

NOTICE

There will be a Regular Meeting of the CITY COUNCIL of the City of Port St. Lucie on June 27, 2016, beginning at 07:00 PM, at Port St. Lucie City Hall, 121 SW Port St. Lucie Boulevard, Port St. Lucie, Florida.

AGENDA

1. MEETING CALLED TO ORDER

2. ROLL CALL

3. INVOCATION & PLEDGE OF ALLEGIANCE

4. PROCLAMATIONS AND SPECIAL PRESENTATIONS

- a) SPECIAL PRESENTATION – PLAQUE OF APPRECIATION TO CHERYL WHITE FOR HER SERVICE ON THE PLANNING AND ZONING BOARD

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- b) PROCLAMATION – PARKS & RECREATION MONTH

5. PUBLIC TO BE HEARD

6. ADDITIONS OR DELETIONS TO AGENDA AND APPROVAL OF AGENDA

7. APPROVAL OF CONSENT AGENDA

- a) APPROVAL OF MINUTES – REGULAR COUNCIL MAY 23, 2016
- b) TREASURE COAST FOOD BANK, REQUEST FOR CITY SPONSORSHIP FOR THE SOLE PURPOSE OF LOCATING TEMPORARY SIGNAGE WITHIN THE CITY'S RIGHTS-OF-WAYS FOR THEIR TREASURE COAST RAFT RACE SCHEDULED

FOR JULY 3, 2016, SIGNS SCHEDULED TO BE PLACED JUNE 28, 2016,
THROUGH JULY 5, 2016, CITY MANAGER

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- c) MINOR SITE PLAN, PANDA EXPRESS AT SOUTHERN GROVE, LOCATED ON THE SOUTH SIDE OF TRADITION PARKWAY, WEST OF VILLAGE PARKWAY, EAST OF COMMUNITY BOULEVARD, AND NORTH OF DISCOVERY WAY, CONSTRUCTION OF A 2,600 SQ FT ONE-STORY FREESTANDING RESTAURANT WITH A DRIVE THROUGH, P16-018, TRADITION LAND COMPANY, LLC, PLANNING AND ZONING DEPARTMENT

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- d) MINOR SITE PLAN, CULVER'S RESTAURANT AT SOUTHERN GROVE, LOCATED ON THE SOUTH SIDE OF TRADITION PARKWAY, WEST OF VILLAGE PARKWAY, EAST OF COMMUNITY BOULEVARD, AND NORTH OF DISCOVERY WAY, CONSTRUCTION OF A 4,488 SQ FT ONE-STORY FREESTANDING RESTAURANT WITH A DRIVE THROUGH, P16-051, TRADITION LAND COMPANY, LLC, PLANNING AND ZONING DEPARTMENT

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- e) DECLARATION OF UNITY OF TITLE, CALVIN G. CRAWFORD, TO COMBINE LOTS 2 AND 3, BLOCK 3090, SECTION 44, TO ALLOW THE OWNER TO COMBINE THE LOTS INTO ONE PARCEL, LEGAL DEPARTMENT

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- f) RELEASE OF UNITY OF TITLE, MICHAEL ASCANI, TO SEPARATE LOTS 8 AND 9, BLOCK 3007, SECTION 43, TO ALLOW THE OWNER TO SEPARATE THE LOTS INTO INDIVIDUAL PARCELS, LEGAL DEPARTMENT

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- g) METRO FIRE PROTECTION SERVICES, INSTALLATION OF A PRE-ACT SPRINKLER SYSTEM IN THE IT SERVER ROOM, #20160087, \$28,403.29, PLUS A ONE-TIME \$10 INDEMNIFICATION FEE, CONTRACT PERIOD IS FOR 90 CALENDAR DAYS, PROCUREMENT MANAGEMENT DEPARTMENT

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- h) WAIVE THE BIDDING FOR GOOD CAUSE SHOWN 35.04 (C), ASPHALT REJUVENATING AGENT, PAVEMENT TECHNOLOGY, INC., #20160138, UNIT

