifth business day after adoption unless the Mayor notifies the City Council through written notice filed with the City Clerk that the Mayor will not veto this Ordinance, in which case this Ordinance shall become effective immediately upon filing such written notice with the City Clerk. In the event this Ordinance, or any line item, 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 BY DEPARTMENT:



Budget Department

APPROVED AS TO FORM AND SUBSTANCE:



City Attorney

RESOLUTION NO. _____

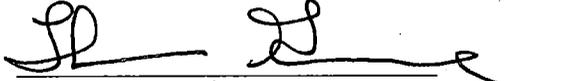
**A RESOLUTION ADOPTING THE
TENTATIVE BUDGET FOR THE FISCAL
YEAR ENDING SEPTEMBER 30, 2015; AND
PROVIDING AN EFFECTIVE DATE.**

WHEREAS, a public hearing has been held on September 4, 2014, at 6:00 P.M. on the tentative budget and this City Council has made its amendments;

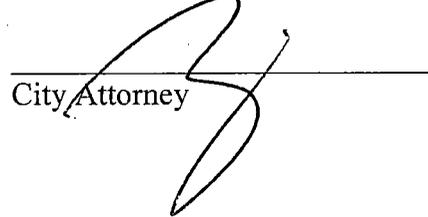
NOW, THEREFORE, BE IT RESOLVED by the City Council of the City of St. Petersburg, Florida: This City Council adopts Proposed Ordinance 133-H as the tentative budget for the fiscal year ending September 30, 2015.

This resolution shall become effective immediately upon its adoption.

APPROVED BY DEPARTMENT


Budget Department

APPROVED AS TO FORM AND SUBSTANCE


City Attorney

REVISED

**MEMORANDUM
CITY OF ST. PETERSBURG**

To: Honorable Chairman Dudley and Members of City Council
From: Mayor Rick Kriseman 
Date: August 22, 2014
Subject: **First Reading of FY15 Tentative Budget Appropriations Ordinance and Report of Changes from the Recommended Budget**

Background: This report provides material for adoption of the tentative budget for FY15 and contains material related to the Public Hearing scheduled for September 4, 2014 at 6:00 PM in City Council Chamber. At that hearing, staff will present the first reading of the FY15 Appropriations Ordinance and certain material that is statutorily required to comply with the "Truth in Millage" (TRIM) law. Final action on the FY15 budget is scheduled to take place at the conclusion of the second Public Hearing scheduled for September 18, 2014.

Explanation: The Recommended Budget for FY15 was submitted to City Council on July 1, 2014. In accordance with statutory requirements, two public hearings have been scheduled (September 4th and September 18th) to solicit public input on the proposed FY15 Budget. Additionally, City Council voted to hold a Committee of the Whole (COW) meeting on August 28, 2014 to discuss the Fiscal Year 2015 Budget. In preparation for the COW meeting and the first public hearing, this report conveys the following material:

- Agenda for the September 4th Public Hearing - providing statutory requirements Attachment A
- Listing and description of all substantive changes made to both projected revenues and anticipated expenditures for FY15 since submission of the Recommended Budget on July 1. Attachment B
- Resolution which adopts the tentative millage rate of 6.7700 mills Attachment C
- Proposed Budget/Appropriations Ordinance Attachment D
- Resolution which adopts the tentative budget at the first Public Hearing Attachment E

Adoption of Tentative Millage and Rolled Back Rate

The proposed aggregate millage rate adopted by City Council on July 24, 2014 was 6.7700 mills. The Recommended FY15 Budget included that proposed millage rate of 6.7700 which represents a 7.05% increase from the rolled back rate of 6.3240 mills. The rolled back rate is the rate that will generate the same amount of revenue as the prior year given the current assessed property values (with exclusions provided by State Statute including new construction, newly annexed properties, etc.). City policy provides that ad valorem revenue will be estimated at 96% to allow for early payment discounts, uncollectibles, and value adjustment board revisions.

The proposed millage rate of 6.7700, which provides ad valorem revenue of \$88.261 million, along with the times and dates for the public hearings are advertised by the Pinellas County Property Appraiser via TRIM notices mailed to all property owners. Revenues and expenditures are detailed in the Recap of Changes (Attachment B). At this first meeting, Council will adopt the tentative millage rate, which cannot exceed the advertised millage rate of 6.7700 without taxpayer notification by mail, at the city's expense (s. 200.065(2)(d), F.S.). Council, can however, reduce the millage rate from the 6.7700 provided in the TRIM notices without additional notification or expense.

Council will also be asked to approve changes to the Recommended Budget which have occurred subsequent to July 1, 2014 and approve the FY15 Tentative Budget which includes these changes. State Statutes require a very specific format for the adoption process which is provided in the Agenda shown in Attachment A.

General Information

Several important points may be helpful to Council members in reviewing the attached material. First, the proposed ordinance sets appropriation levels for the General Fund, Special Revenue Funds, Enterprise Funds, Debt Service Funds, and for transfers between funds. It appropriates all Capital Project Funds for FY15, as provided for in the Recommended Capital Improvement Program. Additionally, the ordinance sets appropriations for Dependent Special Districts and establishes authorization levels for each of the City's Internal Service Funds. For Internal Service funds only the portion of funding provided from fund balance or other external funding sources to partially offset operational cost (if any) is included in the appropriation. The remaining portion of the Internal Service Funds does not require formal appropriations inasmuch as they are funded through charges to those departments which use their services. Setting an authorization level allows Council to establish a funding level for each internal service operation while avoiding duplicate appropriations.

Subsequent to development of the Recommended Budget, staff has continued to monitor revenue sources and evaluate both departmental budget requests and expenditure needs. As a result, changes are proposed in many funds. A summary of all of the changes are shown on the attached "Recap of Changes in the Recommended Budget for the Proposed Ordinance," Attachment B.

Recommendation/Action Required

It is recommended that City Council adopt the tentative millage rate of 6.7700 according to F.S. 200.065 and then approve the tentative FY15 Budget/Appropriations Ordinance on first reading. It is further recommended that City Council approve the resolution adopting the recommended budget appropriations ordinance as the tentative budget for the City of St. Petersburg for fiscal year ending September 30, 2015. Final action on the FY15 budget will occur at the conclusion of the September 18th Public Hearing.

ATTACHMENT A

FIRST PUBLIC HEARING ON THE FISCAL YEAR 2015 MILLAGE RATE and BUDGET CITY OF ST. PETERSBURG, FLORIDA

City Council Chamber
St. Petersburg City Hall
Thursday, September 4, 2014
6:00 P.M.

AGENDA

- | | | | |
|----|---|---|--|
| 1. | Call to Order;
Announcement of Purpose
of Hearing; Opening of
Public Hearing. | Honorable
Chair
William
Dudley | Announce Purpose: Public Hearing on the tentative budget, the proposed millage rate and the Mayor's RECOMMENDED BUDGET as the Budget/Appropriations Ordinance for Fiscal Year 2015. Start the Public Hearing. |
| 2. | First Reading of Budget/
Appropriations Ordinance
Title. | City Clerk | Read title of Budget/ Appropriations Ordinance. |
| 3. | Introductory Remarks | Mayor Rick
Kriseman | General remarks. |
| 4. | Presentation on the
Tentative FY 2015 Budget
and Rolled Back Rate. | Budget Director
Tom Greene | Brief power point presentation. First substantive issue to be discussed is percent increase, if any , in millage over the rolled-back rate necessary to fund the Mayor's RECOMMENDED BUDGET...The proposed millage is 6.7700. This rate represents an increase of 7.05% over the rolled back rate of 6.3240 FS 200.065 (2) (e) |
| 5. | Receipt of Public
Testimony | Mayor and
Council | The general public shall be allowed to speak and ask questions prior to the adoption of the tentative millage rate and tentative budget by City Council. <i>FS 200.065(2) (e)</i> |
| 6. | | Honorable
Chair
William
Dudley | Close public comment portion of the hearing |
| 7. | Council Comments and
Discussion and Adoption
of amendments to the
RECOMMENDED BUDGET. | Mayor and
Council | If Council amends the RECOMMENDED BUDGET so that there will be a requirement for there to be a change in the millage go to step 8, otherwise go to step 9. |
| 8. | Re-compute tentative
millage rate if
necessary. | Budget Staff | Compute proposed millage rate and make changes to resolutions and Ordinance as required. <i>FS 200.065(2) (e)</i> |

ATTACHMENT A

9. Announcement of Tentative Millage Rate compared to the Rolled-back rate **Honorable Chair William Dudley** Publicly announce: The tentative millage rate for the City of St. Petersburg is 6.7700 mills which is a 7.05% increase from the rolled back rate of 6.3240 mills.
10. Adopt millage resolution. City Council **Adopt resolution setting tentative millage rate.** This must be done before adopting tentative budget and must have separate votes. *FS 200.065(d) & (e)*
11. Adoption by Resolution of the Budget/Appropriations Ordinance as the Tentative Budget City Council Adopt Mayor's RECOMMENDED BUDGET (with any amendments that have been approved) as the tentative budget in two steps.
- Honorable Chair William Dudley** a) **Motion to pass the recommended budget appropriations ordinance (as amended if amended) for the City of St. Petersburg fiscal year 2015 on first reading.**
- Honorable Chair William Dudley** b) **Motion to approve resolution adopting the recommended budget appropriations ordinance, as passed on first reading, as the tentative budget for the City of St. Petersburg fiscal year ending September 30, 2015.**
12. Announcement of Date, Time, and Place of final public hearing **Honorable Chair William Dudley** Publicly announce the date, time and place of the final public hearing.
- Thursday, September 18, 2014, 6:00 p.m., City Hall.**
13. Closing of public hearing **Honorable Chair William Dudley** Close public hearing on the budget, the millage rate and budget/appropriation ordinance.
- Adjourn the public hearing.**

EXCERPTS FROM F.S. 200.065:

Paragraph 2(c): "Within 80 days of the certification of value pursuant to subsection (1), but not earlier than 65 days after certification, the governing body of each taxing authority shall hold a public hearing on the tentative budget and proposed millage rate. Prior to the conclusion of the hearing, the governing body of the taxing authority shall amend the tentative budget as it sees fit, adopt the amended tentative budget, recompute its proposed millage rate, and publicly announce the percent, if any, by which the re-computed proposed millage rate exceeds the rolled-back rate computed pursuant to subsection (1). That percent shall be characterized as the percentage increase in property taxes tentatively adopted by the governing body."

