

CITY OF INDIAN ROCKS BEACH

CITY COMMISSION MEETING

AGENDA PACKET

CITY HALL

1507 BAY PALM BLVD. INDIAN ROCKS BEACH, FL. 33785

TUESDAY, APRIL 14, 2026

6:00 PM



AGENDA

CITY OF INDIAN ROCKS BEACH

CITY COMMISSION MEETING

Civic Auditorium/Commission Chambers

1507 Bay Palm Blvd., Indian Rocks Beach, FL. 33785

Tuesday, April 14, 2026, at 6:00 P.M.

CALL TO ORDER

PLEDGE OF ALLEGIANCE

ROLL CALL

- **Commissioner Kellee Watt**
- **Commissioner John Bigelow**
- **Commissioner Hilary King**
- **Vice-Mayor Commissioner Janet Wilson**
- **Mayor-Commissioner Lan Vaughan**

1. PRESENTATIONS:

A. REPORT OF Pinellas County Sheriff's Office.

B. REPORT OF Pinellas Suncoast Fire & Rescue District.

2. NEIGHBOR'S COMMENTS. [3-minute time limit per speaker.]

Any member of the audience may come forward, give their name and address, and state any comment or concern that they may have regarding any matter over which the City Commission has control, EXCLUDING AGENDA ITEMS. All statements made to the City Commission shall be made to the City Commission as a whole, not directed to any individual City Commission Member, and no personal, impertinent, or slanderous remarks shall be permitted. No speaker shall be interrupted, and no debate shall occur between the speaker and the City Commission.

3. REPORTS OF:

Items of community interest include; expression of thanks, congratulations, or condolence; information regarding holiday schedules; an honorary or salutary recognition of a public official, public employee, or other citizen (but not including a change in status of a person's public office or public employment); a reminder about an upcoming event organized or sponsored by the governing body; information regarding a social, ceremonial, or community event organized or sponsored by an entity other than the governing body that was attended or is scheduled to be attended by a member of the governing body or an official or employee of the municipality; and announcements involving an imminent threat to the public health and safety of people in the municipality that has arisen after the posting of the Agenda.

A. City Manager

B. City Commission [3-minute time limit per City Commission Member.]

4. WORK SESSION ITEMS:

A. Land Development Regulation Discussion and Next Steps

[City Manager Ryan Henderson]

B. Review “No Parking Signs” Placement

[City Manager Ryan Henderson]

5. CONSENT AGENDA:

These items consist of non-controversial, or "housekeeping" items required by law. Items may be considered individually by any Commissioner making such request prior to a motion and vote on the Consent Items.

A. APPROVAL OF March 25, 2026, Regular City Commission Meeting Minutes.

B. APPROVAL OF Resolution NO. 2026-08. A Resolution of the City of Indian Rocks Beach, Florida, requesting that Pinellas County and the Pinellas Suncoast Fire & Rescue District cooperate to allocate the A portion oof the Tiki Gardens property located in Indian Shores for the construction of a fire and EMS stations; and providing for an effective date. [City Manager Ryan Henderson]

6. ITEMS FOR INDIVIDUAL CONSIDERATION:

At the time and place of any public hearing held during this meeting, all persons who desire will have an opportunity to be heard in opposition to or in favor of the ordinance, resolution, application, or other proposed item.

A. Conduct a Public Hearing/ Consider/ Discussion/ Action on; Ordinance NO. 2026-02. Second Reading. An Ordinance of the City of Indian Rocks Beach, Florida, establishing the Neighbor Advisory Board; providing for establishment, purpose, and membership; providing for term of membership; providing for compensation of members; providing for officers; providing for meetings;

providing for powers and duties; providing for, repealer, severability, codification and effective date. [City Manager Ryan Henderson]

- B. Consider/ Discussion/ Action on; Resolution NO. 2026-09.** A Resolution of the City of Indian Rocks Beach, Florida, establishing a Hurricane Readiness Task Force. [City Manager Ryan Henderson]
- C. Consider/Discussion/Action on;** Setting the calendar for the City Commission Budget Workshops and Public Hearings for the Fiscal year 2027 Operating and Capital Improvements Budget and Scheduling any Additional Commission Meetings in the 2026 calendar year. [Administrator Director Robin Gomez]
- D. Consider/Discussion/Action on; Resolution NO. 2026-10.** A Resolution of the City of Indian Rocks Beach, Florida, Retaining the Services of Nabors, Giblin, and Nickerson

7. NEIGHBOR'S FEEDBACK. *[1-minute time limit per speaker.]*

At the end of the meeting, any member of the audience may come forward, give their name and address, and express any comment or concern regarding what was discussed on the current night's city commission meeting or ask a question which will be answered at a later date. All statements made to the City Commission shall be made to the City Commission as a whole, not directed to any individual City Commission Member, and no personal, impertinent, or slanderous remarks shall be permitted. No speaker shall be interrupted, and no debate shall occur between the speaker and the City Commission.

8. FUTURE AGENDA ITEMS.

At this time, the City Commission may identify issues or topics that they wish to schedule for discussion at a future meeting.

9. ADJOURNMENT.

APPEALS: Any person who decides to appeal any decision made, with respect to any matter considered at such hearing, will need a record of the proceedings and, for such purposes, may need to ensure that a verbatim record of the proceedings is made, which record includes the testimony and evidence upon which the appeal is to be based, per s. 286.0105, F.S. Verbatim transcripts are not furnished by the City of Indian Rocks Beach, and should one be desired, arrangements should be made in advance by the interested party (i.e., Court Reporter).

In accordance with the Americans with Disabilities Act and s. 286.26, F.S., any person with a disability requiring reasonable accommodation to participate in this meeting should contact City Hall at 727.595.2517 or City Clerk Lorin Kornijtschuk at lkornijtschuk@irbcity.com or in her absence Mishelle Hargett at mhargett@ircity.com no later than Five (5) days before proceeding for assistance.

POSTED: April 10, 2026

Upcoming City Meetings and Events:

Strategic Planning Session : April 15, 2026 from 8:30 am until 4:00 pm & April 16, 2026 from 8:30 am until 11:30 am, at the Holiday Inn Harbourside, 401 2nd Street Indian Rocks Beach, FL. 33785. Contact Administrative Assistant Mishelle Hargett with any questions. 727/595-2517 or mhargett@irbcity.com

Regular City Commission Meeting: Tuesday, May 12, 2026, at 6:00 p.m. *Held in the City of Indian Rocks Beach Civic Auditorium, 1507 Bay Palm Blvd. Indian Rocks Beach, FL. 33785*

AGENDA ITEM 1 A
PRESENTATION
PINELLAS COUNTY SHERIFFS OFFICE

AGENDA ITEM 1 B

PRESENTATION

PINELLAS SUNCOAST FIRE & RESCUE DISTRICT

AGENDA ITEM 2

NEIGHBORS' COMMENTS

[3-minute time limit per speaker.]

(Any member of the audience may come forward, give their name and address, and state any comment or concern that they may have regarding any matter over which the City Commission has control, EXCLUDING AGENDA ITEMS. All statements made to the City Commission shall be made to the City Commission as a whole, not directed to any individual City Commission Member, and no personal, impertinent, or slanderous remarks shall be permitted. No speaker shall be interrupted, and no debate shall occur between the speaker and the City Commission.)

