

MINUTES — JULY 12, 2022
CITY OF INDIAN ROCKS BEACH
REGULAR CITY COMMISSION MEETING

The Indian Rocks Beach Regular City Commission Meeting was held on **TUESDAY, JULY 12, 2022**, in the City Commission Chambers, 1507 Bay Palm Boulevard, Indian Rocks Beach, Florida.

Mayor-Commissioner Kennedy called the meeting to order at 7:00 p.m., followed by the Pledge of Allegiance and a moment of silence.

PRESENT: Mayor-Commissioner Joanne Moston Kennedy, Vice Mayor-Commissioner Denise Houseberg, Commissioner Jude Bond, Commissioner Philip J. Hanna, Commissioner Joseph D. McCall, and City Manager Brently Gregg Mims.

STAFF PRESENT: City Attorney Randy D. Mora, City Clerk Deanne B. O'Reilly, MMC, and Engineer Consultant Mark Frederick, P.E.

(To provide continuity for research, items are listed in agenda order although not necessarily discussed in that order.)

1A. REPORT OF Pinellas County Sheriff's Office.

The Pinellas County Sheriff's Office presented the crime analysis report for June 2022.

1B. REPORT OF Pinellas Suncoast Fire & Rescue District.

Fire Chief Davidson presented the Fire District's report for June 2022.

Fire Chief Davidson stated the Fire District in partnership with the City, will be hosting a Paddling for Autism on Saturday, July 16, 2022, from 9:00 a.m. to noon, at the Pinellas County Beach Access Park.

2. PUBLIC COMMENTS.

John Pfanstiehl, 448 Harbor Drive South, stated, like many people in town, that party houses for transients adjacent to residential homes are about the worst threat a person can imagine to a safe place to raise children and a peaceful retirement for senior citizens. Now, IRB has hundreds of party houses in residential neighborhoods. The City did not have this problem 11 years ago. There was a 3-month minimum stay in residential neighborhoods. He is hoping with fresh minds on the City Commission that short-term vacation rentals will become a top priority by minimizing or eliminating this issue and committing substantial resources to restore the safety and peace of the City's residential neighborhoods.

Mr. Pfanstiehl stated the City Manager could start this by directing City staff to search for short-term IRB residential neighborhoods by searching on Airbnb, VRBO, Craigslist, Home Away, the internet, etc., to make sure all STRs clearly show the City-issued business tax

number on all online advertising as per Ordinance No. 2018-01. The City could post the list of all known STRs online, so the neighbors can determine if nearby rentals are legal. He stated that included in the published list each STRs: Florida Department of Revenue, Certificate of Registration, Florida Department of Business & Professional Regulation License, City Business Tax Records, and their sworn statement that the property complies with all City Codes per Ordinance No. 2018-01 and all complaints registered to the property so that public can see it.

Mr. Pfanstiehl stated the main purpose is to make having party houses in Indian Rocks Beach less desirable.

Mr. Pfanstiehl stated on the State level the City should not give up. The City should pay for a legal opinion from a specialized counsel as to whether the elimination of IRB's grandfather's status can be challenged.

Mr. Pfanstiehl suggested the City form an alliance with the five Florida Counties that are most affected, which Pinellas is one of them, the hotel/motel lobby, and existing groups like Airbnb Watch, Home Rule Florida, the BIG-C, and the Florida Leagues of Cities.

Mr. Pfanstiehl stated the City should hire a lobbyist and then work to get funding for lobbying from the above organization.

Mr. Pfanstiehl stated IRB would become a tourist trap, not a place for families or senior citizens.

Mr. Pfanstiehl stated he hopes a majority of the City Commission will make a motion tonight for a work session to examine potential actions and then eventually commit substantial resources to take the residential neighborhoods back.

Mr. Pfanstiehl stated the City needs to eliminate or minimize unmonitored party houses for transients next to seniors and children.

Jerry Newton, 438 Harbor Drive North, stated short-term vacation rentals are not the people's will here. That is not why he invested in his neighborhood or the City. STRs are not in the best interest of the City unless maybe there is a lot of tax revenue; maybe there is something there that makes sense from a city management point of view as opposed to a resident's point of view. Even if that is the case, STRs are ruining the neighborhoods. STRs are spreading cancer throughout the residential neighborhoods in IRB.