Paragraph 2(e): "1. In the hearings required pursuant to paragraphs (c) and (d), the first substantive issue discussed shall be the percentage increase in millage over the rolled-back rate necessary to fund the budget, if any, and the specific purposes for which ad valorem tax revenues are being increased. During such

ATTACHMENT A

discussion, the governing body shall hear comments regarding the proposed increase and explain the reasons for the proposed increase over the rolled-back rate. The general public shall be allowed to speak and to ask questions prior to adoption of any measures by the governing body. The governing body shall adopt its tentative or final millage rate prior to adopting its tentative or final budget."

RECAP OF CHANGES BETWEEN THE RECOMMENDED BUDGET AND PROPOSED BUDGET ORDINANCE

**** CHANGES IN REVENUES ****

FUND	RECOMMENDED BUDGET	PROPOSED CHANGE	ORDINANCE	REASONS
<u>General Operating Fund</u>				
Property Tax	87,288,005	973,675	88,261,680	The Property Appraiser certification of taxable value was received on July 1st and was higher than the estimate used for the Recommended Budget.
State Shared Revenue	6,254,635	(1,024,635)	5,230,000	This is the net result of changes in the estimate of the amount of state shared revenue that will be received, and also recording the additional revenue in the debt service fund so that it can be used for debt payments.
Fines - Code Enforcement	623,000	400,000	1,023,000	Foreclosure registry program revenue.
Communications Services Tax	11,100,000	(400,000)	10,700,000	The estimated amount of revenue received will be lower.
Parks and Recreation	7,682,224	38,201	7,720,425	This additional revenue results from an increase in grant revenue from JWB of Pinellas County for TASCOS center based teen programs (\$35,864), as well as, an increase in grant revenue from the Florida Department of Health, Bureau of Childcare Food Programs to provide snacks for children attending after school programs (\$2,337).
Pilot/G&A Revenue	25,488,906	(16,783)	25,472,123	Reduction of Golf Courses G&A due to Twin Brooks Closure for renovation May, 2015 - September, 2015.
State Shared Revenue-Half Cent	14,700,000	100,000	14,800,000	The estimated amount of revenue received will be higher.
Transfer from Housing Capital Improvement Fund	68,000	(68,000)	0	The transfer from the Housing CIP will not be needed in FY15.
Total General Fund	<u>216,309,698</u>	<u>2,458</u>	<u>216,312,156</u>	
<u>Other Funds</u>				
Downtown Redevelopment District	10,237,338	(317,506)	9,919,832	The payments to the Tax Increment districts from the city and county changed due to change in values from certification.
Intown West Increment District	703,204	58,589	761,793	
Golf Course Operating	3,741,314	(123,294)	3,618,020	Revenue loss due to closure of Twin Brooks Golf Course for renovation starting May, 2015. The revenue loss is offset by projected reductions in expenditures.
Stadium Debt Service Fund	7,940,187	237,113	8,177,300	The state shared revenue that was planned to go into the General Fund will instead go into the debt service fund to be used to pay debt.
Sports Facility Sales Tax Debt	1,930,640	(1,500,898)	429,742	The transfer from the Pro Sports Facility Special Revenue Fund will be reduced due to the debt refunding.
Water Resources Fund	113,300,510	(777,760)	112,522,750	Change reflects the reduced rate of increase from 5.50% to 4.75% as determined by the FY15 Water Resources Rate Study.
Sanitation Replacement	4,643,000	(1,800,000)	2,843,000	The transfer from the Sanitation operating fund will be reduced.
Total Other Funds	<u>142,496,193</u>	<u>(4,223,756)</u>	<u>138,272,437</u>	

**** CHANGES IN REQUIREMENTS ****

FUND	RECOMMENDED BUDGET	PROPOSED CHANGE	ORDINANCE	REASONS
<u>General Operating Fund</u>				
Budget & Management (Operations)	886,205	50,000	936,205	These resources will provide funding for the city to engage a series of subject matter experts as grant writing consultants.
City Clerk	1,186,837	25,000	1,211,837	This is to provide funds for new furniture in the Clerk's Office.
Codes Compliance	2,777,242	400,000	3,177,242	Foreclosure registry program services, expense offset by registration fees.

ATTACHMENT B

**RECAP OF CHANGES BETWEEN THE RECOMMENDED BUDGET AND PROPOSED
BUDGET ORDINANCE**

Community Services	921,273	50,000	971,273	This is an increase to the Afterschool Youth Employment Program, bringing total funding to \$150,000
Downtown Enterprise Facilities	538,054	375	538,429	This change is to move the PC replacement charge from the Jamestown Operating Fund.
Finance	11,706,483	(1,550,082)	10,156,401	This is the net result of increased payments into the TIF districts (\$79,629), an increased transfer to capital projects (\$1,000,000), and a reduction in debt payments as a result of refunding (-\$2,629,711).
Human Resources	2,838,608	14,785	2,853,393	These changes adds \$20,000 for a new part-time tuition reimbursement program, moves an Administrative Secretary position to the Mayor's Office (-\$44,132), and changes in the salary charged to the insurance funds for two employees (\$38,917).
Legal	2,616,702	35,300	2,652,002	Corrections to salary distributions \$21,715 and payout of Legal Assistant I position \$13,585.
Mayor's Office	1,699,555	34,376	1,733,931	This change is to move an Administrative Secretary position to the Mayor's Office (\$44,132) and to reduce ICS charges due to a reorganization (\$9,756). See explanation above in Human Resources
Marketing	2,801,034	50,000	2,851,034	This non-departmental investment will provide funds for a new program to focus on early childhood development.
Neighborhood Affairs	1,300,967	2,220	1,303,187	Due to a reorganization ICS charges were transferred to the Neighborhood Affairs Department.
Parks & Recreation	32,425,958	38,201	32,464,159	This change includes an increase in grant revenue from JWV of Pinellas County for TASCOCO center based teen programs (\$35,864), as well as, an increase in grant revenue from the Florida Department of Health, Bureau of Childcare Food Programs to provide snacks for children attending after school programs (\$2,337).
Planning & Economic Development	3,360,160	50,112	3,410,272	Additional funds are being added for the 2020 Wrap Around Service Program (\$30,000) and the Urban Design Research Fellow Program (\$18,000). A reorganization was done resulting in \$2,112 added to the Planning & Economic Development Department.
Police	90,836,875	400,000	91,236,875	This increases the Police overtime budget. The reduction for Police overtime was dependent on other changes in the department that will not be able to be done in FY15.
Contingency	2,990,445	402,171	3,392,616	This item is the net change in contingency needed to balance the General Fund. Contingency includes dollars set aside for salary increases (\$2.2 million). Additionally, resources are set aside to address the projected FY14 General Fund operating losses and/or to correct supervisor/subordinate inequities due to wage compression.
Total General Fund	<u>216,309,698</u>	<u>2,458</u>	<u>216,312,156</u>	
Other Funds				
Sports Facility Sales Tax Debt	1,930,640	(1,644,145)	286,495	This is the debt service due in FY15 on the SunTrust refunding loan.
Water Resources Fund	115,581,921	(1,431,912)	114,150,009	Change due to results from Water Resources Rate Study.
Water Cost Stabilization Fund	1,308,000	(92,190)	1,215,810	Change in Water Cost Stabilization Transfer to the Water Resources Fund due to results from Water Resources Rate Study.
Sanitation	43,730,392	(1,800,000)	41,930,392	The transfer to the Sanitation Replacement fund can be reduced.
Sanitation Replacement	4,600,800	(1,883,000)	2,717,800	The purchase of several pieces of equipment will not need to be made in FY15.
Golf Course Operating	3,741,314	(142,783)	3,598,531	Projected reduction in expenditures due to closure of Twin Brooks Golf Course for renovation starting May, 2015.

RECAP OF CHANGES BETWEEN THE RECOMMENDED BUDGET AND PROPOSED BUDGET ORDINANCE

Marina	3,528,637	87	3,528,724	This is the net result of adding a full-time Maintenance Worker 1 position, eliminating a part-time Maintenance Mechanic 1 position, and cancelling a janitorial services contract.
Jamestown	576,962	(375)	576,587	This change is to move the PC replacement charge to the Dwight Jones Center.
Health Insurance	44,111,804	(47,402)	44,064,402	This is the net result of changes in the distribution of salaries between this fund, the General Fund, and the pension funds.
Life Insurance	850,469	(5,266)	845,203	
Total Other Funds	<u>219,960,939</u>	<u>(7,046,986)</u>	<u>212,913,953</u>	

CAPITAL IMPROVEMENT FUNDS

** CHANGES IN REVENUES **

FUND	RECOMMENDED BUDGET	PROPOSED CHANGE	ORDINANCE	REASONS
General Capital Improvement Fund	1,435,000	1,000,000	2,435,000	This increase is a result of an increased transfer to capital projects as a result of the bond refunding.

** CHANGES IN REQUIREMENTS **

FUND	RECOMMENDED BUDGET	PROPOSED CHANGE	ORDINANCE	REASONS
General Capital Improvement Fund	1,616,000	40,000	1,656,000	This additional \$40,000 will provide additional resources to plant trees along the south side of 118th Avenue North west of Dr. Martin Luther King Jr. Street. This funding will complement the existing funding for the Neighborhood Traffic Safety Plan which includes the construction of two medians, as well as, lane restriping and the installation of lane markings.

RESOLUTION NO. _____

**A RESOLUTION ADOPTING A TENTATIVE
MILLAGE RATE FOR THE FISCAL YEAR
ENDING SEPTEMBER 30, 2015; AND
PROVIDING AN EFFECTIVE DATE.**

WHEREAS, the amounts of money necessary to be raised from taxation to carry on the government of the City of St. Petersburg for the fiscal year ending September 30, 2015, have been tentatively determined;

NOW, THEREFORE, BE IT RESOLVED by the City Council of the City of St. Petersburg, Florida, that it has been determined that in order to raise and produce the funds necessary to carry on the government of the City of St. Petersburg for the fiscal year ending September 30, 2015, there is hereby levied for said year, the various taxes set out in Sections 1 and 2, inclusive of this Resolution, to wit:

SECTION 1. The tentative millage rate for the fiscal year ending September 30, 2015, is hereby fixed and adopted at 6.7700 mills on the dollar of the assessed value of property of every kind liable for or subject to taxation by the City of St. Petersburg, Florida.