AGENDA ITEM 3 A
REPORTS OF
CITY MANAGER

AGENDA ITEM 3 B
REPORTS OF
CITY COMMISSION

AGENDA ITEM 4 A

WORK SESSION ITEM

Land Development Regulation Discussion and Next Steps

**INDIAN ROCKS BEACH CITY COMMISSION
AGENDA MEMORANDUM**

MEETING OF: April 14, 2026 **AGENDA ITEM:** 4A

ORIGINATED BY: Hetty Harmon, AICP, City Planner

AUTHORIZED BY: Ryan Henderson, City Manager

SUBJECT: Land Development Regulation Discussion and Next Steps

BACKGROUND:

The Land Development Regulations have not gone under review or have had any significant updates since created in 1981. There are numerous items that staff believe need to be clarified and/or updated.

Some of the items that staff believe need to be thoroughly reviewed in the code are as follows:

1. Building Height
2. Paid parking lots in all the business district
3. RM-2 building setbacks
4. Dock setbacks
5. Freeboard height requirement for DFE (Design Flood Elevation) and how it is defined in code.
6. Parking stall and aisle dimensions
7. Accessory structures in rear setbacks along intracoastal
8. Landscaping requirements
9. Modifications of nonconforming structures.
10. Roof access
11. Stairs to front entrance in front yard setback

Staff recognizes that this is not an exhaustive list of items, but rather, they highlight the work that needs to be done through a review.

AGENDA ITEM 4 B

WORK SESSION ITEM

Review “No Parking Signs” Placement

**INDIAN ROCKS BEACH CITY COMMISSION
AGENDA MEMORANDUM**

MEETING OF: April 14, 2026 **AGENDA ITEM:** 4B

ORIGINATED BY: Ryan Henderson, City Manager

AUTHORIZED BY: Ryan Henderson, City Manager

SUBJECT: **Review of “No Parking” Signs Placement**

BACKGROUND:

Staff is seeking general policy direction from the City Commission regarding the placement and use of “No Parking” signage throughout the City.

At this time, staff is not advancing formal recommendations. Instead, this discussion is intended to gather input on Commission priorities, concerns, and desired outcomes related to parking management, including but not limited to public safety, traffic flow, neighborhood impacts, and beach access.

Based on the feedback received, staff will evaluate potential approaches and return at a future meeting with recommendations for the Commission’s consideration.

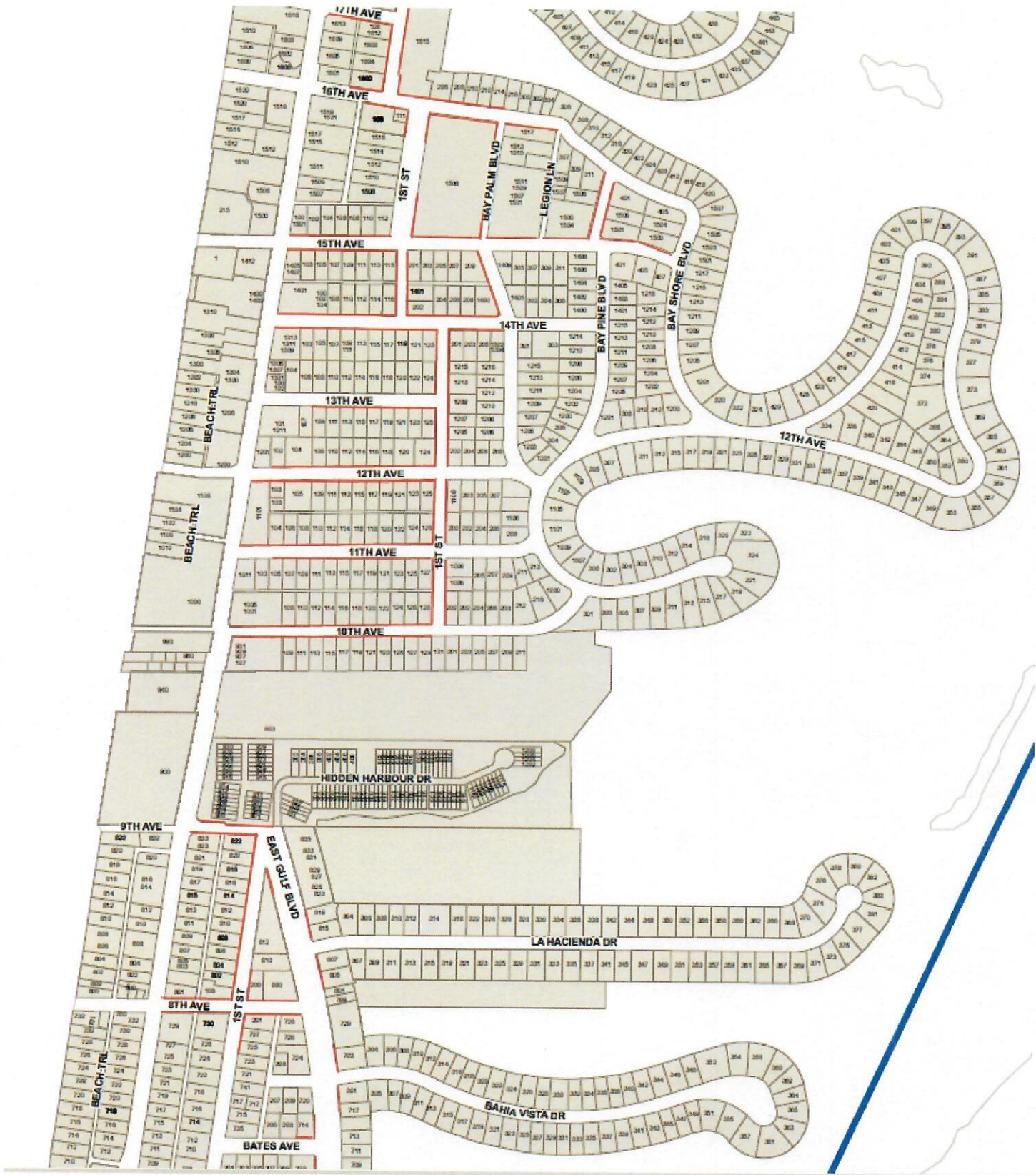
Attached you will find a map of where “No Parking” signs currently exist, as indicated in red.

Attachments:

1. Locations of “No Parking” Signs

CITY OF INDIAN ROCKS BEACH
NO PARKING MAP - AS OF 03/18/2025







AGENDA ITEM 5 A
CONSENT AGENDA
APPROVAL OF

March 25, 2026, Regular City Commission Meeting Minutes.

MINUTES
CITY OF INDIAN ROCKS BEACH
CITY COMMISSION MEETING

Civic Auditorium

1507 Bay Palm Blvd., Indian Rocks Beach, Florida 33785

Wednesday, March 25, 2026, at 6:00 P.M.

1. CALL TO ORDER

Mayor-Commissioner Denise Houseberg called the meeting to order at 6:00 P.M., followed by the Pledge of Allegiance.

2. ROLL CALL

Present: Mayor-Commissioner Denise Houseberg; Vice Mayor-Commissioner Janet Wilson; Commissioner Hilary King; Commissioner John Bigelow; Commissioner Jude Bond.

Items are listed in agenda order, although discussion may have occurred in a different sequence.