Mr. Newton stated he does not believe any member of the City Commission has that intent. It is happening, and it continues to occur. The City Commission keeps saying there is nothing that the City can do about STRs, and the residents are saying the City has to do something about it. As residents and investors in this City, the City needs to find a solution to STRs.

Mr. Newton stated if the City Commission cares about representing the residents of Indian Rocks Beach, they need to find a way to deal with the STRs by limiting, restricting, and monitoring STRs that will discourage STRs.

Adrienne Dauses, 2008 Gulf Boulevard, Unit 3, stated she wanted to bring attention to a problem that is starting to reoccur at the beach accesses. She started when the “No Parking After 11:00 p.m.” signs were removed from the beach accesses, there have been constant troubles on the beach accesses. The 21st Avenue Beach Access has turned into a RV campground. People are spending the night in their cars since the signs were removed, and a lot of trash is being left behind by these individuals that the residents are constantly picking up.

Ms. Dauses stated the house next-door to her is abandoned and there is a problem with homeless people congregating there on the porch doing all sorts of things. She stated the Pinellas County Sheriff’s Office visits this property once a week because people are sleeping on the porch.

Beth Flynn, 914 Harbour House Drive, stated she is aware of the restrictions that State laws have placed on the City’s rights to restrict frequency and duration in regards to STRs. She believes that there are other things that can be done to protect the rights of the City’s homeowners and more permanent residents. The City can control the number of people, the number of cars, and noise. The City can make sure that the City’s ordinances are enforced for that type of activity.

Ms. Flynn stated Pinellas County has rules and guidelines for STRs, and they have a registration form and it does have limitations in regards to the number of people in the house and the number of cars that are allowed on a property.

Ms. Flynn stated she does know that the City Commission is trying to do their best trying to figure out what can be done especially based on the fact that the City does not have its own rules. It is very important that the City address STRs. The City needs to be much more up front and informed about what is going on from a citizen’s prospective. She read the City Attorney’s Memoranda dated May 2016 that was posted on the City’s website, but has no idea what it says because she is not an attorney. She said it basically says that a city cannot regulate frequency and duration but there are other things a city can do, and she is interested in those other things that a city can do because they can make a difference. Indian Rocks Beach is too special to allow it to become a party house or even to have too many transient people that are creating unlivable conditions for people.

3A. REPORTS OF the City Attorney.

Short-Term Vacation Rentals

City Attorney Mora, upon the request of the Mayor-Kennedy, spoke on the ability of the jurisdiction to regulate occupancy as part of its regime regulating short-term vacation transient rentals. As a statement of the law, a city can regulate occupancy. He has never asserted anything to the contrary. He has said in the past that other communities have regulated occupancy and faced significant legal challenges to those. He had represented another jurisdiction that passed occupancy restrictions and successfully defended it. Those were premised upon comprehensive plan amendments that had been in place since 2009, which was the basis of that legal victory. It was premised on regulations that had been in place before 2011 and simply codifying those.

City Attorney Mora stated there is nothing in s. 509.032(7)(b), F.S. prohibiting municipalities from regulating occupancy. One of the core challenges that committees face when regulating occupancy is the enforceability of the measure. That is not to say it is altogether an impossibility but the enforceability and the resources required to be directed to that, especially if occupancy is tied to the number of bedrooms. A city would need the data point of exactly how many bedrooms are in every single structure operating as a rental, typically done through an inspection regime, which is resources, etc. It is an administrative and legal challenge.

City Attorney Mora stated that the other element is how a city objectively establishes that fact once the measure goes before the local ordinance violation court, code compliance magistrate, or code enforcement board.

City Attorney Mora stated that depending on how that is codified. The other challenge is whether that is done in a way that uniformly applies throughout the city such that the city does not now put residents in violation of occupancy limitations when they have a party.

City Attorney Mora stated he wanted to be clear in his statements that he is not a policymaker in this community. The City Manager is not a policymaker in this community. The City Commission is the policymaker for this community. The City Manager and himself try to ensure the City Commission's policy is sound and are here to advise on the City Commission on their policymaking decisions. If the City Commission has a majority direction, he will investigate it and provide counsel. The City Commission can proceed, ignore, and do what the City Commission wishes. The City Commission is the policymaker, and that is the City Commission's power. He wants to be clear that his job is to make sure that he provides the City Commission where the dangers may be and where the challenges may be.