PRICE OF \$0.78 PER SQUARE YARD, CONTRACT TO TERMINATE ON MAY 7, 2017, PROCUREMENT MANAGEMENT DEPARTMENT

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8. SECOND READING, PUBLIC HEARING OF ORDINANCES

- a) ORDINANCE 16-24, AN ORDINANCE OF THE CITY OF PORT ST. LUCIE, FLORIDA, AMENDING THE COMPREHENSIVE PLAN OF THE CITY OF PORT ST. LUCIE TO INCLUDE A SMALL SCALE AMENDMENT TO THE FUTURE LAND USE MAP FOR BRESCIA ST. PARCELS 12-19 (P16-047) TO CHANGE THE FUTURE LAND USE DESIGNATION RM (MEDIUM DENSITY RESIDENTIAL) TO OSC (OPEN SPACE CONSERVATION) FOR A PARCEL LEGALLY DESCRIBED AS PORT ST. LUCIE SECTION 35, BLOCK 1731, LOTS 12 - 19 AND LOCATED ON THE NORTHWEST CORNER OF KENWICK AVENUE AND BRESCIA STREET PROVIDING THE INVALIDITY OF ANY PORTION SHALL NOT AFFECT THE REMAINING PORTION OF THIS ORDINANCE; AND PROVIDING FOR AN EFFECTIVE DATE.

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- b) ORDINANCE 16-25, AN ORDINANCE TO REZONE 1.86 ACRES OF PROPERTY LOCATED ON THE NORTHWEST CORNER OF KENWICK AVENUE AND BRESCIA STREET FROM RS-2 (SINGLE FAMILY RESIDENTIAL) TO OSC (OPEN SPACE CONSERVATION) FOR A PROJECT KNOWN AS BRESCIA STREET PARCELS 12-19, P16-048; PROVIDING FOR AN EFFECTIVE DATE.

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- c) ORDINANCE 16-26, AN ORDINANCE TO REZONE 0.7 ACRES OF PROPERTY LOCATED ON THE NORTHWEST CORNER OF GATLIN BOULEVARD AND BRESCIA STREET FROM RS-2 (SINGLE FAMILY RESIDENTIAL) TO CH (HIGHWAY COMMERCIAL) FOR A PROJECT KNOWN AS BRESCIA STREET PARCELS 14-17, P16-050; PROVIDING FOR AN EFFECTIVE DATE.

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- d) ORDINANCE 16-30, AN ORDINANCE AUTHORIZING THE ISSUANCE BY THE CITY OF PORT ST. LUCIE COMMUNITY REDEVELOPMENT AGENCY OF NOT TO EXCEED \$46,000,000 IN AGGREGATE PRINCIPAL AMOUNT OF CITY OF PORT ST. LUCIE COMMUNITY REDEVELOPMENT AGENCY REDEVELOPMENT TRUST FUND REFUNDING REVENUE BONDS, SERIES 2016 IN ORDER TO REFUND ALL OR A PORTION OF THE AGENCY'S OUTSTANDING REDEVELOPMENT TRUST FUND REVENUE BONDS, SERIES 2004 AND

REDEVELOPMENT TRUST FUND REVENUE BONDS, SERIES 2006 (CITY CENTER PROJECT), IN ORDER TO ACHIEVE DEBT SERVICE SAVINGS FOR THE AGENCY; AUTHORIZING THE PLEDGING OF THE HEREIN DESCRIBED PLEDGED FUNDS TO SECURE THE PAYMENT OF THE PRINCIPAL OF, REDEMPTION PREMIUM, IF ANY, AND INTEREST ON SUCH BONDS; AUTHORIZING CERTAIN RIGHTS OF THE HOLDERS OF SUCH BONDS; PROVIDING FOR A COVENANT TO BUDGET AND APPROPRIATE FROM THE CITY'S LEGALLY AVAILABLE NON-AD VALOREM REVENUES AMOUNTS NECESSARY FOR THE PAYMENT OF DEBT SERVICE ON SUCH BONDS TO THE EXTENT OTHER AMOUNTS PLEDGED THEREFOR ARE INSUFFICIENT; AND PROVIDING AN EFFECTIVE DATE.