SECTION 2. The tentative millage rate referred to in the preceding Section shall be levied for the following purposes:

<u>Purpose</u>	<u>Mills</u>
General Fund Operating Levy	6.7700

SECTION 3. The tentative millage rate adopted herein represents an increase of 7.05% over the rolled back rate of 6.3240 mills computed pursuant to the TRIM Act (Section 200.065, Florida Statutes, 2012, as amended).

This resolution shall become effective immediately upon its adoption.

APPROVED BY DEPARTMENT



Budget Department

APPROVED AS TO FORM AND SUBSTANCE



City Attorney

ATTACHMENT D

ORDINANCE NO. 133-H

AN ORDINANCE MAKING APPROPRIATIONS FOR THE FISCAL YEAR ENDING SEPTEMBER 30, 2015; MAKING APPROPRIATIONS FOR THE PAYMENT OF THE OPERATING EXPENSES OF THE CITY OF ST. PETERSBURG, FLORIDA, INCLUDING ITS UTILITIES, AND FOR THE PAYMENT OF PRINCIPAL AND INTEREST OF REVENUE BONDS, AND OTHER OBLIGATIONS OF THE CITY OF ST. PETERSBURG, FLORIDA; MAKING APPROPRIATIONS FOR THE CAPITAL IMPROVEMENT PROGRAM OF THE CITY OF ST. PETERSBURG, FLORIDA; ADOPTING THIS APPROPRIATION ORDINANCE AS THE BUDGET FOR THE CITY FOR FISCAL YEAR ENDING SEPTEMBER 30, 2015; PROVIDING FOR RELATED MATTERS; AND PROVIDING AN EFFECTIVE DATE.

THE CITY OF ST. PETERSBURG DOES ORDAIN:

SECTION 1. For payment of operating expenses and obligations of the City of St. Petersburg, Florida, for the fiscal year ending September 30, 2015, that there is hereby appropriated out of any money in the Treasury of the City and any accruing revenues of the City available for said purposes to the Funds and for the purposes hereinafter set forth, the sum of monies shown in the following schedules:

OPERATING FUNDS

GENERAL FUND

Police	91,236,875
Fire	31,193,199
Leisure Services Administration	38,910,830
Neighborhood Affairs Administration	6,207,554
General Government Administration	31,359,338
Public Works Administration	11,145,528
City Development Administration	<u>6,258,832</u>
Total – General Fund	\$216,312,156

ENTERPRISE FUNDS

Water Resources	114,150,009
Water Cost Stabilization	1,215,810
Stormwater	11,921,351
Sanitation	41,930,392
Sanitation Equipment	2,717,800
Parking	5,871,687
Mahaffey Theater	4,645,971
Pier	422,400
Coliseum	784,922
Sunken Gardens	1,019,481
Tropicana Field	2,359,280

ATTACHMENT D

Airport	1,087,981
Marina	3,528,724
Golf Courses	3,598,531
Jamestown	576,587
Port	<u>355,980</u>
Total - Enterprise Funds	\$196,186,906

SPECIAL REVENUE FUNDS\OPERATING

Emergency Medical Services	13,175,795
Local Assistance Housing (SHIP)	275,050
Law Enforcement Fund	92,100
Grant Funds (CDBG, HOME, ESG, NSP)	3,007,557
Miscellaneous Trust Funds	1,000,000
Building Permit Special Revenue Fund	<u>4,219,278</u>
Total Special Revenue Funds\Operating	\$21,769,780

INTERNAL SERVICE FUND RESERVES

Fleet Management	646,340
Equipment Replacement	1,682,013
Information & Communication Services	445,473
Technology & Infrastructure	2,509,625
Commercial Insurance	67,847
Workers Compensation	<u>29,132</u>
Total-Internal Service Fund Reserves	\$5,380,430

TOTAL - ALL OPERATING FUNDS**\$439,649,272****SPECIAL REVENUE FUNDS\NON OPERATING**

Assessments Revenue	41,196
School Crossing Guard Trust	300,000
Weeki Wachee	138,000
Arts in Public Places	35,000
Professional Sports Facility Sales Tax	<u>2,000,004</u>
Total - Special Revenue Funds\Non-Operating	\$2,514,200

DEBT SERVICE FUNDS

JP Morgan Chase	3,401,814
First Florida Government Financing Commission Notes	2,699,075
Bank of America Notes	192,134
BB&T Notes	775,114
Stadium (Excise Tax) Debt Service	8,406,550
Pro Sport Facility Sales Tax Debt	286,495
Water Resources Debt	24,374,145
Stormwater Debt	<u>1,055,680</u>
Total - Debt Service Funds	\$41,191,007

TOTAL - OPERATING BUDGET APPROPRIATIONS**\$483,354,479**

ATTACHMENT D

SECTION 2. For the payment of capital improvements as set forth in the Capital Improvement Program, there is hereby appropriated from the monies in the Treasury of the City and any accruing revenues of the City available for said purposes to the funds and for the purposes heretofore set forth, the sum of monies as shown in the following schedules:

CAPITAL IMPROVEMENT FUNDS

GENERAL CAPITAL IMPROVEMENT FUND

Plaza Parkway	200,000
RNI Fuel System Upgrade	150,000
Fleet Wash Rack Upgrade	300,000
Fleet In-Ground Lift Replacement	300,000
Fleet Alignment Rack Upgrade	50,000
Municipal Office Building Repairs & Improvements	400,000
Skyway Marina District Restaurant Incentive	50,000
South St. Pete Redevelopment	166,000
Traffic Safety Plan – 118 Avenue North Trees	<u>40,000</u>
General Capital Total	\$1,656,000

HOUSING CAPITAL IMPROVEMENT FUND

Legal Collection	25,000
Neighborhood Blight Elimination/Housing Strategy	<u>350,000</u>
Housing Total	\$375,000

PUBLIC SAFETY CAPITAL IMPROVEMENT FUND

Fire Engine 11 Replacement	276,000
Fossil Park Fire Station 7 Renovation	<u>240,000</u>
Public Safety Total	\$516,000

NEIGHBORHOOD & CITYWIDE INFRASTRUCTURE IMPROVEMENT

Special Assessments Administration	150,000
Neighborhood Partnership Grants	175,000
Neighborhood Enhancements	175,000
Street & Road Improvements	4,500,000
Curb Replacement/Ramps	500,000
Sidewalk Reconstruction/Expansion	600,000
Roser Park Street Improvements	500,000
Alley Reconstruction - Unpaved	300,000
Alley Reconstruction - Brick	200,000
Bicycle Pedestrian Facilities	50,000
Skyway Marina District Streetscaping	500,000
Intersection Modification	50,000
Neighborhood Transportation Management	50,000
Wayfaring Signage	400,000
Bridge Reconstruction	250,000
MLK S. over Booker Creek Bridge Replacement	1,450,000
Dredging Channels G,H,L,I,J,M,N,&K	400,000
4th St & 14 A/N to Crescent Lake SDI	400,000

ATTACHMENT D

South St. Pete Redevelopment	959,000
Airport Hangar #2	400,000
Seawall Renovation & Replacement	<u>400,000</u>
Neighborhood & Citywide Total	\$12,409,000

RECREATION & CULTURE CAPITAL IMPROVEMENT

Campbell Park Center Additions/Improvements	1,050,000
Recreation Center Improvements	175,000
Willis Johns Center Improvements	50,000
Swimming Pool Improvements	244,000
North Shore Aquatics Complex Restroom	1,150,000
Athletic Field Lighting Improvements	500,000
Athletic Facilities Improvements	160,000
Dugout Replacements	60,000
Outdoor Court Facility Improvements	285,000
Demens Landing Improvements	200,000
Lake Maggiore/Boyd Hill Park	500,000
Park Restroom Renovations	210,000
Park Facilities Improvements	250,000
Parking Lot Improvements	125,000
Parks Lighting Improvements	125,000
Play Equipment Replacement	250,000
Restoration to Parks Fountains/Statues	100,000
Sunken Gardens Park Improvements	160,000
Sunken Gardens Pond Restoration	150,000
Mahaffey Theater Improvements	525,000
Mahaffey Theater Banquet Facility	120,000
Mahaffey Theater Orchestra Shell Study	30,000
Coliseum Improvements	100,000
Coliseum Floor Replacement	<u>70,000</u>
Recreation and Culture Total	\$6,589,000

CITY FACILITIES CAPITAL IMPROVEMENT FUND

Dwight Jones Neighborhood Center Improvements	115,000
Fire Station Major Improvements	100,000
City Facilities Roof Waterproofing	200,000
City Facility HVAC Replace/Upgrade	150,000
Infrastructure to be Determined	185,000
Environmental Cleanup Projects	<u>50,000</u>
City Facilities Total	\$800,000

DOWNTOWN PARKING CAPITAL PROJECTS

Baywalk Garage Waterproofing	200,000
Midcore Garage Improvements	100,000
Parking Meter Expansion	<u>200,000</u>
Downtown Parking Total	\$500,000

ATTACHMENT D

WATER RESOURCES CAPITAL PROJECTS FUND

Water Treatment/Supply	1,100,000
Water Distribution System Improvements	6,787,000
Sanitary Sewer Collection System	6,995,000
Lift Station Improvements	1,250,000
Water Reclamation Facilities Improvements	20,552,000
Reclaimed Water System Improvements	125,000
Environmental Compliance	110,000
Computerized System Improvements	<u>225,000</u>
Water Resources Total	\$37,144,000

STORMWATER DRAINAGE CAPITAL PROJECTS

94th A/N at Tinney Creek	1,179,000
Minor Storm Drainage	250,000
Drainage Line Rehab	<u>250,000</u>
Storm Drainage Total	\$1,679,000

AIRPORT CAPITAL PROJECTS FUND

Airport Hangar #2	1,600,000
Airport Runway 7/25 & TW1 Stub Connectors	<u>1,118,000</u>
Airport Total	\$2,718,000

MARINA CAPITAL PROJECTS FUND

Marina Facility Improvements	<u>500,000</u>
Marina Total	\$500,000

BICYCLE/PEDESTRIAN SAFETY GRANTS

Bicycle Facility Phase II	674,000
Pedestrian Crosswalk Enhancements	36,000
Treasure Island Trail	<u>643,000</u>
Bicycle/Pedestrian Grants Total	\$1,353,000

TRANSPORTATION IMPACT FEES CAPITAL PROJECTS

Gateway Areawide DRI Mitigation Program	100,000
I-175 On Ramp/4th St S 2-Way	500,000
City Trails - Bicycle Trails	950,000
Downtown Intersections & Pedestrian Facilities	125,000
Sidewalks	200,000
Traffic Safety Program	<u>250,000</u>
Transportation Total	\$2,125,000

