CITY COMMISSION
CITY OF WILDWOOD, FLORIDA
REGULAR MEETING
June 26, 2023 7:00 PM
CITY HALL COMMISSION CHAMBER

(meeting taped)

1. **Call to Order**

| Attendee Name | Title | Status |
|---|---|---|
| Ed Wolf | Mayor | Present |
| Pamala Harrison-Bivins | Mayor Pro Tem | Present |
| Joe Elliott | Commissioner | Present |
| Marcos Flores | Commissioner | Present |
| Julian Green | Commissioner | Present |
| Joshua Bills | City Attorney | Present |
| Jason McHugh | City Manager | Present |
| Cassandra Smith | Assistant City Manager/CFO | Present |
| Susan Patterson | City Clerk | Present |
| Melanie Peavy | Development Services Director | Present |
| Jeremy Hockenbury | Public Works Director | Present |
| Jason Martin | Assistant Utilities Director | Present |
| Amanda Salazar | Parks & Recreation Director | Present |
| Randall Parmer | Police Chief | Present |

Mayor Wolf brought the meeting to order, followed by the invocation by Commissioner Bivins and the Pledge of Allegiance.

2. **Consent Agenda/Informational Items**

Commissioner Elliott asked that item D be removed from the consent agenda and voted on separately. The remaining consent items were voted on together. No other comments were offered or received. Vote 5-0.

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| **RESULT:** | **Adopted** |
| **MOVER:** | Commissioner Green |
| **SECONDER:** | Commissioner Flores |

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| **AYES:** | Mayor Wolf, Mayor Pro Tem/Commissioner Harrison-Bivins, Commissioner Elliott, Commissioner Flores, Commissioner Green |

A. Expenditure Report

B. SP 2108-007 PSL Headquarters

C. SP 2201-010 Hotel Site @ Lot 12 (Turkey Run)

D. SP 2211-001 Trailwinds Village Target

Commissioner Elliott stated that due to certain items sold in the store, he felt that it needed to be looked into further as well as what was allowed in permitting. No other comments were offered or received. Vote 4-1.

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| **RESULT:** | **Adopted** |
| **MOVER:** | Commissioner Green |
| **SECONDER:** | Mayor Pro Tem/Commissioner Harrison-Bivins |
| **AYES:** | Commissioner Flores, Mayor Pro Tem/Commissioner Harrison-Bivins, Mayor Wolf, Commissioner Green |
| **NAYES:** | Commissioner Elliott |

E. SP 2211-007 Livano Wildwood

F. SP 2212-006 CVC-ASC Lot 9 Oxford Pointe

G. SP 2301-003 VPSD #46

H. PLAT 2305-002 VOSO Unit 204 Final Plat

**3. Presentations and/or Proclamations**

None.

**4. Public Hearings - Timed - Legislative**

None.

**5. Public Hearings - Timed - Quasi-Judicial**

None.

**6. Public Forum - 4 minute time limit**

Wanda Sanchez spoke about flooding issues on Powell Street. City Manager Jason McHugh stated that he would address the issue later in the meeting under City Manager Reports.

**7. Ordinances First Reading Only (No Vote)**

A. CP 2212-001 Thomas Group Planned Development

Mayor Wolf read aloud the title of Ordinance O2022-99. The applicant, Ryan Thompson, representing Thomas Group Investments #1 LLC, seeks approval from the City Commission for a Small-Scale Comprehensive Plan Amendment to change the Future Land Use Map designation from Agricultural (Sumter County) to Commercial (City) for parcel G33-154 on 4.86 acres MOL. First Reading Only. No Vote.

| RESULT: | FIRST READING |
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B. RZ 2212-001 Thomas Group Planned Development

Mayor Wolf read the title of Ordinance O2022-100. The applicant, Ryan Thompson of CHW, seeks approval from the City Commission to change the zoning district from RR-1 & A10C (Sumter County) to C-2 (City) for parcel G33-154 on 4.86 acres MOL. First Reading Only. No Vote.

| RESULT: | FIRST READING |
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C. PD 2212-001 Thomas Group Planned Development

