City of Melbourne, Florida
City Council Agenda

City Hall Council Chamber
900 E. Strawbridge Avenue
Melbourne, FL 32901

January 14, 2025, 6:30 PM

This meeting shall adjourn by 11:00 p.m. Extension of the meeting beyond 11:00 p.m. shall only be authorized by a majority vote of City Council.

In accordance with Council policy, the roll call vote rotates each meeting. During this meeting, the vote will be Districts Three through Two except that the Mayor will vote last as provided by City Code and the Vice Mayor will vote second to last.

A. OPENING

1. **Invocation** - Father Tom Walden, Our Lady of Lourdes Catholic Church
2. **Pledge of Allegiance**
3. **Roll Call**
4. **Proclamations and Presentations**
   a. Proclamation declaring January 19-25, 2025 as "Certified Registered Nurse Anesthetists Week."
   b. Presentation of Volunteer Milestone of Service Award - John Greaves, 5 Years of Service.
   c. Presentation of retirement gift to Rory Dittmer, CIP Project Manager, in recognition of 38 years of employment with the City of Melbourne.
5. **Approval of Minutes** - December 10, 2024 Regular Meeting
6. **City Manager's Report**
7. **Public Comments**

B. UNFINISHED BUSINESS

C. NEW BUSINESS

8. Task Order No. CHA 028 to the Continuing Contract for Professional Water and Wastewater Hydraulic Modeling and Permitting Consulting Services for Western Force Main Phase 3A, Project No. 32320, CHA Consulting, Inc., Winter Springs, FL - $507,770.

9. Discussion regarding Change Order No. 42 to the Construction Contract for the Joseph Pellicano Law Enforcement Center for cost escalation increases, Project No. 10317, Hedrick Brothers Construction Co., Inc., Melbourne, FL.

10. **CONSENT AGENDA:**

a. Range Use Agreement between the City of Palm Bay and the City of Melbourne for use of the Palm Bay Regional Training Center Firearms Range.

b. Purchase of upgrade of Pure Storage FlashArray Controllers for the Information Technology Department, Presidio Networked Solutions, Inc., Orlando, FL - $151,155.50.

c. Renewal of Cisco SmartNet Maintenance Agreement from Presidio Networked Solutions, Inc., Orlando, FL - $90,029.78.

d. Authorization to negotiate the Professional Planning Services Continuing Consultant Contract with Inspire Placemaking Collective, Inc., Orlando, FL.

e. Increase to four existing purchase orders for chemicals and fertilizer at Harbor City Golf Course and Crane Creek Reserve Golf Course, Siteone Landscape Supply, LLC, Palm Bay, FL - increase of $60,000; Howard Fertilizer & Chemical Co., Dallas, TX - increase of $20,000.

f. Interlocal Agreement with Brevard County for removal of existing abandoned water main within Brevard County right-of-way near the intersection of North Riverside Drive and Sand Dollar Road in Indialantic.

g. Second Amendment to the contract for custodial services for various City facilities to add the Joseph Pellicano Law Enforcement Center, Clean Space, Inc., Coral Springs, FL - estimated annual increase of $122,850, total estimated contract cost $1,565,286.

h. Purchase of one wheeled loader and one excavator for the Streets Division, Dobbs Equipment, Orlando, FL - estimated total cost of $542,582.55.

i. Purchase of two replacement 35 HP submersible pumps for the Water Production Division, Xylem Water Solutions, Inc., Jupiter, FL - for an estimated cost of $110,419.

j. Purchase of roof replacement for the Actiflo Building at the Water Production Division, Project No. 31124, Hamilton Roofing, Inc., Malabar, FL - estimated amount of $95,381.

k. Purchase of replacement roofs at Crane Community Center and the two lower sections at the Crane Creek Reserve Golf Course Clubhouse, Hamilton Roofing Inc., Malabar, FL - Estimated amount of $217,818.

11. **ITEMS REMOVED FROM THE CONSENT AGENDA**

12. Consideration of critical community need for grant to Daily Bread, Inc. for Housing Case Manager Assistance.

13. **Site Plan Approval Request (PLAN2024-0012), Embraer Customer Center Hangar Expansion:** (Public Hearing) A request for site plan approval for an aircraft hangar addition on an 8.447± acre portion of an overall 70± acre Embraer campus, zoned M-1 (Light Industrial District), located on the west side of Apollo Boulevard, south of St. Michael Place and north of Dr. Martin Luther King Jr. Boulevard. (Owner/ Property Manager – City of Melbourne/Melbourne Airport Authority) (Applicant/Representative - Quincy Sy, P.E., BRPH) (P&Z Board - 12/19/2024)