City Attorney Mora stated beyond parking and occupancy limitations with STRs is one that has evolved since 2011 with additional developments in 2014. The Country has had an intervening global pandemic in the middle that substantially changed the economics, public health, and property landscapes in Florida and otherwise. There are families whose entire livelihood depends on how they use their properties and the economic engines of these communities and trying to balance their interests. He is not insensitive to the concerns of members of the public and the long-time residents of this community. He stated he is sensitive to how the laws have changed in Florida in the last ten years. The public has seen a change in what home-based business can be, how transient rentals operate, the difference in Bert Harris Act, and how challenges to law use regulations.

City Attorney Mora stated changes in the Florida laws have substantially led to a difference in what the community looks like. That change is not precisely the fault of the City Commission or its predecessors.

Commissioner Hanna asked when he prevailed in his lawsuits with the other municipality, was there much precedent in as far as other communities throughout the State that helped in going in that direction.

City Attorney Mora responded in the negative. He stated the City of Holmes Beach was

faced with several million dollars in liability for Bert Harris cases for regulations concerning the number of rooms and the number of occupancies permitted in a structure. All of those were part of Holmes Beach's short rentals regime through an adopted ordinance. Holmes Beach had dozens of cases that were ultimately settled after the city prevailed on a handful of occupancy cases.

City Attorney Mora briefly reviewed the requirements of the Holmes Beach short-term rental ordinance. He stated it is a full-time job for a staff member to investigate and report on STRs. Holmes Beach enforcement is a robust regime. That was presented to this City Commission as an option at the time, but it was not the direction the City Commission wished to go.

3B. REPORTS OF the City Manager.

Gulf Boulevard Utility Underground Project Update

Mark Porter, Principal/Project Manager, Utility Consultants of Florida, presented a PowerPoint to the City Commission showing the Gulf Boulevard Utility Underground Project Update. He said Phase II of the project would begin at 5th Avenue and end at 19th Avenue. The target construction date is fall.

Code Enforcement Report

78 Parking Citations Issues (excluding PCSO)

3 Notices of Violations

7 Notices to Appear in Court

3 Courtesy Letter

No Smoking on the Beach

The Florida Legislature passed, and the Governor signed into law HB105, that in theory, allows local governments to pass ordinances to restrict smoking on Florida beaches and public parks, except for unfiltered cigars.

This item has been scheduled for the August 9, 2022 Regular City Commission Agenda as a work session item to discuss the pros and cons of enforcement if the City adopts a no smoking on the beach ordinance.

Fireworks

The City had actively pursued and enforced the fireworks laws this Fourth of July at the direction of the City Commission with no significant events or casualties. Over the years, the City has done a lot of education on fireworks and has publicized that fireworks are prohibited in this community. This year, the City had extra Pinellas County Sheriff's Office patrols plus both Code Enforcement Officers on duty, and as always, the Fire Department helped the City out also.

Beach Accesses — 2004 Gulf Boulevard

The house at 2004 Gulf Boulevard, the detached dilapidated garage, was demolished by City after several notices and a public hearing. A lien has been placed or will be placed on the property for the cost of the demolition and previous boarding and clean-up bills.

The City is in contact with the owner regarding the despairing condition of the house. The City has boarded up the house several times and cleaned up the property by mowing it and trimming back the bushes.

City Manager's 10-Year Anniversary

Mayor-Commissioner Kennedy said City Manager Mims would be with the City for a decade in a few days. She just wanted to say thank him for his time with the City. There are a million reasons why she can tell everyone he is fantastic. The City is one of two cities that do not have a stormwater fee or utility tax. The City's finances are in excellent shape, which they were not in 2008 and 2009 when she first got back onto the City Commission. Then the City Commission hired a new City Manager, Mr. Mims. She cannot say enough about the job that he has done. He came here at the very beginning of the short-term rentals. He hired two code enforcement officers. There is so much she can say about him. She thanked him for his service and stated she appreciated him.

City Manager Mims stated that he has enjoyed every minute he has worked for the City and hopes to work here for several more years. He would like to thank the City Commission and the various City Commissions he has worked with because every City Commission has always been supportive and has always worked together to figure things out.