Mayor Wolf read aloud the title of Ordinance O2023-19. The applicant, Ryan Thompson of CHW, representing Thomas Group Investments #1, LLC, seeks approval from the City Commission for a Planned Development (PD) amendment for the development of a multistory indoor storage facility of approximately one hundred-five thousand eight hundred and fifty (105,850) square feet, and a floor area ratio of 0.5, encompassing parcel G33-154 of approximately 4.86 acres, MOL. First Reading Only. No Vote.

| RESULT: | FIRST READING |
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D. CP 2302-002 Lucky U Landholding LLC

Mayor Wolf read aloud the title of Ordinance O2023-20. The applicant, Michael Rankin of LPG Urban & Regional Planners Inc., representing Nina Jean Driggers Davis, seeks approval from the City Commission for a Small-Scale Comprehensive Plan Amendment to change the Future Land Use Map designation from Industrial (Sumter County) to Commercial (City) for parcels D29-023 and D29-024 on 4.45 acres MOL. First Reading Only. No Vote.

| RESULT: | FIRST READING |
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E. RZ 2302-003 Lucky U Landholding LLC

Mayor Wolf read aloud the title of Ordinance O2023-21. The applicant, Michael Rankin of LPG Urban & Regional Planners Inc., representing Nina Jean Driggers Davis, is seeking approval from the City Commission to change the zoning district from RR1C, R2C, and CN (Sumter County) to C-3 (City) for parcels D29-023 and D29-024 on 4.45 acres MOL. First Reading Only. No Vote.

| RESULT: | FIRST READING |
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F. CP 2304-001 House of Hope

Mayor Wolf read aloud the title of Ordinance O2023-22. The applicant, Mary Starkey, seeks approval from the City Commission for a Small-Scale Comprehensive Plan Amendment to change the Future Land Use Map designation from Industrial (City) to Commercial (City) for parcel D29B001 on 5.56 acres MOL. First Reading Only. No Vote.

| RESULT: | FIRST READING |
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G. RZ 2304-002 House of Hope

Mayor Wolf read aloud the title of Ordinance O2023-23. The applicant, Mary Starkey, is seeking approval from the City Commission for a Zoning Map Amendment to change the zoning district from M-1 (City) to C-3 (City) for parcel D29B001 on 5.56 acres MOL. First Reading Only. No Vote.

| RESULT: | FIRST READING |
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H. CP 2303-002 All County Collision

Mayor Wolf read aloud the title of Ordinance O2023-25. The applicant, William Poole of Florida Metal Buildings, is seeking approval from the City Commission for a Small Scale Comprehensive Plan Amendment to change the Future Land Use Map designation from Rural Residential (Sumter County) to Commercial (City) for parcel D08A001 on 1.97 acres MOL. First Reading Only. No Vote.

| RESULT: | FIRST READING |
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I. RZ 2303-004 All County Collision

Mayor Wolf read aloud the title of Ordinance O2023-26. The applicant, William Poole of Florida Metal Buildings, is seeking approval from the City Commission for a Zoning Map Amendment to change the zoning district from RR1 (Sumter County) to C-3 (City) for parcel D08A001 on 1.97 acres MOL. First Reading Only. No Vote.

| RESULT: | FIRST READING |
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**8. Resolutions for Approval**

A. Waste Management Rate Adjustment

Mayor Wolf read aloud the title of Resolution R2023-12. In 2022, a fuel surcharge was added to the user charge for solid waste disposal services due to increased fuel costs. The increase was in accordance with the contract the City has with Waste Management. Due to lower fuel costs in recent months, Waste Management has informed the City that the fuel surcharge should be removed from the fees paid by residents. This resolution removes the fuel surcharge. It is important to note that this is not a component of the rate for solid waste disposal services; the rate remains the same, but residents will see a $.22 decrease in their bill for solid waste services due to the removal of the fuel surcharge. No comments were offered or received. Vote 5-0.