3. RECOGNITION OF DEPARTING COMMISSIONERS

A. Commissioner Jude Bond

B. Mayor-Commissioner Denise Houseberg

Presented by: City Manager Ryan Henderson

City Manager Henderson recognized departing commissioners and presented commemorative street signs in appreciation of their service.

Commissioner Bond offered brief remarks of appreciation and reflected on his years of service.

Mayor-Commissioner Houseberg offered remarks thanking City staff, the City Clerk, City Manager, City Attorney, Public Works Director, and all City employees for their service and support.

4. OATH OF OFFICE TO NEWLY ELECTED COMMISSION MEMBERS

A. Commissioner Kellee Watt

B. Commissioner Janet Wilson

C. Mayor-Commissioner Lan Vaughan

Administered by: City Attorney Matthew Maggard

The City Attorney administered the oath of office to Commissioner Kellee Watt, Commissioner Janet Wilson, and Mayor-Commissioner Lan Vaughan.

5. SECOND ROLL CALL

Present: Commissioner Kellee Watt; Commissioner John Bigelow; Commissioner Hilary King; Vice Mayor-Commissioner Janet Wilson; Mayor-Commissioner Lan Vaughan.

A quorum was present.

6. PRESENTATIONS

A. Report of the Pinellas County Sheriff's Office

Presented by: Corporal Rebecca Locke

Corporal Locke reported law enforcement activity for February 2026, including arrests, enforcement activity, and ongoing attention to short-term rental and spring break-related issues.

The City Manager and Mayor thanked the Sheriff's Office for its continued support and reporting.

B. Report of Pinellas Suncoast Fire & Rescue District

Presented by: Fire Chief Ken Grimes

Chief Grimes provided an update regarding district operations, service levels, station coverage, and current legislative and funding matters affecting emergency medical and fire services.

Commission discussion included station coverage, potential support for use of the Tiki Gardens property, emergency medical service funding, and inspection staffing.

C. Proclamation – National Public Works Week, May 17–23, 2026

Presented by: Mayor-Commissioner Lan Vaughan

Mayor Vaughan presented a proclamation recognizing National Public Works Week, May 17–23, 2026.

Public Works Director Dean Scharmen accepted the proclamation and recognized Public Works staff. The City Manager also acknowledged the department's service and emergency response role.

7. NEIGHBORS' COMMENTS

The following individuals addressed the Commission: Thea Wilson, 444 Harbor Drive South, State Representative Kimberly Berfield, Bert Valerie, 2113 Gulf Blvd., Peter Sauchin, 1206 Gulf Blvd.

Topics included congratulations to newly elected officials, legislative matters affecting local government and short-term rentals, a request to reinstate the Planning Board, and traffic concerns near 5th Avenue and Gulf Boulevard.

8. REPORTS OF

A. City Manager

Presented by: City Manager Ryan Henderson

The City Manager reported on 1. The paid parking pilot program planned for beach access locations, with a target implementation date of May 18, 2026; and
2. The monthly Community Coffee and Breakfast open house at City Hall.

Commission discussion included no-parking signage, neighborhood impacts, and parking issues in parks and residential areas.

Direction: Staff will place parking-related items, including no-parking sign placement and parking concerns, on the April 2026 agenda.

B. City Commission

Commissioner Watt: Expressed honor and excitement to serve, noted community energy and enthusiasm, and looks forward to collaborative work.

Commissioner Bigelow: Welcomed new commissioners. Outlined future discussion items: (1) Strengthening the short-term rental ordinance (working with Greg Stewart, attorney for Volusia County/Flagler ordinance); (2) Raising the STR registration fee from \$450 to approximately \$1,000/year (Cocoa Beach charges \$2,500); (3) Golf cart issues with minors, especially on Harbor Drives—need signage/education via property managers and rental companies; (4) Enforcing occupancy levels in STRs; (5) Clarifying registration fees for multi-unit properties (duplex/triplex) owned by a single owner.

Vice- Mayor Wilson: Thanked Rotary for the fun run and Green Festival. Promoted the upcoming Easter egg hunt and Taste of IRB. Praised Representative Berfield for listening to and working to remove ADU/short-term rental language from HB 1389. Thanked Suncoast League of Cities for their advocacy.

Commissioner King: Requested two agenda topics: (1) Review/update of land use code (planning, zoning, floodplain management), noting the code has been unchanged since 1987 and a recent variance approval highlighted outdated measuring standards. Urged action before losing more local control and to define "small town charm" in code, especially with potential mixed-use development. Commission agreed to add to the April agenda. (2) Proposed two meetings per month (vs. current one) to maintain momentum and address backlog.

City Manager suggested testing additional meetings during budget season.

Vice Mayor Wilson suggested workshops in addition to formal meetings.

Commissioner Bigelow preferred one longer meeting over two shorter ones.

City Manager agreed to add calendar discussion to the April agenda.

Mayor Vaughan: Expressed humility and commitment to open, collaborative government. Emphasized enforcing the majority will while protecting minority rights. Priorities include STR enforcement, parking enforcement, and preserving small-town character. Attended Rotary breakfast and Green Fest, met City Manager walking in the community. Promoted the Easter egg hunt and encouraged families to attend community events.

Direction: The following topics were identified for future discussion: Land development code / land use review; Commission meeting calendar / frequency; -term rental-related issues.

9. WORK SESSION ITEMS

A. Legislative Update

Presented by: Administrative Director Robin Gomez

Administrative Director Gomez provided a legislative update regarding the 2026 Florida legislative session, including proposed property tax reforms, local government financial transparency requirements, sovereign immunity limits, and other legislation with potential fiscal impacts to the City.

Commission discussion followed.

10. CONSENT AGENDA

The following items were presented for approval:

- A. Resolution No. 2026-04, accepting the official results of the March 10, 2026 General Municipal Election
- B. Approval of February 10, 2026 Regular City Commission Meeting Minutes
- C. Approval of February 13, 2026 Executive Client Session Meeting Minutes
- D. Approval of February 26, 2026 Special City Commission Meeting Minutes
- E. Approval of March 2, 2026 a.m. Executive Client Session Meeting Minutes
- F. Approval of March 2, 2026 p.m. Executive Client Session Meeting Minutes
- G. Approval of March 2, 2026 Special City Commission Meeting Minutes
- H. Authorization for the City Manager to enter into a service agreement with Citizen Serve
- I. Authorization for the City Manager to award the Beach Equipment Concession to AMI Chairs, LLC d/b/a IRB Chairs
- J. Authorization for the City Manager to renew/extend the participant agreement for disaster recovery consulting services with Tetra Tech, Inc.

Motion: To pull Items H and J from the Consent Agenda.

Moved by: Commissioner King

Seconded by: Vice Mayor Wilson

Vote: Passed unanimously.

Motion: To approve Consent Agenda Items A through G and I.

Moved by: Vice Mayor Wilson

Seconded by: Commissioner King

Vote: Passed unanimously.

Item H – Citizen Serve Agreement

Presented by: City Manager Ryan Henderson

The City Manager presented a proposed agreement with Citizen Serve for code enforcement, short-term rental, and related permitting/administrative software.

Commission discussion included software functionality, implementation, cost, anticipated efficiencies, and revenue recovery.

Motion: To accept the contract for Citizen Serve.

Moved by: Commissioner Watt

Seconded by: Vice Mayor Wilson

Vote: Carried unanimously, 5-0.