City Manager Mims stated the vacation rental item is a very tough issue. His observations and concerns about what was a small city with cottages are rapidly changing. The City's population is significantly being reduced and continues to be reduced. The Code Enforcement Officers are in a lose/lose situation with vacation rentals.

City Manager Mims stated he is blessed to be working in the most friendliest place in has ever worked and lived in and looks forward to many more years.

3C. REPORTS OF the City Commission.

COMMISSIONER McCALL:

- *Homeowners Association.* Stated between the Homeowners' Association, Action 2000, Inc., and the Rotary Club of Indian Rocks Beach, they are community groups that get together, volunteer, raise money, and give it back to the community.
 - HOA Report
 - July 21st — Mix & Mingle/ VIP Cantina
 - November 5th — Taste of IRB
 - \$2,500 donation to St. Patrick's Catholic School/kitchen fund
 - \$7,000 donated for artwork/dolphin statute

VICE MAYOR HOUSEBERG:

- *Short-Term Vacation Rentals.* Stated she will meet with the City Attorney and the City Manager on short-term rentals on July 26, 2022. She stated she agrees that there probably is more then the City can do, and she will make the City Manager tell her no on things that she thinks the City can do. She would announce that at the next meeting on what she found, or maybe the City Commission should have a work session. She stated she has been working on a fact sheet about the absolute truth

about short-term rentals and what a city can do about short-term rentals, raising registration fees, parking, noise, occupancy limitations, and increased inspections. Stated she asked the Pinellas County Sheriff's Office deputy this evening if they were able to abstract from the data the calls to short-term vacation rental properties or visitors/residents, and the PCSO had advised that they could not do that.

- *City Website*. Stated during her budget meeting with the City Manager, they told about adding appropriating funding in the budget to revitalize the website.

COMMISSIONER BOND:

- *Short-Term Vacation Rentals*. Asked when the City Commission could propose a roundtable discussion on short-term vacation rentals. City Attorney Mora stated that if it is the City Commission's will, then a work session could be scheduled on short-term vacation rentals.

COMMISSIONER HANNA:

- *Short-Term Vacation Rentals*. Stated he hears it and has been living it, and he would like to get information from everybody about what is on their minds. He stated he is interested in receiving more information on occupancy limitations. He said whenever staff, the community, and City Commission come together, a solution seems to be found for the issue. He stated that he would like to schedule a work session on short-term vacation rentals.

MAYOR-COMMISSIONER KENNEDY:

- *Short-Term Vacation Rentals*. She stated staff had done their due diligence by putting together regulations and restrictions, and they follow them incredibly. She bothers the Sr. Code Enforcement Officer, who always has a smile on his face, weekly regarding STRs, i.e., cars parking in the yard and garbage. She has said from the beginning that she will fight until the last person stands on this issue. She has been to Tallahassee twice on STRs and has spoken in front of committees. On one occasion, the elected officials from around the State were successful. Through the Florida League of Cities, she won the Home Town Hero Award twice, not for anything else but short-term vacation rentals.

Mayor-Commissioner Kennedy stated about six weeks ago, the beach mayors met with Representative Nick DiCeglie to discuss short-term vacation rentals. Representative DiCeglie said that the leadership does not see this issue as the beach communities do. This issue is seen as a rights issue. When the mayors asked about the rights of neighbors, who have been here forever, even those who have not lost their grandfather clause, there was no comment from the leadership of the legislators concerning short-term rentals and those who live here.

Mayor-Commissioner Kennedy stated she met with several residents to discuss short-term rentals. She said that they were unaware of the short-term rental regulations and advised them that should they have any problems or concerns, they should call the Pinellas County Sheriff's Office or Code Enforcement. She explained that the City needs to document complaints regarding short-term rentals to present to Representative DiCeglie.

Mayor-Commissioner Kennedy stated she had developed a relationship with the hoteliers, and they have some of the same problems with STRs as the City does. Mayor-Commissioner Kennedy spoke with the City Manager about raising the STRs registration fees.

- *No smoking on the beach.* Stated no smoking on the beach is scheduled for the August 9, 2022 Regular City Commission Meeting as a discussion item.

4. **ADDITIONS/DELETIONS.** None.

5. **CONSENT AGENDA:**

A. **APPROVAL of the June 14, 2022 Regular City Commission Meeting Minutes.**

City Attorney Mora read the Consent Agenda, consisting of Agenda Item No. 5A, by title only.