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- e) ORDINANCE 16-31, AN ORDINANCE AMENDING CHAPTER 159, ARTICLE I, KNOWN AS "LAW ENFORCEMENT IMPACT FEE" OF THE CITY OF PORT ST. LUCIE, FLORIDA, CODE OF ORDINANCES, SECTION 159.04 – IMPOSITION OF IMPACT FEES; FEE SCHEDULES; ADOPTION, REVIEW AND REVISION; TIME OF PAYMENT, ADDING THE REQUIREMENT THAT WHEN INCREASED FEES ARE RECOMMENDED, THE REPORT SHOULD INCLUDE A DISCUSSION OF AFFORDABLE HOUSING AND HOW THE INCREASE MIGHT AFFECT HOUSING AFFORDABILITY; TO INCORPORATE THAT THE FEE STUDIES SHOULD ADDRESS SUGGESTIONS IN THE 2015 AFFORDABLE HOUSING ADVISORY COMMITTEE REPORT; SECTION 159.07. – EXEMPTIONS, ELIMINATING THE FIVE YEAR REQUIREMENT TO REBUILD A STRUCTURE; PROVIDING FOR SEVERABILITY; PROVIDING AN EFFECTIVE DATE.

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- f) ORDINANCE 16-32, AN ORDINANCE AMENDING CHAPTER 159, ARTICLE II, KNOWN AS "ROAD IMPACT FEE" OF THE CITY OF PORT ST. LUCIE, FLORIDA, CODE OF ORDINANCES, SECTION 159.106. – EXEMPTIONS, ELIMINATING THE FIVE YEAR REQUIREMENT TO REBUILD A STRUCTURE; SECTION 159.109. – ADOPTION, REVIEW AND REVISION, ADDING THE REQUIREMENT THAT WHEN INCREASED FEES ARE RECOMMENDED, THE REPORT SHOULD INCLUDE A DISCUSSION OF AFFORDABLE HOUSING AND HOW THE INCREASE MIGHT AFFECT HOUSING AFFORDABILITY; TO INCORPORATE THAT THE FEE STUDIES SHOULD ADDRESS SUGGESTIONS IN THE 2015 AFFORDABLE HOUSING ADVISORY COMMITTEE REPORT; PROVIDING FOR SEVERABILITY; PROVIDING AN EFFECTIVE DATE.

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- g) ORDINANCE 16-33, AN ORDINANCE AMENDING CHAPTER 159, ARTICLE III, KNOWN AS "PARKS AND RECREATION IMPACT FEE" OF THE CITY OF PORT

ST. LUCIE, FLORIDA, CODE OF ORDINANCES, SECTION 159.206. – EXEMPTIONS, ELIMINATING THE FIVE YEAR REQUIREMENT TO REBUILD A STRUCTURE; SECTION 159.209. – ADOPTION, REVIEW AND REVISION, ADDING THE REQUIREMENT THAT WHEN INCREASED FEES ARE RECOMMENDED, THE REPORT SHOULD INCLUDE A DISCUSSION OF AFFORDABLE HOUSING AND HOW THE INCREASE MIGHT AFFECT HOUSING AFFORDABILITY; TO INCORPORATE THAT THE FEE STUDIES SHOULD ADDRESS SUGGESTIONS IN THE 2015 AFFORDABLE HOUSING ADVISORY COMMITTEE REPORT; PROVIDING FOR SEVERABILITY; PROVIDING AN EFFECTIVE DATE.