Item J – Tetra Tech Agreement Extension

Presented by: Administrative Director Robin Gomez

Administrative Director Gomez presented the proposed renewal/extension of the City's participation agreement for disaster recovery management consulting services under the Pinellas County cooperative agreement.

Commission discussion included FEMA/FDEM reimbursement support, agreement history, and anticipated remaining costs.

Motion: To authorize the City Manager to renew and extend the participation agreement for comprehensive disaster recovery management consulting services to allow services to be performed under Order 001 by Tetra Tech, Inc.

Moved by: Commissioner Wilson

Seconded by: Commissioner King

Vote: Carried unanimously, 5-0.

11. ITEMS FOR INDIVIDUAL CONSIDERATION

A. Resolution No. 2026-03 – Lot Mowing/Clearing Assessment, 816 1st Street

Presented by: Code Enforcement Manager Michael Kelly

Code Enforcement Manager Kelly presented the lot mowing/clearing assessment for 816 1st Street and summarized the enforcement history and notice efforts.

Public Hearing: Opened and closed with no speakers.

Motion: To approve Resolution No. 2026-03.

Moved by: Vice Mayor Wilson

Seconded by: Commissioner Houseberg

Vote: Carried unanimously, 5-0.

B. Ordinance No. 2026-02 – First Reading – Neighbor Advisory Board

Presented by: City Manager Ryan Henderson and City Attorney Matthew Maggard

The City Manager and City Attorney presented a proposed ordinance establishing a Neighbor Advisory Board.

Public Hearing: Opened.

The following individuals addressed the Commission: Scott Shapiro, 2032 20th Ave. Parkway, Kelly Cicerick, 448 Harbor Drive

Discussion included board structure, alternates, membership terms, application process, and use of advisory boards versus task forces.

Public Hearing: Closed.

Commission consensus included the following: - Hurricane preparedness should be addressed through a separate task force; The Neighbor Advisory Board should consist of five (5) members and two (2) alternates; Membership qualifications would remain flexible for Commission consideration; Appointments would be made through an application process; Terms would be one (1) year; and specific assignments could be made by resolution.

Motion: To approve Ordinance No. 2026-02 on first reading.

Moved by: Vice Mayor Wilson

Seconded by: Commissioner Watt

Vote: Carried unanimously, 5-0..

C. Resolution No. 2026-05 – Appointment of Vice Mayor-Commissioner

Presented by: City Clerk Lorin Kornijtschuk and City Attorney Matthew Maggard

Public Hearing: Opened and closed with no speakers.

Commissioner Bigelow nominated Commissioner Janet Wilson to serve as Vice Mayor-Commissioner.

Motion: To approve Resolution No. 2026-05 appointing Commissioner Janet Wilson as Vice Mayor-Commissioner for a one-year term.

Moved by: Commissioner Bigelow

Seconded by: Commissioner King

Vote: Carried unanimously, 5-0.

D. Resolution No. 2026-06 – Appointment of BIG-C Delegates

Presented by: City Clerk Lorin Kornijtschuk and City Attorney Matthew Maggard

Public Hearing: Opened and closed with no speakers.

Motion 1: To appoint Mayor Lan Vaughan as voting delegate to BIG-C.

Moved by: Vice Mayor Wilson

Seconded by: Commissioner Bigelow

Vote: Carried unanimously, 5-0.

Motion 2: To appoint Vice Mayor Janet Wilson as first alternate voting delegate to BIG-C.

Moved by: Commissioner King

Seconded by: Commissioner Bigelow
Vote: Carried unanimously, 5-0.

Motion 3: To appoint Commissioner Hilary King as second alternate voting delegate to BIG-C.

Moved by: Vice Mayor Wilson
Seconded by: Commissioner Bigelow
Vote: Carried unanimously, 5-0.

E. Resolution No. 2026-07 – Strategic Planning Services Agreement

Presented by: City Manager Ryan Henderson

The City Manager presented a proposed agreement with Strategic Government Resources, Inc. (SGR) for strategic planning services.

Public Hearing: Opened.

The following individuals addressed the Commission: - Kelly Cicerick, 448 Harbor Drive South, Scott Shapiro, 2032 20th Ave. Parkway.

Comments addressed Sunshine Law considerations and support for the strategic planning process.

Public Hearing: Closed.

Commission discussion included strategic planning goals, meeting structure, participation by staff and the City Attorney, and anticipated value to the City.

Motion: To approve Resolution No. 2026-07 and authorize the City Manager to enter into an agreement with Strategic Government Resources, Inc. for strategic planning services.

Moved by: Vice Mayor Wilson
Seconded by: Commissioner King
Vote: Carried, 4-1.
Ayes: Wilson, King, Watt, Vaughan
Nays: Bigelow

12. FUTURE AGENDA ITEMS

A. Short-Term Rentals Discussion – April 2026

Mayor Vaughan requested discussion of short-term rentals at the April 14, 2026 meeting.

Discussion included possible ordinance revisions, enforcement considerations, and research regarding a moratorium on new short-term rentals.

Direction: Short-term rentals will be placed on the April 14, 2026 agenda.

13. ADJOURNMENT

Motion: To adjourn the meeting at 9:03 P.M.
Moved by: Vice Mayor Wilson

Seconded by: Commissioner King
Approved by acclamation.

ATTESTATION

These minutes constitute a true and accurate record of the proceedings of the City Commission Meeting held on March 25, 2026.

Lorin A. Kornijtschuk, City Clerk

Lan Vaughan, Mayor-Commissioner

Date: _____

AGENDA ITEM 5 B
CONSENT AGENDA
APPROVAL OF

Resolution NO. 2026-08. A Resolution of the City of Indian Rocks Beach, Florida, requesting that Pinellas County and the Pinellas Suncoast Fire & Rescue District cooperate to allocate the A portion oof the Tiki Gardens property located in Indian Shores for the construction of a fire and EMS stations; and providing for an effective date.

[City Manager Ryan Henderson]

**INDIAN ROCKS BEACH CITY COMMISSION
AGENDA MEMORANDUM**

MEETING OF: April 14, 2026 **AGENDA ITEM:** 5 B

ORIGINATED BY: Ryan Henderson, City Manager

AUTHORIZED BY: Ryan Henderson, City Manager

SUBJECT: **Resolution No. 2026-08** Support for Fire and EMS Station at Tiki Gardens Property

STAFF

RECOMMENDATION: Staff recommends Approval of the Resolution.

BACKGROUND:

At the March 25, 2026, City Commission Meeting, Pinellas Suncoast Fire & Rescue District (PSFRD) Chief Ken Grimes gave a report in which he asked for support by the City of Indian Rocks Beach in pursuit of utilizing part of the Tiki Garden Property for use of a new Fire Station.

Pinellas County recently completed a comprehensive study evaluating optimal locations for Fire and EMS facilities within the PSFRD. The study identified the County-owned Tiki Gardens property in Indian Shores as the preferred site for a combined Fire and EMS station, particularly when considered alongside the Redington Beach EMS station. The Tiki Gardens site is centrally located within the PSFRD service area and offers a strategic opportunity to enhance emergency response coverage along the barrier islands.

The proposed resolution formally requests that Pinellas County and PSFRD work cooperatively to evaluate and pursue the potential allocation of a portion of the Tiki Gardens property for development of a Fire and EMS station. It also encourages coordination on planning, land use, and operational considerations necessary to advance the project.