MOTION MADE VICE MAYOR-COMMISSIONER HOUSEBERG, SECONDED BY COMMISSIONER McCALL, TO APPROVE THE JUNE 14, 2022 REGULAR CITY COMMISSION MINUTES AS SUBMITTED. UNANIMOUS APPROVAL BY ACCLAMATION.

6. **PUBLIC HEARINGS:** None.

7. **OTHER LEGISLATIVE MATTERS:** None.

8A. **DISCUSSION OF Citywide Stormwater Master Plan by CivilSurv.**

[Beginning of Staff Report]

CivilSurv completed an update to the Stormwater Master Plan (SWMP) analyzing all of the stormwater treatment and collection systems for the City of Indian Rocks Beach. The analysis and summary were based on the House Bill 53 requirements to develop a needs analysis for its jurisdiction over the subsequent 20-years. The updated SWMP will allow the City to plan for the funding for future improvements and assist in operating the stormwater system under the Municipal Separate Storm Sewer System (MS4) Phase 1 permit.

Overall, in the updated Stormwater Master Plan that was recently completed, a list of major projects were compiled based on factors including potential water quality benefits, stormwater collection benefits, and the condition of the existing systems. Some of the major projects also include projects that have been identified as priorities for the City and are currently planned for improvements. Since the focus of the SWMP is for the next 20-years, it was decided that even though additional projects could have been defined, the 13 projects would be enough to cover the given time period. The main goal for the City is to complete these 13 projects in the next 20-years which means that they could be modified or phased based on field conditions or other constraints. Prioritization of the projects will be determined by the City.

The total estimate for major projects in present day values is \$13,357,000, which can be seen in the Engineer's Opinion of Probable Construction Costs (EOPCC) table in the SWMP. In addition to the major projects, there is a list of minor projects that are lower priority but should be completed as well. The minor projects should be completed based on a prioritization from the City, but they can be completed as needed due to any complications that might arise in the storm sewer system. The overall estimate for the minor projects, which is shown itemized in the EOPCC, is \$836,600. Each of the 13 major projects will be discussed in the presentation with individual values.

In accordance with the SWMP, it is highly recommended that the City continues to proactively administer their stormwater management program to comply with applicable regulations. A prioritization plan needs to be completed by the City for the 13 major projects and the minor projects to determine when each project should be completed. In the past, the City has completed major projects at a rate of approximately 1 project every 2 years with 2 project locations often being completed when budgets are available. If the City continues at this rate, all or nearly all of the major projects could be completed in the 20-year timeframe in addition to the minor projects. It is important to note that the tidal influence on the City's stormwater management system is a significant factor. Some of the grate elevations are lower than high tides which will result in short-term street flooding occurring even after the improvements have been made. However, it is anticipated that the improvements will improve the drainage collection and conveyance following high tides which could improve and shorten some street flooding conditions. In addition to improving the drainage collection, the improvements each include a water quality improvement component which is expected to provide a significant water quality benefit to the area. It is also recommended in the SWMP that there is drainage easement acquisition and utilization of a spatially referenced database for stormwater infrastructure management.

[End of Staff Report]

City Manager Mims stated last year, the Florida Legislature passed a bill, an unfunded mandate, that required all cities and counties to have updated stormwater plans for their local area. He stated the City received \$2.1 Million in American Rescue Funds, and about \$100,000 was set aside to update the City's stormwater plan.

City Manager Mims stated the City Commission authorized CivilSurv Design Group to undertake a citywide review of drainage, drainage basins, and pipes.

City Manager Mims stated CivilSurv had completed the update to the Stormwater Master Plan, analyzing the City's stormwater treatment and collection systems.

City Manager Mims stated Mark Frederick, Engineering Consultant, CivilSurv Design Group, will go over 13 projects to be completed over the next 20 years. The \$2.1 Million in American Rescue Funds that the City received was earmarked to be used for drainage, and the estimated cost for all 13 projects in present-day values is \$13 Million.

Engineering Consultant Frederick reviewed the 13 projects to be completed over the next 20 years with individual values. He stated most of the projects are focused on water quality, including nutrient separating baffle boxes to achieve that water quality (NSBB)

component.

(Projects are not listed in order of priority. They are in order of Outfall Number.)