TOTAL CIP FUNDS	\$68,364,000
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ATTACHMENT D

SECTION 3. For dependent districts of the City, for the fiscal year ending September 30, 2015, there are hereby appropriated from the monies and revenues of said districts the sum of monies shown on the following schedule:

DEPENDENT DISTRICTS

Health Facilities Authority	14,000
Downtown Redevelopment District	<u>4,263,338</u>
Total - Dependent Districts	\$4,277,338

SECTION 4. Within the appropriations in Section 1, the following allocations are authorized:

INTERNAL SERVICE ALLOCATIONS

Fleet Management	16,799,595
Equipment Replacement	6,557,086
Municipal Office Buildings	2,676,769
Information & Communication Services	10,034,621
Technology and Infrastructure	1,118,419
Supply Management	437,692
Health Insurance	44,064,402
Life Insurance	845,203
Self Insurance	2,077,541
Commercial Insurance	4,972,924
Workers Compensation	10,172,965
Billing & Collections	<u>8,646,564</u>
Total - Internal Services	\$108,403,781

COMMUNITY SUPPORT ALLOCATIONS

Social Services	486,000
Pinellas Hope/Emergency Beds	145,000
Homeless Services	180,000
St. Vincent DePaul	75,000
Pinellas Education Foundation	75,000
Turning Point	125,000
Arts	213,000
Festival of States	35,000
First Night	25,000
MLK Festival of Bands	35,000
Museum of History	12,000
MLK Parade Free Speech Event	17,000
Blue Ocean Film Festival	25,000
Early Childhood Development Program	50,000
Florida Orchestra	38,000
Economic Development	201,950
Main Streets	176,000
Workforce Readiness	35,000

ATTACHMENT D

Neighborhood Grants	30,000
After School Work Program	150,000
Summer Youth Intern	<u>275,000</u>
Total-Community Support	\$2,403,950
Subsidies:	
Mahaffey Theater	489,000
Pier	380,000
Coliseum	267,500
Sunken Gardens	213,000
Tropicana Field	1,300,000
Jamestown	60,000
Port	<u>222,500</u>
Total-Subsidies	\$2,932,000
Transfers:	
Economic Stability	1,000,000
Housing CIP	350,000
General CIP	1,000,000
Downtown TIF	5,507,521
Bayboro TIF	24,730
Intown West TIF	<u>414,213</u>
Total-Transfers	\$8,296,464
Contingency	<u>3,392,616</u>
Total – Non-Departmental	\$17,025,030

SECTION 5. The following categories are established as committed fund balances for future appropriation in the General Fund. The final amount will be determined subsequent to year-end when the actual results and ending balances for all funds has been determined. Commitments can be changed by a resolution of City Council:

Operating Re-appropriations—Funds that are rolled over for purchases that could not be made in the previous year due to timing or other issues.

Land Sale Proceeds—This category was created to provide a funding source for acquiring property. Proceeds from the sale of city properties valued at less than \$20,000 are deposited in the General Operating Fund and are to be used for acquiring property according to Resolution 2002-126 adopted by the City Council on February 21, 2002.

Qualified Target Industry (QTI) Tax Refund Program—This category was established to provide the city's share of payments over the next five years for the QTI program, which provides funds to local businesses for the purpose of stimulating economic growth and employment.

ATTACHMENT D

Local Agency Program (LAP)-This category is established to provide the city's share of commitments for maintenance of city roads and trails as a result of grant agreements with the Florida Department of Transportation (FDOT).

These commitment categories are effective as of the date of this ordinance which is prior to the end of the Fiscal Year 2014.

SECTION 6. After passage of this ordinance, changes to the amounts listed in Sections 3 and 4 may be accomplished in the same manner as changes to appropriations within or between the sub-funds within what are considered the City's two funds delineated in Sections 1 and 2 of this ordinance (i.e., operating funds and capital improvement funds). Changes to appropriations within or between said sub-funds shall be accomplished pursuant to City Charter Section 3.14.

SECTION 7. This appropriation ordinance is hereby adopted as the budget for the City of St. Petersburg for the fiscal year ending September 30, 2015.

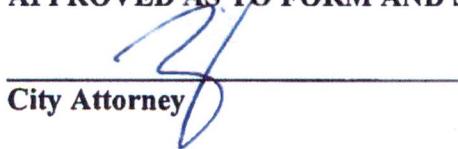
SECTION 8. In the event this Ordinance, or any line item, is not vetoed by the Mayor in accordance with the City Charter, it shall become effective upon the expiration of the fifth business day after adoption unless the Mayor notifies the City Council through written notice filed with the City Clerk that the Mayor will not veto this Ordinance, in which case this Ordinance shall become effective immediately upon filing such written notice with the City Clerk. In the event this Ordinance, or any line item, 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 BY DEPARTMENT:



Budget Department

APPROVED AS TO FORM AND SUBSTANCE:



City Attorney

RESOLUTION NO. _____

**A RESOLUTION ADOPTING THE
TENTATIVE BUDGET FOR THE FISCAL
YEAR ENDING SEPTEMBER 30, 2015; AND
PROVIDING AN EFFECTIVE DATE.**

WHEREAS, a public hearing has been held on September 4, 2014, at 6:00 P.M. on the tentative budget and this City Council has made its amendments;

NOW, THEREFORE, BE IT RESOLVED by the City Council of the City of St. Petersburg, Florida: This City Council adopts Proposed Ordinance 133-H as the tentative budget for the fiscal year ending September 30, 2015.

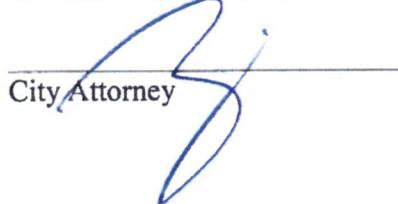
This resolution shall become effective immediately upon its adoption.

APPROVED BY DEPARTMENT



Budget Department

APPROVED AS TO FORM AND SUBSTANCE



City Attorney

St. Petersburg City Council
Meeting of September 4, 2014

Consent Agenda A

To: The Honorable Bill Dudley and Members of City Council

Subject: Approving disbursement of up to \$500,000 from the Capital Repair, Renewal and Replacement Sinking Fund Account for Tropicana Field Capital Projects; approving a supplemental appropriation in the amount of \$500,000 from the unappropriated balance of the Tropicana Field Capital Projects Fund (3081) to the Tropicana Field FY14 Improvements Project (14401); and providing an effective date.

BACKGROUND: Section 5.01 of the Use Agreement with the Tampa Bay Rays (the "Team" or "Club") established an escrowed sinking fund called the Capital Repair, Renewal and Replacement Sinking Fund Account (the "Capital Account"). This Capital Account is funded by naming rights revenue and ticket fees. The Use Agreement specifies that this Capital Account is to be used by the Team in making capital repairs, renewals and replacements to Tropicana Field. This section further requires that the Team consult with and receive approval from the City regarding expenditures from the Capital Account.

The Club has developed a list of various repair, renewal and/or replacement projects for funding from the Tropicana Field Capital Account during FY 2014 & 2015. The City requested that the Club prioritize and phase the projects to ensure sufficient funds remain in the Capital Account to handle any unforeseen items. Phase I projects (expected to be completed prior to the start of the 2014 baseball season) were approved by City Council on November 25, 2013. Phase II projects planned to be completed during the balance of the current season and into the off-season are:

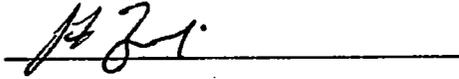
Interior Expansion Joints and Covers	20,000
Exterior Concrete Repairs & Storm Drain Work	30,000
A/C systems (package units) replacement	210,000
Access Improvements from Mezz Level to Seating Bowl	18,000
South Boiler Replacement	43,000
Escalators – Code Upgrades	38,000
Outfield Restroom Partitions	40,000
Upper Deck Restroom Re-Tile	60,000
General Contingency for projects (approx. 9%)	41,000

Total cost for the above items, including the Contingency, is \$500,000. City administration has reviewed these items and concurs with the Club that they meet the requirements established for use of the Capital Account. Future project phases will be brought forward for City Council approval during FY 2015 depending on available Capital Account funds and the required timing of the projects.

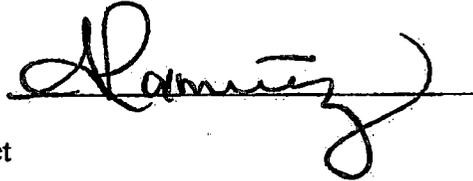
RECOMMENDATION: City Administration recommends approval of the attached Resolution.

COST/FUNDING/ASSESSMENT INFORMATION: Funds are available in the Capital Repair, Renewal & Replacement Sinking Fund Account. The Capital Account has a current balance of approximately \$1 Million (after accounting for currently approved projects) with an additional \$250,000 to be deposited before the end of November from Tropicana Field Naming Rights. A supplemental appropriation in the amount of \$500,000 from the Tropicana Field Capital Projects Fund (3081) to the Tropicana Field FY14 Improvements Project (14401) is required.

Approvals:



City Development Administration



Budget

RESOLUTION NO. _____

A RESOLUTION APPROVING DISBURSEMENT OF UP TO \$500,000 FROM THE TROPICANA FIELD CAPITAL REPAIR, RENEWAL AND REPLACEMENT SINKING FUND ACCOUNT FOR QUALIFYING CAPITAL ITEMS TO TROPICANA FIELD; APPROVING A SUPPLEMENTAL APPROPRIATION IN THE AMOUNT OF \$500,000 FROM THE UNAPPROPRIATED BALANCE OF THE TROPICANA FIELD CAPITAL PROJECTS FUND (3081) TO THE TROPICANA FIELD FY14 IMPROVEMENTS PROJECT (14401); AND PROVIDING AN EFFECTIVE DATE.

WHEREAS, section 5.01 of the Use Agreement with the Tampa Bay Rays ("Club") established an escrowed sinking fund called the Capital Repair, Renewal and Replacement Sinking Fund Account ("Capital Account") to be used by the Club in making capital repairs, renewals, and replacements to Tropicana Field; and

WHEREAS, the Club has brought forward for City approval a series of capital projects for Tropicana Field totaling approximately \$500,000; and

WHEREAS, City Administration has reviewed these items and finds them acceptable for reimbursement from the Capital Account per the established guidelines; and

WHEREAS, City Administration must receive appropriate documentation from the Club before it will disburse such funds.