RECOMMENDATION:

Staff recommends approval of Resolution No. 2026-08.

ATTACHMENTS:

Attachment 1: Resolution No. 2026-08.

MOTION:

I move to approve/deny, Resolution No. 2026-08, to support the Pinellas Suncoast Fire and Rescue District's pursuit of potential allocation of a portion of the Tiki Gardens property for development of a Fire and EMS station.

ITEMS FOR INDIVIDUAL CONSIDERATION 6 A

Conduct a Public Hearing/ Consider/ Discussion/ Action on;
Ordinance NO. 2026-02. Second Reading. An Ordinance of the City of Indian Rocks Beach, Florida, establishing the Neighbor Advisory Board; providing for establishment, purpose, and membership; providing for term of membership; providing for compensation of members; providing for officers; providing for meetings; providing for powers and duties; providing for, repealer, severability, codification and effective date.

[City Manager Ryan Henderson]

**INDIAN ROCKS BEACH CITY COMMISSION
AGENDA MEMORANDUM**

MEETING OF: April 14, 2026 **AGENDA ITEM:** 6A

ORIGINATED BY: Ryan Henderson, City Manager

AUTHORIZED BY: Ryan Henderson, City Manager

SUBJECT: Ordinance 2026-02 Establishing the Neighbor Advisory Board

BACKGROUND:

At the February 10 City Commission Meeting, the City Commission expressed interest in establishing an advisory board through which residents, our neighbors, and local business owners can collaborate with city leadership on community initiatives. As Indian Rocks Beach continues to navigate issues related to resilience, infrastructure, and quality of life, a formal advisory body would help gather community perspectives, promote constructive dialogue, and assist the Commission in evaluating potential policy directions.

A first reading of the ordinance was held at the March 25 City Commission Meeting.

ANALYSIS:

It is recommended that the Neighbor Advisory Board consist of **five (5) members**, appointed by the City Commission, with **two (2) alternate members**.

Scope of Work

The City Commission would designate specific **community-wide initiatives or topics** for the board to review and discuss. Following discussion, the board may provide recommendations, observations, or summaries of community perspectives for consideration by the Commission.

Topics assigned to the board may include, but are not limited to:

- Neighborhood quality-of-life issues
- Local economic vitality and business environment
- Public safety and infrastructure concerns
- Other citywide initiatives identified by the Commission

Establishing a Neighbor Advisory Board would provide the City Commission with a structured mechanism to engage neighbors and business owners in meaningful dialogue about issues affecting the community. By focusing on collaborative problem-solving and community input, the board could serve as a valuable advisory resource for the Commission as it considers future initiatives.

CITY OF INDIAN ROCKS BEACH

ORDINANCE NO. 2026-02

AN ORDINANCE OF THE CITY OF INDIAN ROCKS BEACH, FLORIDA, ESTABLISHING THE NEIGHBOR ADVISORY BOARD; PROVIDING FOR ESTABLISHMENT, PURPOSE, AND MEMBERSHIP; PROVIDING FOR TERM OF MEMBERSHIP; PROVIDING FOR COMPENSATION OF MEMBERS; PROVIDING FOR OFFICERS; PROVIDING FOR MEETINGS; PROVIDING FOR POWERS AND DUTIES; PROVIDING FOR REPEALER, SEVERABILITY, CODIFICATION, AND AN EFFECTIVE DATE.

WHEREAS, pursuant to Article VIII of the Florida Constitution, Chapter 166, Florida Statutes, and Section 12.1 of the Charter of the City of Indian Rocks Beach, Florida, the City of Indian Rocks Beach has the authority to enact an Ordinance to establish a Neighbor Advisory Board; and

WHEREAS, the City Commission of the City of Indian Rocks Beach expressed interest, at its meeting of February 10, 2026, in establishing the Neighbor Advisory Board through which residents, neighbors, and local business owners can collaborate with city leadership on community initiatives; and

WHEREAS, the City of Indian Rocks Beach routinely navigates issues related to resilience, infrastructure, and quality of life, and a formal advisory body would help gather community perspectives, promote constructive dialogue, and assist the City Commission in evaluating potential policy directions; and

WHEREAS, the City Commission desires to establish a structured mechanism through the Neighbor Advisory Board to engage neighbors and business owners in meaningful dialogue about issues affecting the community; and

WHEREAS, the City Commission hereby finds this Ordinance to be in the best interest of public health, safety, and the general welfare of the community and that it advances a valid and important public purpose.

NOW, THEREFORE, BE IT ORDAINED by the City Commission of the City of Indian Rocks Beach, Florida, as follows:

SECTION 1. RECITALS.

The Whereas clauses above are true and accurate and are incorporated by reference and made a part of this Ordinance.

SECTION 2. NEIGHBOR ADVISORY BOARD ORDINANCE.

Chapter 2, Article III, Division 11, Sections 2-271. – 2-276. of The Code of Ordinances, City of Indian Rocks Beach, Florida, is hereby created and The Code of Ordinances, City of Indian Rocks Beach, Florida, is hereby amended to read as follows:

CHAPTER 2, ARTICLE III, DIVISION 11. NEIGHBOR ADVISORY BOARD.

Sec. 2-271. Establishment, Purpose, and Membership.

- (a) A Neighbor Advisory Board is created according to the organizational structure as set forth in this division. The Neighbor Advisory Board shall have the duties and responsibilities as set forth by the City Commission.
- (b) The purpose of the Neighbor Advisory Board is to gather community perspectives, promote constructive dialogue, and assist the City Commission in evaluating potential policy directions as the City navigates issues related to resilience, infrastructure, and quality of life.
- (c) The Neighbor Advisory Board shall consist of five (5) members and two (2) alternates, appointed by the City Commission.
- (d) No member of the Neighbor Advisory Board shall hold any elected public office in the City during his or her tenure on the Neighbor Advisory Board.
- (e) The records and minutes of the deliberations and recommendations of the Neighbor Advisory Board shall be kept and shall be filed with the City Clerk.

Section 2-272. Term of Membership.

- (a) Each member of the Neighbor Advisory Board shall be appointed for a term of one (1) year, commencing on the date of appointment. Members may be reappointed for successive terms at the discretion of the City Commission.
- (b) A vacancy on the Neighbor Advisory Board shall be filled by the City Commission for the unexpired portion of the term in which the vacancy occurs, using the same appointment process established under this division.
- (c) A member may be removed from the Neighbor Advisory Board for cause by a majority vote of the City Commission upon the motion of any City Commission member, which cause includes, but is not limited to, misconduct, neglect of duty, or failure to attend three (3) consecutive regular meetings.
- (d) Any member may resign from the Neighbor Advisory Board by submitting a written resignation to the City Commission.

Section 2-273. - Compensation of Members.

The members of the Neighbor Advisory Board shall serve without compensation, but may be reimbursed for travel, mileage, and/or per diem expenses as may be authorized by the City Commission.

Section 2.274. – Officers.

- (a) The Neighbor Advisory Board shall elect one of its members as chairperson, another member as vice-chairperson, and another member as secretary.
- (b) Nomination of officers shall be made annually, and the election shall be held immediately thereafter.
- (c) The candidate receiving the majority vote for an officer position shall be declared elected and shall serve a term of one (1) year or until a successor shall take office.
- (d) The chairperson shall preside at all meetings. The vice-chairperson shall act in the absence of the chairperson.
- (e) The secretary, or his or her designee, shall serve as the recording secretary of the Neighbor Advisory Board and shall be responsible for maintaining minutes of all meetings and ensuring compliance with applicable public records and open meeting requirements.