Proposed Project 01 — Outfall 02

- Location
 - Between 426 & 428 Harbor Drive North
- Description
 - Improvements to existing
 - 2 inlet structures
 - 187 LF of 14" X 23" ERCP
 - Outfall structure at seawall
 - Addition of a nutrient separating baffle box (NSBB)
- Cost
 - \$456,000

Proposed Project 02 — Outfall 03

- Location
 - Between 444 & 446 Harbor Drive North
- Description
 - Improvements to existing
 - 2 inlet structures
 - 168 LK of 14" X 23" ERCP
 - Outfall structure at seawall
 - Addition of a NSBB
- Cost
 - \$454,700

Proposed Project 03 — Outfall 04

- Location
 - Harbor Drive North; Janice & Barry Place
- Description
 - Improvements to existing
 - 5 inlet structures
 - 533 of LF of 14" X 23" ERCP
 - 134 LF of 19" X 30" ERCP
 - Outfall structure at seawall
 - Addition of a NSBB
- Cost
 - \$886,800

Proposed Project 04 — Outfall 17

- Location
 - Bay Boulevard: 20th & 21st Avenues
- Description
 - Improvements to existing
 - 6 inlet structures
 - 1 manhole structure

- 62 LF of 19" X 30" ERCP
- 44 LF of 24" X 38" ERCP
- 305 LF of 29" X 45" ERCP
- Addition of a NSBB
- Cost
 - \$967,400

Proposed Project 05 — Outfall 27

- Location
 - 1st Street: 17th, 18th, & 19th Avenues
- Description
 - Improvements to existing
 - 10 inlet structures
 - 89 LF of 14" X 23" ERCP
 - 285 LF of 19" X 30" ERCP
 - 472 LF of 24" X 38" ERCP
 - Addition of a NSBB
 - 180 LF concrete valley gutter
- Cost
 - \$1,151,800

Proposed Project 06 — Outfall 28

- Location
 - 206 & 208 16th Avenue
- Description
 - Improvements to existing
 - 2 inlet structures
 - 86 LF of 19" X 30" ERCP
 - Outfall structure at seawall
 - Addition of a NSBB
 - 60 LF concrete valley gutter
- Cost
 - \$431,600

Proposed Project 07 — Outfall 29

- Location
 - Bayshore Boulevard: 15th & 16th Avenues
- Description
 - Improvements to existing
 - 9 inlet structures
 - 304 LF of 14" X 23" ERCP
 - 317 LF of 19 X 30" ERCP
 - Addition of a NSBB
- Cost
 - \$893,200

Proposed Project 08 — Outfall 33

- Location
 - Bay Pine Boulevard: 12th Avenue
- Description
 - Improvements to existing
 - 5 inlet structures
 - 29 LF of 14" X 23" ERCP
 - 630 LF of 24" X 38" ERCP
 - Outfall structure at seawall
 - Addition of a NSBB
- Cost
 - \$973,500

Proposed Project 08 — Outfall 36

- Location
 - Bay Pine Boulevard: 11th & 12th Avenues
- Descriptions
 - Improvements to existing
 - 5 inlet structures
 - 27 LF of 14" X 23" ERCP
 - 166 LF of 19" X 30" ERCP
 - 172 LF of 24" X 38" ERCP
 - Outfall structure at seawall
 - Addition of a NSBB
- Cost
 - \$728,800

Proposed Project 08 — Outfall 37

- Location
 - Bay Pine Boulevard: 10th & 11th Avenues
- Description
 - Improvements to existing
 - 8 inlet structures
 - 50 LF of 14" X 23" ERCP
 - 494 LF of 19" X 30" ERCP
 - 179 LF of 24" X 38" ERCP
 - Outfall structure at seawall
 - Additional of a NSBB
- Cost
 - \$994,000

Proposed Project 09 — Outfall 42

- Location
 - East Gulf Boulevard: 8th Avenue
- Description
 - Improvements to existing
 - 6 inlets structures
 - 119 LF of 14" X 23" ERCP

- 96 LF of 19" X 30" ERCP
- 215 LF of 24" X 38" ERCP
- Outfall structure at seawall
- Addition of a NSBB
- Cost
 - \$911,100