NOW, THEREFORE, BE IT RESOLVED, by the City Council of the City of St. Petersburg, Florida, that disbursement of up to \$500,000 from the Capital Repair, Renewal and Replacement Sinking Fund Account for qualifying capital items to Tropicana Field is hereby approved.

BE IT FURTHER RESOLVED, that there is hereby approved from the unappropriated fund balance of the Tropicana Field Capital Projects Fund (3081), the following supplemental appropriation for FY14:

<u>Tropicana Field Capital Projects Fund (3081)</u>	
Tropicana Field FY14 Improvements Project (14401)	\$500,000

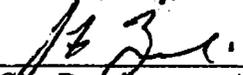
This resolution shall become effective upon adoption.



City Attorney/Designee



Budget & Management



City Development Administration

ST. PETERSBURG CITY COUNCIL
Consent Agenda
Meeting of September 4, 2014

To: The Honorable William H. Dudley, Chair, and Members of City Council

Subject: Awarding a contract to Stamper Construction Company in the amount of \$453,894 for renovations at Gladden Park Recreation Center and Teen Building (Engineering Project No. 13202-017; Oracle No. 13754).

Explanation: The Procurement Department received four bids for renovations at Gladden Park Recreation Center and Teen Building (see below). The work consists of furnishing all labor, materials, equipment and services necessary to construct a new 1,975 SF free standing building adjacent to the existing Gladden Park Recreation Center located at 3901 30th Avenue North. The new building will consist of concrete masonry walls on a reinforced concrete slab foundation, a metal roof deck on metal beams and an aluminum storefront frame with impact resistant glazing system.

The new teen building is divided into two major areas; one for a game room and a second for quiet activities and study. The new building will also include the Teen Supervisor's office, restrooms and a storage room. The west wall of the new building is a full-view glass system to allow visual connection to the Recreation Center. The space between the two buildings is designed as a courtyard that creates a common access to both buildings in a campus like setting.

The Gladden Park Recreation Center was built in 1995 and consists of a 15,400 SF masonry block building which houses a gymnasium; a large meeting room with an accordion partition wall; a dance room; an art room and a teen room. It also includes staff offices and auxiliary spaces for mechanical and electrical utilities. The teen program has outgrown the space that that it was allocated within the existing building, (approx. 300 SF).

Bids were opened on July 8, 2014, and are tabulated as follows:

<u>Bidder</u>	<u>Base Bid</u>
Stamper Construction Company (Tarpon Springs, FL)	\$453,894.00
Eveland Brothers, Inc. (Clearwater, FL)	\$535,397.31
Tagarelli Construction, Inc. (Tarpon Springs, FL)	\$544,920.00
Certus Builders, Inc. (Tampa, FL)	\$556,117.45

Stamper Construction Company, the lowest responsible and responsive bidder has met the specifications, terms and conditions of Bid No. 7692 dated June 9, 2014. They have satisfactorily performed similar projects in the past for the city, including the Endicott House at Lake Maggiore, the Mirror Lake Branch Library and The Tram Building and Pavilion at Boyd Hill. The Principal of the firm is Neal Stamper, President.

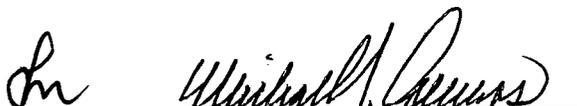
This bid was sheltered for certified SBE's under section 2-272 (d) of the City Code.

Recommendation: Administration recommends awarding this contract to Stamper Construction Company, in the amount of \$453,894 for alterations and renovations at Gladden Park Recreation Center and Teen Building (Engineering Project No. 13202-017; Oracle No. 13754).

Cost/Funding/Assessment Information: Funds have been previously appropriated in the Recreation and Culture Capital Improvement Fund (3029), Gladden Park Ctr Renov/Imps Project 13754.

Attachments: Drawings (4)
Resolution

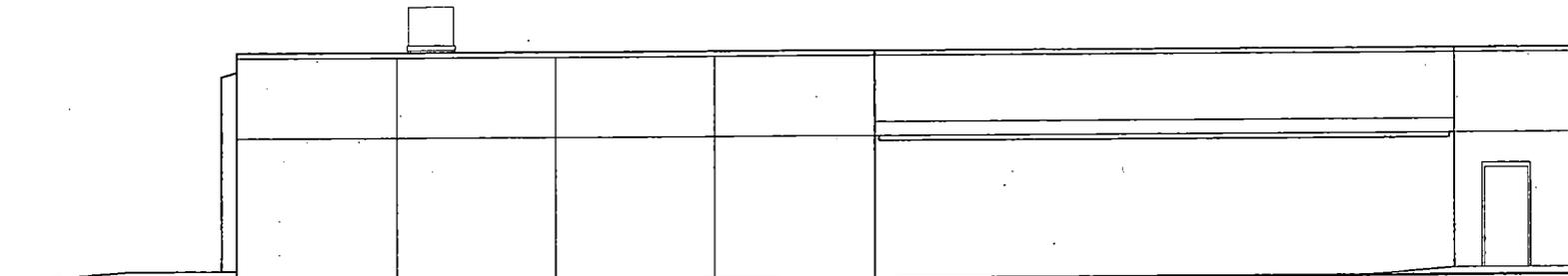
Approvals:



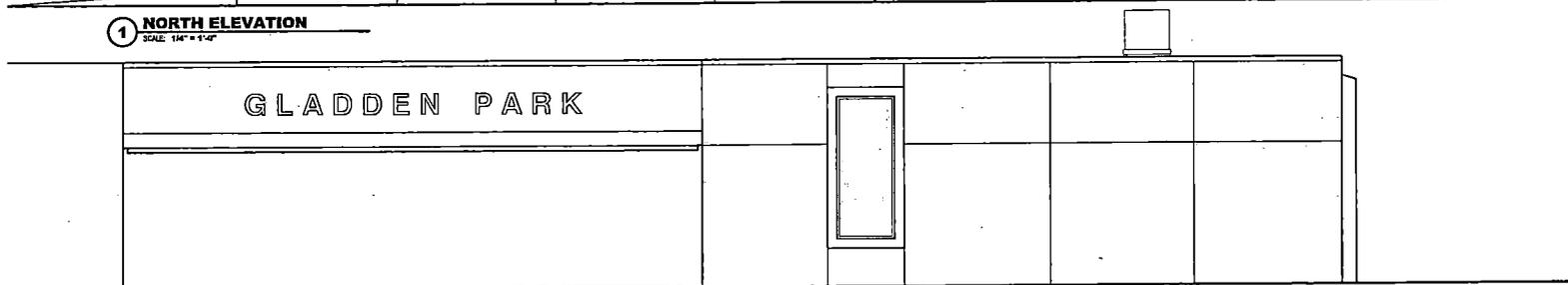
Administrative



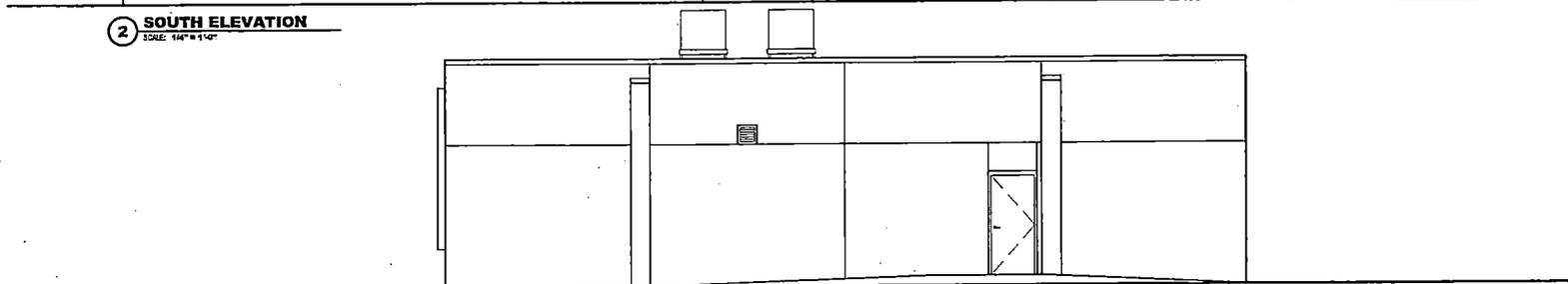
Budget
8-20-14



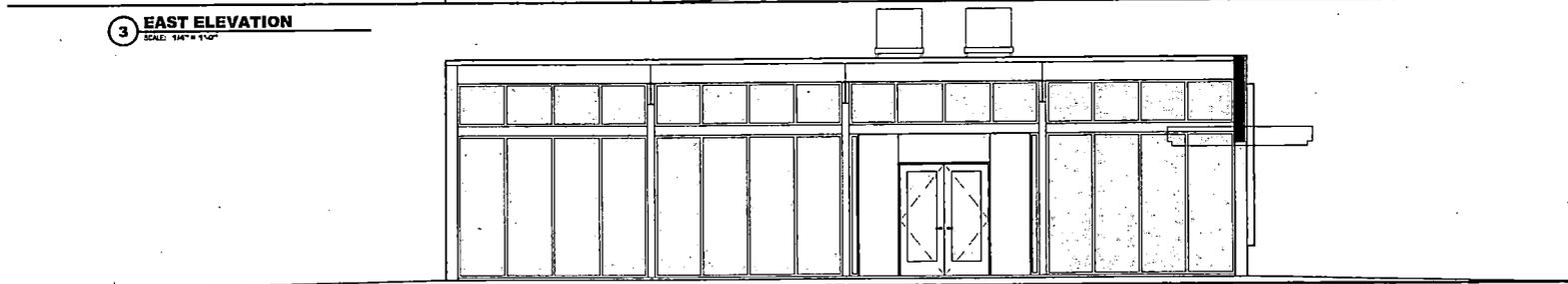
1 NORTH ELEVATION
SCALE: 1/4" = 1'-0"



2 SOUTH ELEVATION
SCALE: 1/4" = 1'-0"



3 EAST ELEVATION
SCALE: 1/4" = 1'-0"



4 WEST ELEVATION
SCALE: 1/4" = 1'-0"

WJA PROJECT #
1237
SHEET #
A3.1
ELEVATIONS
TEEN BUILDING

THE RIGHTS COMMON LAW COPYRIGHT AND OTHER PROPERTY RIGHTS ARE RESERVED BY THE ARCHITECT. NO PART OF THIS DRAWING, INCLUDING ANY INFORMATION CONTAINED HEREIN, IS TO BE REPRODUCED OR TRANSMITTED IN ANY FORM OR BY ANY MEANS, ELECTRONIC OR MECHANICAL, INCLUDING PHOTOCOPYING, RECORDING, OR BY ANY INFORMATION STORAGE AND RETRIEVAL SYSTEM, WITHOUT THE WRITTEN PERMISSION OF THE ARCHITECT. THE ARCHITECT'S LIABILITY IS LIMITED TO THE SERVICES PROVIDED BY THE ARCHITECT AND DOES NOT INCLUDE THE DESIGN OF STRUCTURES OR THE CONSTRUCTION OF THE SAME. THE ARCHITECT IS NOT RESPONSIBLE FOR THE DESIGN OF STRUCTURES OR THE CONSTRUCTION OF THE SAME. THE ARCHITECT'S LIABILITY IS LIMITED TO THE SERVICES PROVIDED BY THE ARCHITECT AND DOES NOT INCLUDE THE DESIGN OF STRUCTURES OR THE CONSTRUCTION OF THE SAME.