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| **RESULT:** | **Adopted** |
| **MOVER:** | Commissioner Flores |
| **SECONDER:** | Commissioner Green |
| **AYES:** | Mayor Wolf, Mayor Pro Tem/Commissioner Harrison-Bivins, Commissioner Elliott, Commissioner Flores, Commissioner Green |

**9. Financial & Contracts & Agreements**

A. RFP No. 2023-10 Property and Casualty Insurance Program

Assistant City Manager/CFO Cassandra Smith presented a request to approve the RFP #2023-10 bid from Brown & Brown for the property and casualty insurance program. Mayor Wolf recused himself due to a conflict of interest and relinquished the gavel to Mayor Pro Tem Bivins. Commissioner Elliott complimented Smith on a job well done. No other comments were offered or received. Vote 4-0.

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| **RESULT:** | **Adopted** |
| **MOVER:** | Commissioner Green |
| **SECONDER:** | Commissioner Flores |
| **AYES:** | Mayor Wolf, Mayor Pro Tem/Commissioner Harrison-Bivins, Commissioner Elliott, Commissioner Flores, Commissioner Green |

B. Right of Entry and Access Agreement for Stormwater Planning Services

Assistant City Manager/CFO Cassandra Smith presented a request for a Right of Entry and Access Agreement for Stormwater Planning Services. No comments were offered or received. Vote 5-0.

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| **RESULT:** | **Adopted** |
| **MOVER:** | Commissioner Flores |
| **SECONDER:** | Mayor Pro Tem/Commissioner Harrison-Bivins |
| **AYES:** | Mayor Wolf, Mayor Pro Tem/Commissioner Harrison-Bivins, Commissioner Elliott, Commissioner Flores, Commissioner Green |

C. Change Order #4 for CR 209 Water Main Extension Phase 1 in the Amount of $72,377.13

Assistant Utilities Director Jason Martin presented a request for Change Order # 4 for the CR 209 Water Main Extension Phase I project. Martin stated that a previous credit on the project had been issued by the contractor, but the figures had been calculated incorrectly and resulted in overpayment. This change order corrects the overpayment. No comments were offered or received. Vote 5-0.

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| **RESULT:** | **Adopted** |
| **MOVER:** | Commissioner Green |
| **SECONDER:** | Commissioner Elliott |
| **AYES:** | Mayor Wolf, Mayor Pro Tem/Commissioner Harrison-Bivins, Commissioner Elliott, Commissioner Flores, Commissioner Green |

D. Intent to Award the Ashley Well No. 2 Project to Sawcross, Inc. in the Amount of $277,000.00

Assistant Utilities Director Jason Martin presented a request to award the Ashley Well # 2 project to Sawcross, Inc. No comments were offered or received. Vote 5-0.

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| **RESULT:** | **Adopted** |
| **MOVER:** | Commissioner Flores |
| **SECONDER:** | Mayor Pro Tem/Commissioner Harrison-Bivins |
| **AYES:** | Mayor Wolf, Mayor Pro Tem/Commissioner Harrison-Bivins, Commissioner Elliott, Commissioner Flores, Commissioner Green |

E. Intent to Award the Continental Country Club Lift Station/SR 44 Forcemain Project to DB Civil Construction in the Amount of $3,434,899.00

Assistant Utilities Director Jason Martin presented a request to award the Continental Country Club Lift Station/SR 44 Forcemain project to DB Civil Construction. No comments were offered or received. Vote 5-0.

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| **RESULT:** | **Adopted** |
| **MOVER:** | Commissioner Green |
| **SECONDER:** | Mayor Pro Tem/Commissioner Harrison-Bivins |
| **AYES:** | Mayor Wolf, Mayor Pro Tem/Commissioner Harrison-Bivins, Commissioner Elliott, Commissioner Flores, Commissioner Green |

F. Ramp Improvements at the Baker House in the Amount of $22,329.83

Parks and Recreation Director Amanda Salazar presented a request for ramp improvements at the Baker House. No comments were offered or received. Vote 5-0.