Section 2-275. – Meetings.

- (a) The Neighbor Advisory Board shall hold regular meetings at such times and places as the Neighbor Advisory Board may determine, provided that the Neighbor Advisory Board shall meet no less frequently than once per calendar quarter.
- (b) A quorum for the conduct of a meeting shall consist of three (3) members of the Neighbor Advisory Board.
- (c) Reasonable notice of meetings of the Neighbor Advisory Board will be given to the public, and all meetings of the Neighbor Advisory Board shall be open to the public.
- (d) All records of the Neighbor Advisory Board shall be maintained in accordance with Chapter 119, Florida Statutes, and shall be filed with the City Clerk.

Section 2-276. – Powers and Duties.

- (a) The Neighbor Advisory Board shall serve in an advisory capacity to the City Commission. The Neighbor Advisory Board shall have no legislative, executive, quasi-judicial, administrative, or decision-making authority.
- (b) The duties of the Neighbor Advisory Board shall include, but not be limited to, the following:

- 1) Reviewing and discussing specific community-wide initiatives or topics as designated by the City Commission, which may include, but are not limited to, community resilience and emergency preparedness, hurricane preparedness and communication, neighborhood quality-of-life issues, local economic vitality and business environment issues, and public safety and infrastructure concerns.
- 2) Gathering community input and perspectives on assigned initiatives or topics.
- 3) Providing recommendations, observations, or summaries of community input and perspectives for consideration by the City Commission.
- 4) Providing periodic written reports on its findings regarding its assigned topics and initiatives to the City Commission and City Manager in accordance with the requirements established by the City Commission.
- 5) Promoting constructive dialogue between residents, business owners, and City leadership regarding issues affecting the community.
- 6) Performing such other advisory functions as the City Commission may from time to time request.

SECTION 3. REPEALER.

Any and all ordinances in conflict herewith are hereby repealed to the extent of any conflict.

SECTION 4. SEVERABILITY.

The sections, paragraphs, sentences, clauses, and phrases of this Ordinance are severable, and if any section, paragraph, sentence, clause, or phrase of this Ordinance shall be declared unconstitutional or otherwise invalid by the valid judgment or decree of any court of competent jurisdiction, such unconstitutionality or invalidity shall not affect any of the remaining sections, paragraphs, sentences, clauses, and phrases of this Ordinance.

SECTION 5. CODIFICATION.

It is the intent of the City Commission that the provisions of this Ordinance shall become and be made a part of The Code of Ordinances, City of Indian Rocks Beach, Florida, and that the sections of this Ordinance may be renumbered or re-lettered and the word "ordinance" may be changed to "section," "article," "regulation," or such other appropriate word or phrase in order to accomplish such intentions.

SECTION 6. EFFECTIVE DATE.

This Ordinance shall become effective upon passage on the second reading and signing by the Mayor.

ADOPTED ON FIRST READING at a meeting of the City Commission of the City of Indian Rocks Beach, Florida, held on the 25 day of March, 2026.

ATTEST:

Lorin Kornijtschuk, City Clerk

Lan Vaughan, Mayor/Commissioner

PUBLISHED the 25th day of March, 2026, in the Tampa Bay Times.

ADOPTED ON SECOND AND FINAL READING at a meeting of the City Commission of the City of Indian Rocks Beach, Florida, held on the 14th day of April, 2026.

ATTEST:

Lorin Kornijtschuk, City Clerk

Lan Vaughan, Mayor/Commissioner

Approved as to form and legal sufficiency:

Matthew E. Maggard, City Attorney

ITEMS FOR INDIVIDUAL CONSIDERATION 6 B

Consider/ Discussion/ Action on;

Resolution NO. 2026-09. A Resolution of the City of Indian Rocks Beach, Florida, establishing a Hurricane Readiness Task Force. [City Manager Ryan Henderson]

**INDIAN ROCKS BEACH CITY COMMISSION
AGENDA MEMORANDUM**

MEETING OF: April 14, 2026 **AGENDA ITEM:** 6B

ORIGINATED BY: Ryan Henderson, City Manager

AUTHORIZED BY: Ryan Henderson, City Manager

SUBJECT: Resolution 2026-09 Establishing a Hurricane Preparedness Task Force

BACKGROUND:

The City of Indian Rocks Beach is vulnerable to hurricanes and severe weather events that threaten public safety, property, and infrastructure. The 2024 hurricane season, including Hurricanes Helene and Milton, highlighted the need for enhanced preparedness, coordination, and resilience planning within the community.

PURPOSE:

The proposed resolution establishes a Hurricane Preparedness Task Force to evaluate lessons learned from the 2024 storms as well as assess the City's current preparedness. The Task Force will focus on identifying vulnerabilities, enhancing emergency planning, and strengthening communication and coordination with local, county, and state agencies.

KEY PROVISIONS:

- Establishes the Hurricane Preparedness Task Force.
- Provides for membership to be appointed by the City Commission.
- Defines the purpose and responsibilities, including assessment, outreach, and reporting.
- Requires compliance with Florida's Sunshine Law for all meetings.
- Directs the Task Force to provide recommendations and updates to the City Commission.

FISCAL IMPACT:

None anticipated. Task Force members will serve without compensation. Any future recommendations with fiscal implications will be presented to the City Commission for consideration.

Attachments:

1. Resolution 2026-09

**CITY OF INDIAN ROCKS BEACH
RESOLUTION NO. 2026-09**

A RESOLUTION OF THE CITY OF INDIAN ROCKS BEACH, FLORIDA, ESTABLISHING A HURRICANE PREPAREDNESS TASK FORCE; PROVIDING FOR PURPOSE, MEMBERSHIP, DUTIES, AND MEETINGS; AND PROVIDING AN EFFECTIVE DATE.

WHEREAS, the City of Indian Rocks Beach recognizes the importance of protecting residents, visitors, property, and critical infrastructure from the impacts of hurricanes and severe weather events; and

WHEREAS, the 2024 Atlantic hurricane season included *Hurricane Helene*, which made landfall in Florida as a major Category 4 storm causing widespread destruction and significant loss of life across the Southeastern United States, and *Hurricane Milton*, which followed soon after, making landfall in Florida as a powerful Category 3 hurricane, further compounding damage, flooding, power outages, and community disruption; and

WHEREAS, the impacts of these back-to-back storms highlighted the need for enhanced preparedness, community resilience, interagency coordination, and proactive planning for future hurricane events; and

WHEREAS, preparation, coordination, and planning are essential to reducing risks, minimizing damage, and ensuring rapid recovery following hurricane and severe weather events; and

WHEREAS, the City Council desires to establish a dedicated Hurricane Preparedness Task Force to study, plan, and make recommendations regarding hurricane preparedness, response, and mitigation strategies;

NOW, THEREFORE, BE IT RESOLVED BY THE CITY COUNCIL OF THE CITY OF INDIAN ROCKS BEACH, FLORIDA:

Section 1. Establishment.

There is hereby established the *Hurricane Preparedness Task Force* (the “Task Force”) for the City of Indian Rocks Beach.