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- h) ORDINANCE 16-34, AN ORDINANCE AMENDING CHAPTER 159, ARTICLE IV, KNOWN AS “PUBLIC BUILDINGS IMPACT FEE” OF THE CITY OF PORT ST. LUCIE, FLORIDA, CODE OF ORDINANCES, SECTION 159.306. – EXEMPTIONS, ELIMINATING THE FIVE YEAR REQUIREMENT TO REBUILD A STRUCTURE; SECTION 159.309. – ADOPTION, REVIEW AND REVISION, ADDING THE REQUIREMENT THAT WHEN INCREASED FEES ARE RECOMMENDED, THE REPORT SHOULD INCLUDE A DISCUSSION OF AFFORDABLE HOUSING AND HOW THE INCREASE MIGHT AFFECT HOUSING AFFORDABILITY; TO INCORPORATE THE FEE STUDIES SHOULD ADDRESS THE AFFORDABLE HOUSING COMMITTEES SUGGESTIONS IN THE ANNUAL REPORT; PROVIDING FOR SEVERABILITY; PROVIDING AN EFFECTIVE DATE.

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9. OTHER PUBLIC HEARINGS

- a) FY 2016 FEDERAL JUSTICE ASSISTANCE GRANT (JAG), REQUEST TO APPLY FOR AND USE FEDERALLY ALLOCATED FUNDS IN THE AMOUNT OF \$24,256, WITH NO MATCHING REQUIREMENT, TO PURCHASE A TACTICAL ROBOT, POLICE DEPARTMENT

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10. FIRST READING OF ORDINANCES

- a) ORDINANCE 16-29, PUBLIC HEARING, AN ORDINANCE OF THE CITY OF PORT ST. LUCIE, FLORIDA, AMENDING THE COMPREHENSIVE PLAN OF THE CITY OF PORT ST LUCIE TO INCLUDE A LARGE SCALE AMENDMENT CONSISTING OF TEXT AMENDMENTS TO THE FUTURE LAND USE AND TRANSPORTATION ELEMENTS AND AMENDMENTS TO THE MAP SERIES AS REQUESTED BY

GLENN RYALS OF RIVERLAND/KENNEDY, LLP (P16-055); PROVIDING THE INVALIDITY OF ANY PORTION SHALL NOT AFFECT THE REMAINING PORTIONS OF THIS ORDINANCE; AND PROVIDING FOR AN EFFECTIVE DATE.

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- b) ORDINANCE 16-36, AN ORDINANCE AUTHORIZING THE ISSUANCE OF NOT TO EXCEED \$140,000,000 IN AGGREGATE PRINCIPAL AMOUNT OF CITY OF PORT ST. LUCIE, FLORIDA SPECIAL ASSESSMENT REFUNDING BONDS, SERIES 2016 (SOUTHWEST ANNEXATION SPECIAL ASSESSMENT DISTRICT NO. 1) TO REFUND ALL OF THE CITY'S OUTSTANDING SPECIAL ASSESSMENT BONDS, SERIES 2007B (SOUTHWEST ANNEXATION SPECIAL ASSESSMENT DISTRICT NO. 1), IN ORDER TO ACHIEVE DEBT SERVICE SAVINGS AND TO RESTRUCTURE THE CITY'S SPECIAL ASSESSMENT DEBT; PLEDGING THE HEREIN DESCRIBED PLEDGED REVENUES TO SECURE THE PAYMENT OF THE PRINCIPAL OF, REDEMPTION PREMIUM, IF ANY, AND INTEREST ON SUCH BONDS; PROVIDING FOR A COVENANT TO BUDGET AND APPROPRIATE FROM THE CITY'S LEGALLY AVAILABLE NON-AD VALOREM REVENUES AMOUNTS NECESSARY FOR THE PAYMENT OF DEBT SERVICE ON SUCH BONDS AND/OR TO FUND DEFICIENCIES IN THE DEBT SERVICE RESERVE ACCOUNT TO THE EXTENT OTHER AMOUNTS PLEDGED THEREFOR ARE INSUFFICIENT; PROVIDING FOR CERTAIN RIGHTS OF THE HOLDERS OF SUCH BONDS; AND PROVIDING AN EFFECTIVE DATE.