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| **RESULT:** | **Adopted** |
| **MOVER:** | Mayor Pro Tem/Commissioner Harrison-Bivins |
| **SECONDER:** | Commissioner Green |
| **AYES:** | Mayor Wolf, Mayor Pro Tem/Commissioner Harrison-Bivins, Commissioner Elliott, Commissioner Flores, Commissioner Green |

G. Approval of RFP No. 2023-14 for Continuing Professional Electrical Services

Public Works Director Jeremy Hockenbury presented a request to award RFP #2023-14 for Continuing Professional Electrical Services to Accurate Power & Technology, Inc. and Base 3, LLC dba Gibson Electric. No comments were offered or received. Vote 5-0.

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| **RESULT:** | **Adopted** |
| **MOVER:** | Commissioner Flores |
| **SECONDER:** | Mayor Pro Tem/Commissioner Harrison-Bivins |
| **AYES:** | Mayor Wolf, Mayor Pro Tem/Commissioner Harrison-Bivins, Commissioner Elliott, Commissioner Flores, Commissioner Green |

H. Pleasantdale Drive Roadway Rehabilitation Project Change Order No. 1 in the Amount of $25,316.20

Public Works Director Jeremy Hockenbury presented a request for Pleasantdale Drive Roadway Rehabilitation Project Change Order #1. No comments were offered or received. Vote 5-0.

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| **RESULT:** | **Adopted** |
| **MOVER:** | Commissioner Elliott |
| **SECONDER:** | Commissioner Green |
| **AYES:** | Mayor Wolf, Mayor Pro Tem/Commissioner Harrison-Bivins, Commissioner Elliott, Commissioner Flores, Commissioner Green |

**10. General Items for Consideration/Discussion and Other Business**

None.

**11. Appointments**

None.

**12. City Manager Reports**

City Manager Jason McHugh thanked Wanda Sanchez for speaking about the flooding in her area. McHugh stated that the City is waiting for the Water Management District to finalize its stormwater master plan that the Water Management District funded for the City and that the City is aware of flooding in different areas. He advised that once the report is finalized and presented to the City, the flooding areas will be prioritized. McHugh and Public Works Director Jeremy Hockenbury thanked Ms. Sanchez for her patience.

McHugh encouraged everyone to attend the Happy Birthday America event at Millennium Park on July 3rd. He also thanked Smith and Barnes for helping the city run smoothly in his absence.

**13. Other Department Reports**

A. National Flood Insurance Program (NFIP) Floodplain Management Regional Plenary and Community Assistance Visits Update

Development Services Director Melanie Peavy provided an update on the National Flood Insurance Program (NFIP) Flood Plain Management Regional Plenary and Community Assistance Visits. Peavy stated that for many years, community assistance visits had been required by the state in order for the residents to continue with the NFIP. She advised that these visits re-assess certain areas of the city to determine whether they need to be changed. Peavy stated that flood management and stormwater issues were discussed and staff received a letter of closure, which advised that the designations did not change, that flood insurance was not required in most instances, and that rates would remain low.

**14. Commission Members Reports**

Commissioner Elliott attended a Wildwood Business Coalition meeting and a Sumter County Chamber of Commerce Not-for-Profit meeting. He suggested inviting Wildwood High School students to a budget meeting session and would like to review the City Charter again due to the growth in the city. Lastly, he stated that he had an upcoming meeting with Representative John Temple.

Commissioner Green stated that he would be going on a trip for two days on an aircraft carrier out of Jacksonville through the East Central Florida Regional Planning Council.

Commissioner Bivins advised that she would not be able to attend the commission meeting on July 10th.

Mayor Wolf reminded all the commissioners that their financial disclosure forms were due soon.

**15. City Attorney Reports**

None.

**16. Adjournment**

The meeting was adjourned at 7:42 p.m.

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| **RESULT:** | **Adjourned** |
| **MOVER:** | Commissioner Flores |
| **SECONDER:** | Mayor Pro Tem/Commissioner Harrison-Bivins |
| **AYES:** | Mayor Wolf, Mayor Pro Tem/Commissioner Harrison-Bivins, Commissioner Elliott, Commissioner Flores, Commissioner Green |

**Upcoming Events**

CITY COMMISSION
CITY OF WILDWOOD, FLORIDA

SEAL

ATTEST: Jessica Barnes
Jessica Barnes, City Clerk

BY: Ed Wolf
Ed Wolf, Mayor