DESIGNED BY: CD
DRAWN BY: CD
CHECKED BY: LWF
FIELD BOOK No.
SU No.
LOCATION:

DATE: 11/20/13
DATE: 11/20/13
DATE: 11/20/13
DATE: 11/20/13
DATE: 11/20/13
DATE: 11/20/13

REVISIONS
PRG RESPONSE CHANGES
OWNER CHANGES

BY
DATE

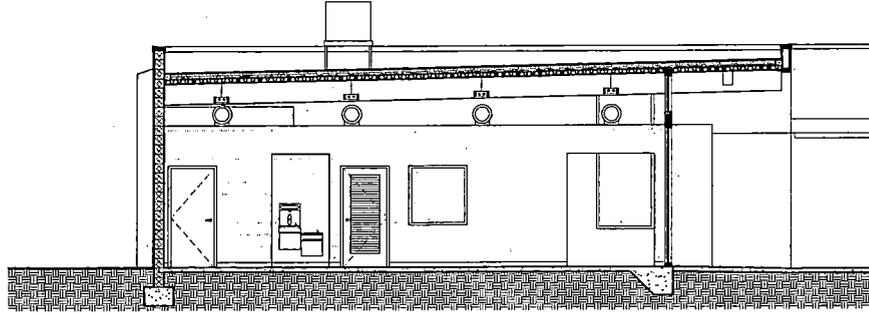
Wannemacher Jenson Architects, Inc.
100 18th Line Drive North
St. Petersburg, Florida 33713-3214
(727) 822-2369 fax (727) 822-5475
WJA02217

ENGINEERING, STORMWATER, & TRANSPORTATION DEPARTMENT
CITY OF ST. PETERSBURG

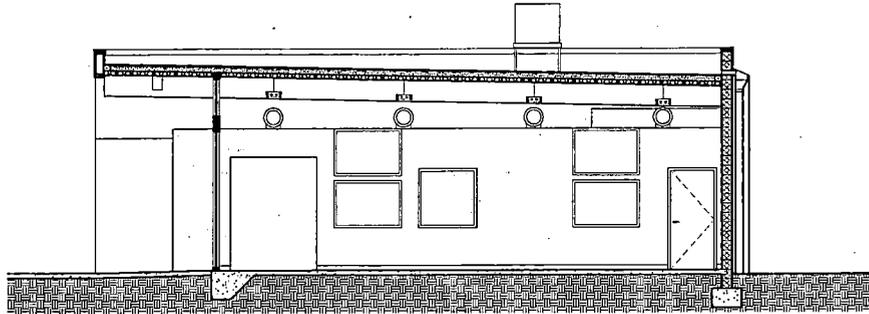
Gladden Park Recreation Center
New Teen Building & Alterations to Existing Building
3901 30th Ave. N.
St. Petersburg, Florida

DATE: 06/20/13
SCALE: 1/4" = 1'-0"
SHEET #
10914-009

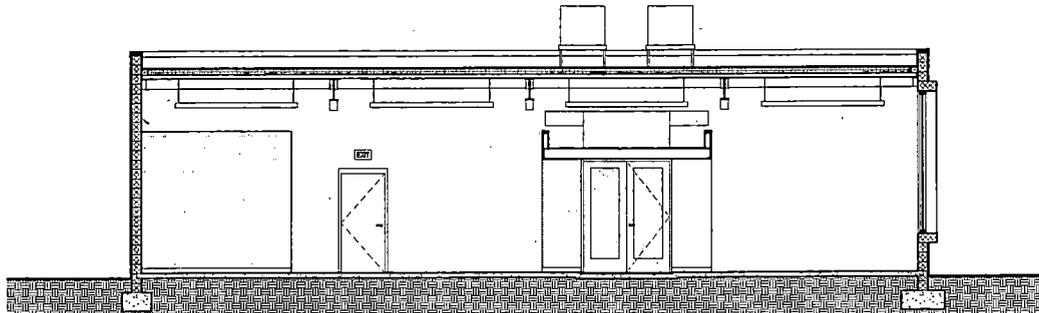
Lisa Wannemacher, AIA
AR 12801



1 SECTION LOOKING SOUTH
SCALE: 1/4" = 1'-0"



2 SECTION LOOKING NORTH
SCALE: 1/4" = 1'-0"



3 SECTION LOOKING EAST
SCALE: 1/4" = 1'-0"

THE ARCHITECT'S CONTRACT IS A PROFESSIONAL SERVICE CONTRACT AND DOES NOT GUARANTEE THE ACCURACY OF THE INFORMATION PROVIDED BY THE ARCHITECT. THE ARCHITECT'S RESPONSIBILITY IS LIMITED TO THE DESIGN AND CONSTRUCTION OF THE BUILDING AS SHOWN ON THE DRAWINGS AND SPECIFICATIONS. THE ARCHITECT DOES NOT GUARANTEE THE ACCURACY OF THE INFORMATION PROVIDED BY THE ARCHITECT. THE ARCHITECT'S CONTRACT IS A PROFESSIONAL SERVICE CONTRACT AND DOES NOT GUARANTEE THE ACCURACY OF THE INFORMATION PROVIDED BY THE ARCHITECT. THE ARCHITECT'S CONTRACT IS A PROFESSIONAL SERVICE CONTRACT AND DOES NOT GUARANTEE THE ACCURACY OF THE INFORMATION PROVIDED BY THE ARCHITECT.

DESIGNED BY: CD
DATE: 11/25/2013
DRAWN BY: CD
DATE: 11/25/2013
CHECKED BY: LIT
FIELD BOOK NO.
DATE: 11/25/2013
LOCATION:

REVISIONS	BY	DATE
△ PRG RESPONSE CHANGES	WJA	06.28.2013
△ PRG RESPONSE CHANGES	WJA	10.01.2013
△ PRG RESPONSE CHANGES	WJA	11.22.2013
△ OWNER CHANGES	WJA	01.21.2014

Wannemacher Jensen Architects, Inc.
150 River Lake Drive North
St. Petersburg, Florida 33719-3214
(813) 822-3555 fax (813) 822-5475
A0002277

ENGINEERING, SURVEYING, &
TRANSPORTATION DEPARTMENT
CITY OF ST. PETERSBURG
APPROVED BY:

Gladden Park Recreation Center
New Teen Building & Alterations to Existing Building
3801 30th Ave. N.
St. Petersburg, Florida
Lisa Wannemacher, AIA
AR 12801

WJA PROJECT #
1237
SHEET #
A3.2
SECTIONS
TEEN BUILDING
DATE: 04/07/13
SCALE: 1/4" = 1'-0"
PROJECT #
10914-010

A RESOLUTION ACCEPTING THE BID AND APPROVING THE AWARD OF AN AGREEMENT TO STAMPER CONSTRUCTION COMPANY IN AN AMOUNT NOT TO EXCEED \$453,894 FOR COMPLETION OF THE GLADDEN PARK RECREATION CENTER AND TEEN BUILDING RENOVATIONS PROJECT (ORACLE NO. 13754); 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 the Gladden Park Recreation Center and Teen Building Renovations Project (Oracle No. 13754) pursuant to Bid No. 7694 dated June 9, 2014; and

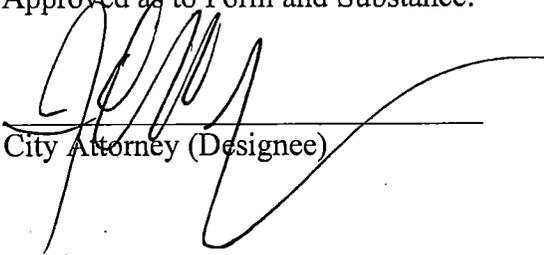
WHEREAS, Stamper Construction Company has met the specifications, terms and conditions of Bid No. 7694; and

WHEREAS, the Administration recommends approval of this award.

NOW THEREFORE, BE IT RESOLVED by the City Council of the City of St. Petersburg, Florida, the bid and award of an agreement to Stamper Construction Company in an amount not to exceed \$543,894 for completion of the Gladden Park Recreation Center and Teen Building Renovations Project (Oracle No. 13754) is hereby approved the Mayor or Mayor's designee is hereby 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 September 4, 2014

TO: The Honorable William H. Dudley, Chair, and Members of City Council

SUBJECT: A resolution authorizing the Mayor, or his designee, to execute a First Amendment to the Baywalk Customer Parking Validation Agreement with Loan Ranger Acquisitions, LLC, a Florida limited liability company ("LRA"); and to execute a First Amendment to the Midcore Garage Security Services Agreement with Loan Ranger Management, LLC, a Florida limited liability company ("LRM"), an affiliate of LRA; and to execute all documents necessary to effectuate same; and providing an effective date.

EXPLANATION: Real Estate & Property Management received a request from Loan Ranger Acquisitions, LLC, a Florida limited liability company ("LRA"), to amend two (2) of the agreements between the City and LRA and Loan Ranger Management, LLC, a Florida limited liability company ("LRM"), an affiliate of LRA:

- (1) BayWalk Customer Parking Validation Agreement ("Validation Agreement") approved by City Council Resolution No. 2012-438, signed October 22, 2012. LRA desires to amend the agreement to provide for additional time for customer parking of the revitalized Sundial shopping center during the ongoing tenant start up.
- (2) Midcore Garage Security Services Agreement ("Services Agreement") approved by City Council Resolution No. 2012-438, signed October 22, 2012. LRM desires to amend the agreement to provide for the replacement of and/or enhancements to certain existing City-owned equipment that will improve its capabilities of providing garage security at LRM's sole cost and expense.