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- c) ORDINANCE 16-37, AN ORDINANCE AMENDING THE 2015-16 BUDGET OF THE CITY OF PORT ST. LUCIE, FLORIDA, BY INSERTING THEREIN A SCHEDULE CONSISTING OF SEVEN (7) PAGES, ATTACHED HERETO AND DESIGNATED AS 2015-16 BUDGET AMENDMENT NO. 2; THE SAID SCHEDULE PROVIDES FOR AN INCREASE AND/OR DECREASE IN APPROPRIATIONS IN THE VARIOUS LINE ITEMS; AND PROVIDING FOR AN EFFECTIVE DATE.

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- d) ORDINANCE 16-38, AN ORDINANCE OF THE CITY OF PORT ST. LUCIE, FLORIDA, AMENDING THE PORT ST. LUCIE CODE OF ORDINANCES BY PROVIDING AMENDMENT TO CHAPTER 163 – MODEL HOMES; PROVIDING THE INVALIDITY OF ANY PORTION SHALL NOT AFFECT THE REMAINING PORTIONS OF THIS ORDINANCE; PROVIDING FOR AN EFFECTIVE DATE.

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- e) ORDINANCE 16-39, AN ORDINANCE TO REZONE 3.85 ACRES OF PROPERTY LOCATED ON THE SOUTH WEST CORNER OF NW ST. JAMES DRIVE AND NW

PEACHTREE BOULEVARD FROM GU (GENERAL USE) TO CG (GENERAL COMMERCIAL) FOR A PROJECT KNOWN AS CALVARY CHAPEL PSL P16-068; PROVIDING FOR AN EFFECTIVE DATE.

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- f) ORDINANCE 16-40, AN ORDINANCE TO REZONE .55 ACRES OF PROPERTY LEGALLY DESCRIBED AS LOTS 13 AND 14, BLOCK 626, SECTION 13, AND LOCATED ON THE NORTHEAST CORNER OF MACEDO BOULEVARD AND VOLTAIR TERRACE; FROM RS-2 (SINGLE FAMILY RESIDENTIAL) TO CS (SERVICE COMMERCIAL) FOR A PROJECT KNOWN AS AMERICAN PERSONAL STORAGE (P16-052); PROVIDING FOR AN EFFECTIVE DATE.

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11. RESOLUTIONS

- a) RESOLUTION 16-R38, PUBLIC HEARING, A RESOLUTION GRANTING A SPECIAL EXCEPTION USE PROVIDED FOR IN SECTION 158.110 (C) (3) AND 158.213 (D) (4) TO ALLOW A WIRELESS TELECOMMUNICATIONS TOWER IN I (INSTITUTIONAL) ZONING DISTRICT FOR MIDPORT SEVENTH DAY ADVENTIST CHURCH, LEGALLY DESCRIBED AS ST. LUCIE GARDENS, BLOCK 1, LOTS 5-8, BLOCK 2, LOTS 1 AND 2, P16-034; PROVIDING AN EFFECTIVE DATE.

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- b) RESOLUTION 16-R39, PUBLIC HEARING, A RESOLUTION GRANTING A SPECIAL EXCEPTION USE PROVIDED FOR IN SECTION 158.101 (C) (2) TO ALLOW A DRAINAGE AREA SERVING AN ADJACENT DEVELOPMENT IN THE OSC (OPEN SPACE CONSERVATION) ZONING DISTRICT FOR DARYL M. CARTER, FOR PROPERTY LEGALLY DESCRIBED AS PORT ST. LUCIE SECTION 35, BLOCK 1731, LOTS 12 THROUGH 19 (P16-049); PROVIDING AN EFFECTIVE DATE.