Proposed Project 10 — Outfall 45 & 46

- Location
 - East Gulf Boulevard: Windrush Boulevard, Bates Avenue & Bahia Vista Drive
- Description
 - Improvements to existing
 - 8 inlet structures
 - 228 LF of 14" X 23" ERCP
 - 159 LF of 19" X 30" ERCP
 - 270 LF of 24" X 38 ERCP
 - Outfall structure at seawall
 - Addition of a NSBB
- Cost
 - \$1,031,800

Proposed Project 11 — Outfall 47

- Location
 - 603-2nd Street
- Description
 - Improvements to existing
 - 1 inlet structure
 - 66 LF of 19" X 30" ERCP
 - Outfall structure at seawall
 - Addition of a NSBB
- Cost
 - \$468,200

Proposed Project 12 — Outfall 51

- Location
 - 4th Avenue: 1st & 2nd Streets
- Description
 - Improvements to existing
 - 13 inlet structures
 - 3 manhole structures
 - 53 LF of 14" X 23" ERCP
 - 140 LF of 19" X 30" ERCP
 - 370 LF of 24" X 38" ERCP
 - 347 LF of 29" X 45" ERCP
 - 1 - 29" X 45" end wall structure
 - Addition of a NSBB
- Cost
 - \$1,711,700

Proposed Project 13 — Outfall 52

- Location
 - 1st Street: 3rd & Miami Avenue
- Description
 - Improvements to existing
 - 12 inlet structures
 - 1 manhole structure
 - 299 LF of 19" X 30" ERCP
 - 85 LF of 24" X 38" ERCP
 - 427 LF of 29" X 45 ERCP
 - 1 - 29" X 45" endwall structure
 - Addition of a NSBB
- Cost
 - \$1,296,400

Mayor-Commissioner Kennedy asked when would any of these projects be started.

City Manager Mims stated the City Commission would discuss these projects during the budget work session, and the City Commission would decide the priority of the Proposed Projects. He said the FY 2023 Preliminary Budget has \$2 Million earmarked for drainage projects, and the City will continue to apply for SWFMD Grants that the City has been successful in receiving in past years.

City Manager Mims stated the highest elevation in the City is approximately 6 feet, maybe 7 feet. He wanted to make clear that these drainage projects do not "fix drainage problems" and stated if there is a super moon, high tide, with two or three inches of rain, the streets will flood until the tide goes down.

Mr. Frederick stated that the storm sewer design calculations for the tailwater analysis, essentially the elevation in the harbor, are tidally influenced. There are some factors in there that CivilSurv looked at that they followed FDOT's criteria there. The tailwater elevation calculated was higher than some of the inlets' elevations. He said as long as the City has that connection through the drainage pipe to the harbor to those inlets, they will be wet during high tide. The improved capacity of the system when the tide goes down and in normal conditions, the systems would drain better.

Commissioner Hanna asked about the nutrient separating baffle box (NSBB).

Mr. Frederick explained that the NSBB is to capture the sediments, the total suspended solids from the waters, a basket to catch the larger floatables, and a screening baffle that has filter media in it.

Commissioner Hanna asked about the maintenance and cleaning of the NSBBs.

Mr. Frederick stated it would be seasonally variable, at least once a month and after a significant rainfall event.

9. OTHER BUSINESS.

Mayor-Commissioner Kennedy commented on the Beach Bee Article, Walsingham and Bie descendants meet at Indian Rocks Beach Historical Society, by Jeff Rosenfield. She stated that the Bies and the Walsinghams are intertwined with the early history of Pinellas County. She said records show Jesse Ancil Walsingham came to the region in the late 1890s when it was still part of Hillsborough County. Walsingham was known as a businessman and civic leader who is credited with helping found the Pinellas County Fair, among other accomplishments. Norman Bie was a Tampa real estate agent who moved to Indian Rocks Beach during the Depression and whose original family home — a 100-old boat house at 81 Gulf Boulevard.

Mayor-Commissioner Kennedy stated that descendants of both families, Joyce Walsingham Nicholson and Billy Bie, met at the Indian Rocks Beach Historical Museum. She was allowed to be part of this historic event.

10. ADJOURNMENT.

MOTION MADE BY COMMISSIONER HANNA, SECONDED BY COMMISSIONER McCALL, TO ADJOURN THE MEETING AT 8:35 P.M. UNANIMOUS APPROVAL BY ACCLAMATION.

August 9, 2022
Date Approved

/DOR