The function of the Validation Agreement was to provide BayWalk (currently Sundial) customers an incentive to visit and experience the new facility. To accomplish this, the Validation Agreement provided for waiving the Minimum Parking Fee for all qualified BayWalk customers for a one-year period, starting on the Commencement Date. The Commencement Date was required to be memorialized in written notice from LRA to City not less than one hundred twenty (120) days prior to the reopening specifying the actual date of reopening. The written notice from LRA to City on October 31, 2013 specified the Commencement Date as March 1, 2014.

Notwithstanding the fact that BayWalk/Sundial met its leasing obligations and initially opened for business on May 9, 2014, there has been minimal customer activity to date as the completion of the improvement intensive destination tenants and their openings will occur in late September.

As noted above, the notice specifying the actual date of reopening was required to be made far in advance of finalized agreements with the tenants and the intensive construction improvements made the originally projected reopening date unrealistic. Accordingly, in order to provide the originally anticipated one-year period to incentivize customers to visit and experience BayWalk/Sundial, LRA has requested continuing the waiver of the Minimum Parking Fee through September 30, 2015.

The following excerpt is from LRA's request: *"The impact of this amendment will be to extend the free parking period for customers of the new Sundial retail stores and restaurants to September 30, 2015. While we have one store open now, we anticipate that the majority of our retail stores downstairs will open by the end of September, in time for the fall/winter shopping season. The opening for restaurants upstairs will follow shortly after September. By modifying the Validation Agreement in the manner described above, it will better meet the objective of the document's original intent – which was to provide one year free parking to the customers of Sundial's new stores and restaurants. As you know, the modification will also result in the free parking period lining up with the city's fiscal year end."*

The second request, amending the Midcore Garage Security Services Agreement, would allow for the replacement of and/or enhancements to certain existing City-owned equipment at LRM's sole cost and expense that will improve its capabilities of providing garage security services. This is parallel to a similar amendment that was done for the Mahaffey Theatre Management Agreement to allow for privately funded improvements. All "Privately Funded Improvements" become part of the facility and property of the City and shall be surrendered to the City in the same manner as improvements purchased with City funds.

All other terms and conditions contained in the two (2) agreements remain in full force and effect.

RECOMMENDATION: Administration recommends that City Council adopt the attached resolution authorizing the Mayor, or his designee, to execute a First Amendment to the BayWalk Customer Parking Validation Agreement with Loan Ranger Acquisitions, LLC, a Florida limited liability company ("LRA"); and to execute a First Amendment to the Midcore Garage Security Services Agreement with Loan Ranger Management, LLC, a Florida limited liability company ("LRM"), an affiliate of LRA; and to execute all documents necessary to effectuate same; and providing an effective date.

COST/FUNDING/ASSESSMENT INFORMATION: N/A

ATTACHMENTS: Resolution

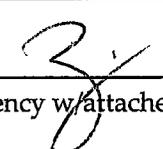
APPROVALS: Administration:

Budget:

N/A

Legal:



(As to consistency w/attached legal documents)

A RESOLUTION AUTHORIZING THE MAYOR, OR HIS DESIGNEE, TO EXECUTE A FIRST AMENDMENT TO THE BAYWALK CUSTOMER PARKING VALIDATION AGREEMENT WITH LOAN RANGER ACQUISITIONS, LLC, A FLORIDA LIMITED LIABILITY COMPANY ("LRA"); AND TO EXECUTE A FIRST AMENDMENT TO THE MIDCORE GARAGE SECURITY SERVICES AGREEMENT WITH LOAN RANGER MANAGEMENT, LLC, A FLORIDA LIMITED LIABILITY COMPANY, ("LRM") AN AFFILIATE OF LRA; AND TO EXECUTE ALL DOCUMENTS NECESSARY TO EFFECTUATE SAME; AND PROVIDING AN EFFECTIVE DATE.

WHEREAS, Real Estate & Property Management received a request from Loan Ranger Acquisitions, LLC, a Florida limited liability company ("LRA"), to amend two (2) of the agreements between the City and LRA and Loan Ranger Management, LLC ("LRM"), a Florida limited liability company and an affiliate of LRA; and

WHEREAS, the First Amendment to the BayWalk Customer Parking Validation Agreement shall provide for additional time for customer parking of the revitalized Sundial shopping center during the ongoing tenant start up; and

WHEREAS, the First Amendment to the Midcore Garage Security Services Agreement shall provide for the replacement of and/or enhancements to certain existing City-owned equipment that will improve its capabilities of providing garage security at LRM's sole cost and expense; and

WHEREAS, the function of the Customer Parking Validation Agreement ("Validation Agreement") was to provide BayWalk (now Sundial) customers an incentive to visit and experience the new facility; and

WHEREAS, the Validation Agreement provided for waiving the Minimum Parking Fee for all qualified Baywalk customers for a one-year period, starting on the Commencement Date; and

WHEREAS, the Commencement Date was required to be memorialized in written notice from LRA to City not less than one hundred twenty (120) days prior to the reopening specifying the actual date of reopening; and

WHEREAS, the written notice from LRA to City on October 31, 2013 specified the Commencement Date as March 1, 2014; and

WHEREAS, notwithstanding the fact that BayWalk/Sundial met its leasing obligations and initially opened for business on May 9, 2014, there has been minimal customer activity to date as the completion of the improvement intensive destination tenants and their openings will occur in late September; and

WHEREAS, as noted above, the notice specifying the actual date of reopening was required to be made far in advance of finalized agreements with the tenants and the intensive construction improvements made the originally projected reopening date unrealistic; and

WHEREAS, in order to provide the originally anticipated one-year period to incentivize customers to visit and experience Sundial, LRA has requested continuing the waiver of the Minimum Parking Fee through September 30, 2015; and

WHEREAS, the First Amendment to the Midcore Garage Security Services Agreement would allow for the replacement of and/or enhancements to certain existing City-owned equipment at LRM's sole cost and expense that will improve its capabilities of providing garage security services; and

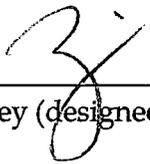
WHEREAS, this is parallel to a similar amendment that was done for the Mahaffey Theatre Management Agreement to allow for privately funded improvements where all privately funded improvements become part of the facility and property of the City and shall be surrendered to the City in the same manner as improvements purchased with City funds; and

WHEREAS, all other terms and conditions contained in the two (2) agreements remain in full force and effect.

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 First Amendment to the BayWalk Customer Parking Validation Agreement with Loan Ranger Acquisitions, LLC, a Florida limited liability company ("LRA"); and to execute a First Amendment to the Midcore Garage Security Services Agreement with Loan Ranger Management, LLC, a Florida limited liability company ("LRM"), an affiliate of LRA; and to execute all documents necessary to effectuate same.

This Resolution shall become effective immediately upon its adoption.

LEGAL:



City Attorney (designee)

Legal:

APPROVED BY:



Evan Mory, Director
Transportation and Parking Management

APPROVED BY:



Bruce E. Grimes, Director
Real Estate & Property Management

ST. PETERSBURG CITY COUNCIL

Consent Agenda

Meeting of September 4, 2014

TO: The Honorable William H. Dudley, Chair and Members of City Council

SUBJECT: A resolution authorizing the Mayor, or his Designee, to execute a twenty-four (24) month License Agreement and all other necessary documents with the Pier Aquarium, Inc. d/b/a Secrets of the Sea Marine Exploration Center, to display the sculpture titled "Current Collections" on the cement mound located within City-owned Poynter Park, for a use fee of \$100.00 for the entire term; and providing an effective date.

EXPLANATION: Real Estate and Property Management received a request from the Pier Aquarium, Inc. d/b/a Secrets of the Sea Marine Exploration Center ("Pier Aquarium"), the hosting entity and fiscal agent for the St. Petersburg Science Festival, to license an area located on the cement mound within City-owned Poynter Park ("Licensed Property"), to erect and display a sculpture titled "Current Collections" ("Sculpture"). The Sculpture will be created by artists of Embodied Energy Studio, LLC inviting the public to experience the replication reflecting the vortex movement of coastal debris swirling in areas of the ocean, commonly known as ocean gyre. The Sculpture will debut and be a focal point of the 2014 & 2015 St. Petersburg Science Festival to be held at the University of South Florida ("USF") Bayboro Campus; the 2014 Blue Ocean Film Festival and Conservation Summit to be held in St. Petersburg, and the 2015 Earth Day to be held in Atlanta, Georgia.

The Sculpture is an integral part of the Clean Community-Clean Coast youth and community education program, which is led by the USF Florida College of Marine Science, and substantially funded by the National Oceanic and Atmospheric Administration Marine Debris Prevention ("NOAA") program through a cooperative agreement. The purpose of the NOAA program is to engage youth, educators and the general public to improve understanding and personal actions regarding plastic litter and impacts on wildlife and coastal ecosystems. The NOAA funded grant collaborators include: the Georgia State University (GSU) Ernest G. Welch School of Art and Design (with faculty and students operating under the Embodied Energy Studio LLC), the USF St. Petersburg College of Education (COE), USF College of Behavior and Community Sciences (CBCS), Keep Pinellas Beautiful (KPB), Tampa Bay Watch (TBW), and in-kind support is provided by the St. Petersburg Science Festival and the City of St. Petersburg Parks and Recreation Department. The 2014 St. Petersburg Science Festival and Poynter Park site were selected as the ideal event and location to kick-off the program to the community and provide an ongoing educational experience.

Pier Aquarium has executed a License Agreement ("Agreement") for a term of twenty-four (24) months, subject to City Council approval. Pier Aquarium has represented that Pier Aquarium and the Embodied Energy Studio, LLC ("Studio"), the owner of the Sculpture, and all intellectual property rights to the Sculpture, have entered into a separate agreement ("Pier Aquarium-Studio Agreement"), whereby the Studio will provide the Sculpture to Pier Aquarium for display on the Licensed Property in accordance with the Pier Aquarium-Studio Agreement. The Agreement

provides that Pier Aquarium shall be responsible for all applicable costs associated with Pier Aquarium's use of the Licensed Property. Pier Aquarium shall pay a use fee of \$100.00 to the City for the entire term. Additionally, Pier Aquarium shall maintain a \$1,000,000 Commercial General Liability policy, protecting the City against all claims or demands which may arise or be claimed on account of or in connection with Pier Aquarium's use of the Licensed Property. Pier Aquarium shall maintain the Sculpture at its own cost and expense shall be responsible for any damage to the Sculpture or any other personal property. The Studio shall de-install and remove the Sculpture and its display components from the Licensed Property for temporary relocation to another exhibition and prior to the expiration date of the Agreement or its earlier termination. The Studio will be removing the Sculpture on March 1, 2015 from the Licensed Property for display at the 2015 Earth Day which will be held in Atlanta, Georgia, and will be re-installing the Sculpture at the Licensed Property on October 1, 2015, to remain until the expiration of the Term. The Studio has planned to prepare for installation of the Sculpture to occur by September 13, 2014 and the removal of the Sculpture to occur on September 7, 2016.