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12. UNFINISHED BUSINESS - THERE WAS NOTHING SCHEDULED UNDER THIS ITEM.

13. NEW BUSINESS

- a) JOHNSON-LAUX CONSTRUCTION, INC., PORT ST. LUCIE CIVIC CENTER EIFS REPAIRS, #20160079, UNIT PRICES OFFERED IN THE NJPA COOP CONTRACT #FL-WCH01-031814-JLC FOR A CONTRACT TOTAL OF \$130,623.68, PLUS A ONE-TIME \$10 INDEMNIFICATION FEE, CONTRACT PERIOD IS FOR 120 CALENDAR DAYS FOR THIS PROJECT, PROCUREMENT MANAGEMENT DEPARTMENT

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- b) MILESTONE CONSTRUCTION GROUP, INC., CONSTRUCTION ENGINEERING INSPECTION SERVICES FOR CAMEO BOULEVARD SIDEWALK CONSTRUCTION PROJECT, #20160089, \$124,660, WHICH INCLUDES A \$10 INDEMNIFICATION FEE, CONTRACT PERIOD IS FOR 180 CALENDAR DAYS, PROCUREMENT MANAGEMENT DEPARTMENT

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- c) MARQUEE DEVELOPMENT, INC., DEL RIO BOULEVARD SIDEWALK CONSTRUCTION PROJECT, LAP FUNDED, #20150021, \$849,373.50, CONTRACT PERIOD IS FOR 150 CALENDAR DAYS WITH NO OPTION TO RENEW, PROCUREMENT MANAGEMENT DEPARTMENT

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- d) MC TEAGUE CONSTRUCTION CO., DEL RIO BOULEVARD SIDEWALK CONSTRUCTION PROJECT, CITY FUNDED, #20160111, \$448,461.45, CONTRACT PERIOD IS FOR 120 CALENDAR DAYS WITH NO OPTION TO RENEW, PROCUREMENT MANAGEMENT DEPARTMENT

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- e) APPROVING BILLBOARD RECONSTRUCTION AGREEMENT BETWEEN THE CITY, THE CITY OF PORT ST. LUCIE COMMUNITY REDEVELOPMENT AGENCY, AND OUTFRONT MEDIA LLC, CONCERNING A PROPERTY LOCATED AT 10602 SOUTH FEDERAL HIGHWAY IN UNINCORPORATED ST. LUCIE COUNTY, FLORIDA, INTERIM CITY ATTORNEY

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14. DETERMINATION OF EXCUSED ABSENCES

- a) COUNCILMAN BOWEN, REGULAR CITY COUNCIL MEETING JUNE 13, 2016

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15. CITY MANAGER'S REPORT

16. COUNCILMEMBERS REPORT ON COMMITTEE ASSIGNMENTS

17. PUBLIC TO BE HEARD - (IF NECESSARY AS DETERMINED BY CITY COUNCIL AT CONCLUSION OF PUBLIC TO BE HEARD)

18. ADJOURN

NOTICE: No stenographic record by a certified court reporter will be made of the foregoing meeting. Accordingly, any person who may seek to appeal any decision involving the matters noticed herein will be responsible for making a verbatim record of the testimony and evidence at said meeting upon which any appeal is to be based.

NOTICE: Public and Press are invited to review all the backup material for Council Meetings. Copies are available on Thursday, Friday, and Monday before any Council Meeting in the City Clerk's Office in City Hall. On Meeting nights a copy of backup material is in the Reception Area for further review during the meeting.

PLEASE LEAVE THE AGENDA BACKUP MATERIAL IN GOOD ORDER FOR OTHERS TO REVIEW.

NOTICE: Anyone wishing to speak during Public to be Heard or the First Reading of Ordinances is required to sign on the sheet supplied by the City Clerk in the front of the Chambers (at the lectern).

AS A COURTESY TO THE PEOPLE RECORDING THE MEETING, PLEASE PLEASE PUT YOUR CELL PHONE ON SILENT.