Section 2. Purpose.

The purpose of the Task Force is to:

1. Assess current hurricane preparedness measures in the City.
2. Identify vulnerabilities and areas for improvement in emergency planning, infrastructure, and public communication.
3. Develop recommendations for enhancing community resilience to hurricanes and severe weather events.
4. Coordinate with local, county, and state agencies on best practices for disaster preparedness and response.

Section 3. Membership.

1. The Task Force shall consist of members appointed by the City Commission. The total number of members shall be determined by the City Commission at the time of appointment.
2. Members may include City staff, neighbors, or other individuals with expertise or interest in emergency management, public safety, environmental planning, or related fields.
3. Members shall serve without compensation.
4. Members shall serve a term as determined by the City Commission.

Section 4. Duties and Responsibilities.

The Task Force shall:

1. Meet regularly at intervals determined by the Chair.
2. Review and evaluate the City’s hurricane preparedness plans and procedures.
3. Conduct outreach to neighbors and local organizations to gather input on preparedness needs.
4. Prepare a report with findings and recommendations for submission to the City Council.
5. Provide updates to the City Council as requested.

Section 5. Meetings.

The Task Force shall hold meetings in accordance with Florida’s Sunshine Law, ensuring transparency and public participation.

Section 6. This Resolution shall become effective immediately upon its adoption by the City Commission of the City of Indian Rocks Beach.

PASSED AND ADOPTED by the City Commission of the City of Indian Rocks Beach, Florida, this 14th day of April, 2026.

By: _____

Lan Vaughan, Mayor-Commissioner

ATTEST:

Matthew Maggard, City Attorney

ITEMS FOR INDIVIDUAL CONSIDERATION 6 C

Consider/ Discussion/ Action on;

Setting the Budget Calendar 2026 and adding any other Commission Meetings to the 2026 Meeting Calendar.
[Administrator Director Robin Gomez]

**INDIAN ROCKS BEACH CITY COMMISSION
AGENDA MEMORANDUM**

MEETING OF: April 14, 2026 **AGENDA ITEM:** 6C

ORIGINATED BY: Robin I. Gomez, Administrative Director

AUTHORIZED BY: Ryan Henderson, City Manager

SUBJECT: Setting the calendar for the City Commission Budget Workshops and Public Hearings for the Fiscal Year 2027 Operating and Capital Improvements Budget and Scheduling any Additional Commission Meetings in the 2026 calendar year.

BACKGROUND

City staff have begun the FY 2027 City Budget process including establishing a calendar of important steps and meetings. In setting Budget dates and activities, we would also like to review adding any other Commission Meetings to the over-all 2026 Commission Meeting Calendar.

We are recommending scheduling the Budget workshops and public hearings as listed in the enclosed document to avoid any conflict with the County Commission Hearings and the School Board Hearings.

ATTACHMENTS:

Proposed Budget Calendar Fiscal Year 2026/2027

MOTION

Review 2026 Commission Meeting calendar and setting the dates for the City Commission Budget Workshops and Public Hearings for the Fiscal Year 2026/2027 Operating and Capital Improvement Plan Budget.



FISCAL YEAR 2027 BUDGET CALENDAR

Apr 15 - May 15, 2026 Monday-Friday	City Commissioners provide initial 2027 Budget input to City Manager & Administrative Director
May 29, 2026 Friday	Property Appraiser delivers certification of taxable value (DR-420) to City
June 2, 2026 Tuesday	Budget Discussion at Commission Special Meeting , begins at 6 pm
June 9, 2026 Tuesday	Budget Discussion at Commission Meeting, begins at 6 pm
July 3, 2025 Thursday	Preliminary budget and 5-year Capital Improvement Program (CIP) delivered to City Commission
July 14, 2026 Tuesday	Budget Discussion at Commission Workshop/Special Meeting, begins at 5 pm
July 14, 2026 Tuesday	City Commission Meeting- Commission sets tentative FY 27 millage rate , begins at 6:00pm
July 31, 2026 Friday	City notifies Property Appraiser of tentative millage rate and date/time/place of first public hearing-completed DR420 returned
July 31, 2026 Friday	Tentative budget delivered to City Commission
August 11, 2026 Tuesday	Budget Discussion at Commission Meeting, begins at 6 pm
September 9, 2026 Wednesday	City holds 1st Public Hearing to adopt a tentative budget and millage rate, begins at 6:00pm
September 13, 2026 Sunday	City advertises intent to adopt final budget and millage rate and final public hearing.
September 23, 2026 Wednesday	City holds 2nd & FINAL Public Hearing to adopt final budget and millage rate from 2-5 days after ad appears. Begins at 6:00pm
September 25, 2026 Friday	City forwards to Property Appraiser the millage rate within 3 days of adopting the Ordinance

Legend

City Manager/Staff interaction with Commission

City Commission Public Meetings

City Staff Work

**INDIAN ROCKS BEACH CITY COMMISSION
AGENDA MEMORANDUM**

MEETING OF: April 14, 2026 **AGENDA ITEM:** 6D

ORIGINATED BY: Ryan Henderson, City Manager

AUTHORIZED BY: Ryan Henderson, City Manager

SUBJECT: Resolution 2026-10 Retaining the Services of Nabors, Giblin, and Nickerson

BACKGROUND:

The City of Indian Rocks Beach is interested in doing a complete review of its Short Term Rental Ordinance. The law firm, which has extensive knowledge and experience of working with communities in reviewing, analyzing, and defending Short Term Rental Ordinances, would be retained to review and make proposed changes to strengthen the ordinance.

PURPOSE:

Nabors, Giblin, and Nickerson would be retained to review and provided analysis of Ordinance No. 2023-02 (Short Term Rental Ordinance). The firm would also review the processes for administration and regulation of the ordinance within the City, provide recommendations and modifications of the ordinance and prepare proposed revisions to the ordinance based upon the direction of the City Commission.

The proposed hourly rates are as follows:

Partners/Of Counsel:	\$325.00 per hour
Associates:	\$275.00 per hour
Law Clerks/Paralegals	\$90.00 per hour

FISCAL IMPACT:

To be determined based on the firm's billable hours.

Attachments:

1. Resolution 2026-10
2. Retention Agreement

RESOLUTION NO. 2026-10

A RESOLUTION OF THE CITY COMMISSION OF THE CITY OF INDIAN ROCKS BEACH, FLORIDA, AUTHORIZING THE RETENTION OF NABORS, GIBLIN, AND NICKERSON, P.A. TO REVIEW AND PROVIDE RECOMMENDATIONS REGARDING THE CITY'S SHORT-TERM RENTAL ORDINANCE; PROVIDING FOR AUTHORIZATION; AND PROVIDING FOR AN EFFECTIVE DATE.

WHEREAS, the City of Indian Rocks Beach has adopted Ordinance No. 2023-02 regulating short-term rentals within the City; and

WHEREAS, the City Commission desires to conduct a comprehensive review of the Short-Term Rental Ordinance to ensure its effectiveness, enforceability, and consistency with applicable laws; and

WHEREAS, Nabors, Giblin, and Nickerson, P.A. is a law firm with extensive experience in reviewing, analyzing, and defending short-term rental regulations for municipalities; and

WHEREAS, the City Commission finds it to be in the best interest of the City to retain Nabors, Giblin, and Nickerson, P.A. to review Ordinance No. 2023-02, evaluate administrative and regulatory processes, and provide recommendations and proposed revisions based on Commission direction; and

WHEREAS, the firm's proposed hourly rates are as follows: Partners/Of Counsel at \$325.00 per hour, Associates at \$275.00 per hour, and Law Clerks/Paralegals at \$90.00 per hour.