14. **Site Plan Approval Request (PLAN2024-0021) Florida Tech Student Housing:** (Public Hearing) A request for site plan approval for a student housing building on an 11.54±-acre portion of an overall 110.73±-acre Florida Tech campus, zoned I-1 (Institutional District), located on the northeast corner of South Babcock Street and University Boulevard, west of Albemarle Street. (Owner – Florida Institute of Technology) (Applicant/ - Jennifer A. Harvin, PE, BRPH) (Representative - Angel Rivera, Servitas) (P & Z Board - 12/19/2024)

15. **Ordinance No. 2025-01, Mister Car Wash:** (First Reading/Public Hearing) An ordinance granting a conditional use (CU2024-0002) to allow a car wash establishment in a C-2 (General Commercial) zoning district with site plan approval (PLAN2024-0003) on an overall 1.29±-acre property located on the east side of North Wickham Road, south of Business Center Boulevard and north of Pat McKee Place. (Owner – Jerry Hart, BGV Limited, LLLP) (Applicant - Darren Eyre, P.E.) (Representative - Suryansh Mehra) (P&Z Board - 12/19/2024)

16. **Ordinance No. 2025-02 and Ordinance No. 2025-03, 1923 Poinsetta Boulevard:** (First Reading/Public Hearing) Ordinances providing for a Comprehensive Plan amendment and a rezoning request on 0.15± acres located on the east side of Poinsetta Boulevard, north of West New Haven Avenue and south of Central Boulevard. (Owner/Applicant/ Representative: Laura Guy) (P&Z Board - 12/19/2024)

    a. **Ordinance No. 2025-02/MAP2023-0028:** (First Reading/Public Hearing) An ordinance amending the Future Land Use from General Commercial to Low Density Residential on a 0.15±-acre developed property.

    b. **Ordinance No. 2025-03/MAP2023-0027:** (First Reading/Public Hearing) An ordinance amending the C-2 (General Commercial District) zoning to R-1A (Low Density Single Family Residential District) zoning on a 0.15±-acre developed property.

17. **Ordinance 2025-04, Golf Garage:** (First Reading/Public Hearing) An ordinance granting a conditional use (CU2024-0012) to allow the consumption of beer and wine on premises in a C-2 zoning district, accessory to an existing indoor recreation use, in a 3,784± square-foot unit, on 1.46± developed acres, located on the north side of West New Haven Avenue, west of Poinsetta Boulevard and east of Palm Boulevard. (Owner - Christopher Fadden, Melbourne Commercial Development, Inc.) (Applicant/Representative - Keith Schneider) (P&Z Board - 12/19/2024)

18. **Ordinance No. 2025-05, Accessory Dwellings in AEU Zoning:** (First Reading/Public Hearing) An ordinance amending City Code, Part III, Appendix B: Article II, Definitions; Article V, Section 2(E), Standards for AEU; and Article VI, Section 1(A), Accessory Dwellings to allow certain accessory dwellings in the AEU Zoning District. (Applicant - City of Melbourne) (P&Z Board - 12/19/2024)

19. Selection of a Lobbyist for Legislative Representation

20. Discussion regarding additional regulations for City parks and City rights-of-way.

21. Discussion regarding the practice of fluoridating the drinking water produced by the City of Melbourne. (Requested by Mayor Paul Alfrey)

22. Board Appointments

    a. Code Enforcement Board

    b. Melbourne Housing Authority

    c. Citizens' Advisory Committee of the Space Coast Transportation Planning Organization

D. PETITIONS, REMONSTRANCES, AND COMMUNICATIONS

E. ADJOURNMENT

Mayor Paul Alfrey, Vice Mayor David Neuman and Council Member Mark LaRusso, as members of the Airport Authority Board, may discuss Airport Authority issues, which may subsequently be addressed by the Airport Authority.

Council Members Marcus Smith, Mimi Hanley, Julie Kennedy and Mark LaRusso (alternate), as members of the Space Coast Transportation Planning Organization (SCTPO), may discuss SCTPO issues, which may subsequently be addressed by the SCTPO.

Pursuant to 286.0105, Florida Statutes, the City hereby advises the public that if a person decides to appeal any decision made by the City Council with respect to any matter considered at its meeting or hearing, he will need a record of the proceedings, and that for such purpose, affected persons may need to insure that a verbatim record of the proceedings is made, which record includes the testimony and evidence upon which the appeal is to be based. This notice does not constitute consent by the City for the introduction or admission into evidence of otherwise inadmissible or irrelevant evidence, nor does it authorize challenges or appeals not otherwise allowed by law. In accordance with the Americans with Disabilities Act and Section 286.26, Florida Statutes, persons with disabilities needing special accommodation to participate in this meeting should contact the City Clerk’s Office (321-608-7220) at least 48 hours prior to the meeting.