Section 1.02 (c)(2) of the City Charter, Park and Waterfront Property, permits City Council approval of leases for Park and Waterfront property for three (3) years or less on residentially-zoned property with approval by an affirmative vote of at least six (6) members of City Council. The subject property is zoned (NSE) Neighborhood Suburban Single-Family.

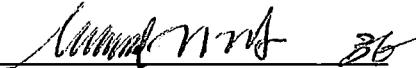
The terms of this Agreement are in accordance with Resolution No. 2010-430 which sets forth the policy regarding the temporary loan and placement of art on City property.

RECOMMENDATION: Administration recommends that City Council adopt the attached resolution authorizing the Mayor, or his Designee, to execute a twenty-four (24) month License Agreement and all other necessary documents with the Pier Aquarium, Inc. d/b/a Secrets of the Sea Marine Exploration Center, to display the sculpture titled "Current Collections" on the cement mound located within City-owned Poynter Park, for a use fee of \$100.00 for the entire term; and providing an effective date.

COST/FUNDING/ASSESSMENT INFORMATION: N/A

ATTACHMENTS: Exhibit "A", Exhibit "B" and Resolution

APPROVALS: Administration:

 36

Budget:

N/A

Legal:



(As to consistency w/attached legal documents)

Legal:

EXHIBIT "A"

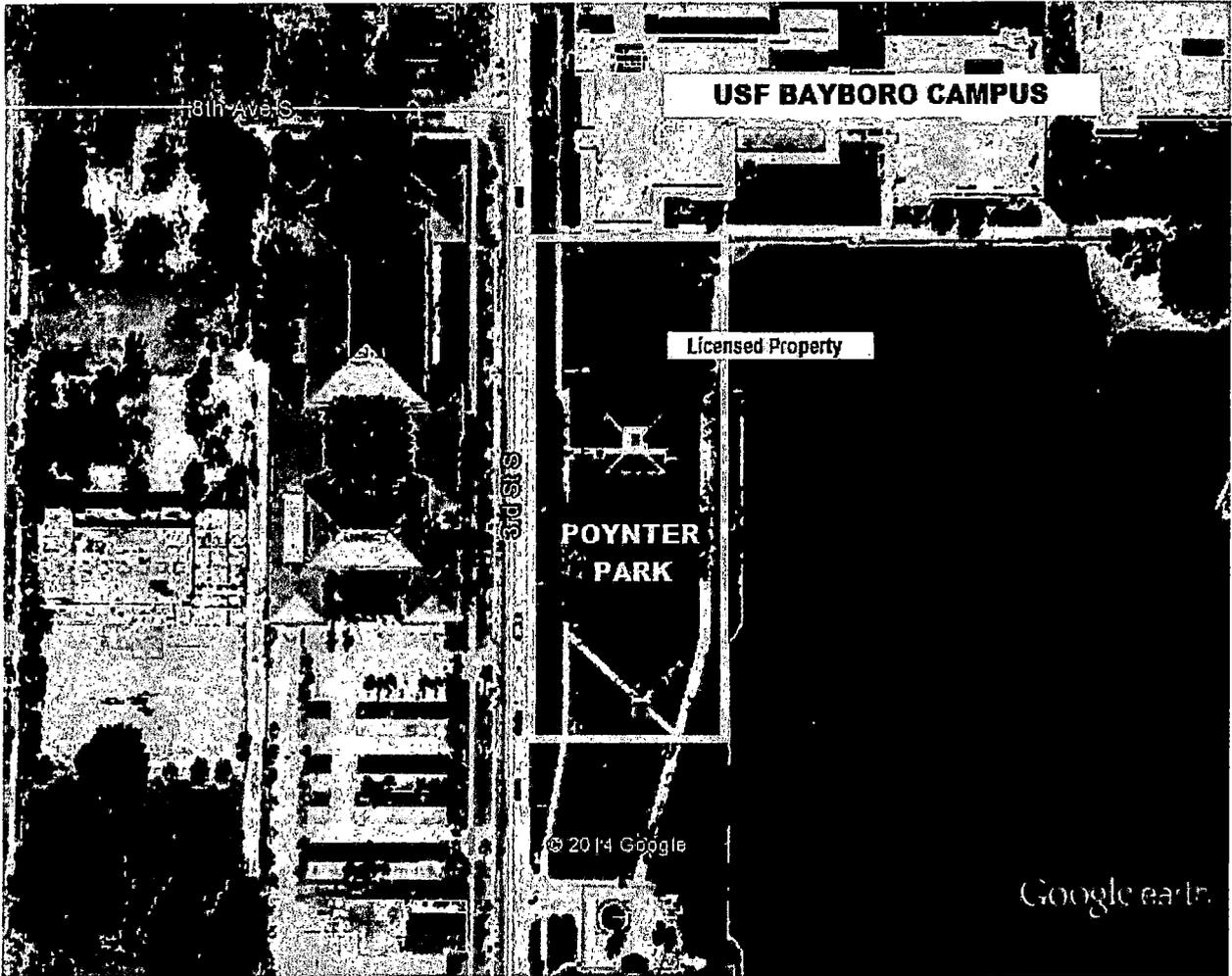


EXHIBIT "B"



SCULPTURE "CURRENT COLLECTIONS"

A RESOLUTION AUTHORIZING THE MAYOR, OR HIS DESIGNEE, TO EXECUTE A TWENTY-FOUR (24) MONTH LICENSE AGREEMENT AND ALL OTHER NECESSARY DOCUMENTS WITH THE PIER AQUARIUM, INC. D/B/A SECRETS OF THE SEA MARINE EXPLORATION CENTER, TO DISPLAY THE SCULPTURE TITLED "CURRENT COLLECTIONS" ON THE CEMENT MOUND LOCATED WITHIN CITY-OWNED POYNTER PARK, FOR A USE FEE OF \$100.00 FOR THE ENTIRE TERM; AND PROVIDING AN EFFECTIVE DATE.

WHEREAS, the City owns Park and Waterfront Property known as Poynter Park ("City Property"); and

WHEREAS, the Pier Aquarium requested through the City's Cultural Affairs Office to display a sculpture titled "Current Collections" ("Sculpture"), which is owned by Embodied Energy Studio, LLC ("Studio"), on a portion of the City Property; and

WHEREAS, the City is willing to grant to the Pier Aquarium a license to use that portion of the City Property including ingress, egress and approaches thereof and thereto as illustrated in the attached Exhibit "A" and incorporated herein by reference ("Licensed Property") for display of the Sculpture and other personal property, subject to the terms and condition set forth in the License Agreement ("Agreement"); and

WHEREAS, the terms of the License are in accordance with Resolution No. 2010-430 which sets forth the policy regarding the temporary loan and placement of art on City property; and

WHEREAS, the Pier Aquarium has executed the Agreement for a term of twenty-four (24) months, subject to City Council approval; and

WHEREAS, the Pier Aquarium has represented that Pier Aquarium and the Studio (the owner of the Sculpture, and all intellectual property rights to the Sculpture) have entered into a separate agreement ("Pier Aquarium-Studio Agreement"), whereby the Studio will create and provide the Sculpture to Pier Aquarium for display on the Licensed Property in accordance with the Pier Aquarium-Studio Agreement; and

WHEREAS, the Pier Aquarium shall maintain a \$1,000,000 Commercial General Liability policy, protecting the City against all claims or demands which may arise or be claimed on account of or in connection with Pier Aquarium's use of the Licensed Property; and

WHEREAS, the Pier Aquarium shall maintain the Sculpture at its own cost and expense and shall be responsible for any damage to the Sculpture or any other personal property; and

WHEREAS, the Agreement may also be terminated without cause by either party by providing thirty (30) days written notice prior to the date of termination set forth on the notice; and

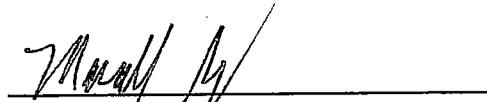
WHEREAS, Section 1.02 (c)(2) of the City Charter, Park and Waterfront Property, permits City Council approval of leases for Park and Waterfront property for three (3) years or less on residentially-zoned property with approval by an affirmative vote of at least six (6) members of City Council; and

WHEREAS, the subject property is zoned (NSE) Neighborhood Suburban Single-Family.

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 twenty-four (24) month License Agreement and all other necessary documents with the Pier Aquarium, Inc. d/b/a Secrets of the Sea Marine Exploration Center, to display the sculpture titled "Current Collections" on the cement mound located within City-owned Poynter Park, for a use fee of \$100.00 for the entire term.

This Resolution shall become effective immediately upon its adoption.

LEGAL:



City Attorney (Designee)

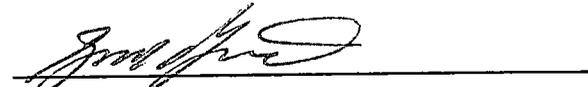
Legal:

APPROVED BY:



Sherry McBee, Administrator
Leisure Services

APPROVED BY:



Bruce E. Grimes, Director
Real Estate and Property Management



MEMORANDUM

Council Meeting of September 4, 2014

TO: Members of City Council

FROM: Mayor Rick Kriseman 

RE: Confirmation of Appointment to the Community Planning and Preservation Commission

I respectfully request that Council confirm the appointment of Christopher A. Burke as a regular member to the Community Planning and Preservation Commission to serve an unexpired three-year term ending January 31, 2015.

A copy of Mr. Burke's resumes has been provided to the Council office for your information.

RK/cs

Attachment

cc: D. Goodwin, Planning & Economic Development Director

A RESOLUTION CONFIRMING THE
APPOINTMENT OF A REGULAR MEMBER TO
THE COMMUNITY PLANNING AND
PRESERVATION 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 Christopher A. Burke as a regular member to the Community Preservation Commission to serve an unexpired three-year term ending January 31, 2015.

This resolution shall become effective immediately upon its adoption.

Approved as to form and content

City Attorney or (Designee)