NOW, THEREFORE, BE IT RESOLVED BY THE CITY COUNCIL OF THE CITY OF INDIAN ROCKS BEACH, FLORIDA:

Section 1. The City Commission hereby authorizes the retention of Nabors, Giblin, and Nickerson, P.A. to review and analyze the City's Short-Term Rental Ordinance (Ordinance No. 2023-02), evaluate related administrative processes, and provide recommendations and proposed revisions.

Section 2. The City Manager is hereby authorized to execute any necessary agreements and take all actions necessary to implement the intent of this Resolution, subject to the firm's hourly rate structure as outlined herein.

Section 3. This Resolution shall take effect immediately upon adoption.

PASSED AND ADOPTED by the City Commission of the City of Indian Rocks Beach, Florida, this 14th day of April , 2026.

CITY OF INDIAN ROCKS BEACH, FLORIDA

By: _____
Lan Vaughan, Mayor-Commissioner

ATTEST: _____
Matthew Maggard, City Attorney

TALLAHASSEE
1500 Mahan Drive
Suite 200
Tallahassee, Florida 32308
(850) 224-4070 Tel
(850) 224-4073 Fax



TAMPA
2502 Rocky Point Drive
Suite 1060
Tampa, Florida 33607
(813) 281-2222 Tel
(813) 281-0129 Fax

PLANTATION
8201 Peters Road
Suite 1000
Plantation, Florida 33324
(954) 315-0268 Tel

Reply to Tallahassee

April 2, 2026

Via Electronic Mail

Lan Vaughan, Mayor-Commissioner
Janet Wilson, Vice Mayor-Commissioner
John Bigelow, Commissioner
Hilary King, Commissioner
Kellee Watt, Commissioner
City Commission
City of Indian Rocks Beach
1507 Bay Palm Boulevard
Indian Rocks Beach, FL 33785

Re: City of Indian Rocks Beach

Dear Members of the City Commission:

It is my understanding that the City of Indian Rocks Beach (the "City") is seeking assistance in the updating of its Short Term Rental Ordinance. The Firm would be pleased to submit a proposal to the City for those services. The scope of these services would include (1) the review and analysis of the City's Short Term Rental Ordinance (Ordinance No. 2023-02); (2) review of the processes for administration and regulation of short term rentals within the City; (3) provide recommendations for the modification of the City's Short Term Rental Ordinance and administration of short term rentals; (4) prepare proposed revisions to the Short Term Rental Ordinance based upon the direction of the City Commission; and (5) provide such other services as directed by the City.

We propose that the legal services provided be compensated on an hourly basis at the following hourly rates:

- Partners/Of Counsel: \$325.00 per hour
- Associates: \$275.00 per hour
- Law Clerks/Paralegals: \$ 90.00 per hour

Time spent in travel would not be charged.

In addition to the compensation specified above, expenses incurred which are directly related to the provision of services will be reimbursed, including, but not limited to: copy and fax costs, long distance telephone costs, express mail and on-line research expenses. Travel expenses, to the extent required, will be reimbursed in accordance with the provisions governing the travel of public officers and employees contained in section 112.061, Florida Statutes.

The Firm understands that the legal file created in this representation of the City, except to the extent it is temporarily exempt from disclosure under Chapter 119, Florida Statutes, and that Section 286.011, Florida Statutes, may apply to this provision of legal services pursuant to this Engagement.

Pursuant to Florida Statutes s. 119.0701, the Firm shall:

- 1) Keep and maintain public records that ordinarily and necessarily would be required by the City in order to perform the service.
- 2) Provide the public with access to public records on the same terms and conditions that the City would provide the records and at a cost that does not exceed the cost provided in Chapter 119, Florida Statutes, or as otherwise provided by law.
- 3) Ensure that public records that are exempt or confidential and exempt from public records disclosure requirements are not disclosed except as authorized by law.
- 4) Meet all requirements for retaining public records and transfer, at no cost, to the City all public records in possession of the Firm upon termination of the contract and destroy any duplicate public records that are exempt or confidential and exempt from public records disclosure requirements. All records stored electronically must be provided to the City in a format that is compatible with the information technology systems of the City.

IF THE FIRM HAS QUESTIONS REGARDING THE APPLICATION OF CHAPTER 119, FLORIDA STATUTES, TO THE SPECIAL COUNSEL'S DUTY TO PROVIDE PUBLIC RECORDS RELATING TO THIS ENGAGEMENT, CONTACT THE PUBLIC RECORDS CUSTODIAN FOR THE CITY OF INDIAN ROCKS BEACH.

All written and oral information not in the public domain and not previously known, and all information and data obtained, developed, or supplied by the City or at its expense shall be kept confidential by the Firm and shall not be disclosed to any other party, directly or indirectly, without the City's prior written consent unless required by an order issued by a court or like authority of lawful jurisdiction.

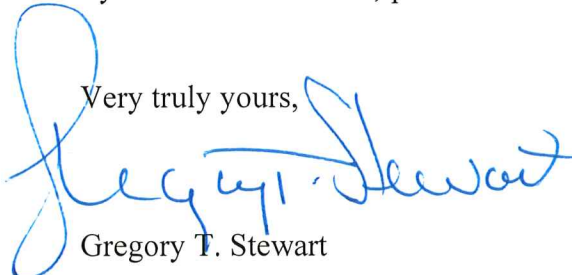
Members of the City Commission
City of Indian Rocks Beach
April 2, 2026
Page 3

To the extent you provide us with original documents during the course of this matter, we will hold these records for you during the pendency of your action. At the conclusion of your matter, we will contact you and make arrangements for the return of the records you provided. We will retain our file of your matter for our Firm's normal retention period, which may be retained in electronic format.

All requests for payment of expenses eligible for reimbursement under this Engagement shall include copies of paid receipts, invoices, or other documentation acceptable to the City. Such documentation shall be sufficient to establish that the expenses were actually incurred and necessary in the performance of the legal services. Payment of each statement will be due within forty-five (45) days of its date, pursuant to §218.70, Florida Statutes, the Local Government Prompt Payment Act.

If you have any questions or desire any further information, please feel free to call us at any time.

Very truly yours,



Gregory T. Stewart

GTS:pad

ACCEPTED:

By: _____

Lan Vaughan
Mayor-Commissioner
City of Indian Rocks Beach

AGENDA ITEM 7

NEIGHBOR'S FEEDBACK. *[1-minute time limit per speaker.]*

(At the end of the meeting, any member of the audience may come forward, give their name and address, and express any comment or concern regarding what was discussed on the current night's city commission meeting or ask a question which will be answered at a later date. All statements made to the City Commission shall be made to the City Commission as a whole, not directed to any individual City Commission Member, and no personal, impertinent, or slanderous remarks shall be permitted. No speaker shall be interrupted, and no debate shall occur between the speaker and the City Commission.)

AGENDA ITEM 8

FUTURE AGENDA ITEMS

At this time, the City Commission may identify issues or topics that they wish to schedule for discussion at a future meeting.

AGENDA ITEM 9
ADJOURNMENT