

**CITY OF TREASURE ISLAND, FLORIDA  
BOARD OF COMMISSIONERS WORKSHOP  
June 5, 2007  
IMMEDIATELY FOLLOWING REGULAR COMMISSION MEETING**

Welcome to the City of Treasure Island Commission Meeting. If you wish to speak on a topic that is on this evening's agenda, a speaker's form [available in the rear of the room] must be completed and given to the City Clerk. Please do not address the Commission from your seat, but rather from the podium where your comments can be heard by all and recorded as required by Florida law. Unscheduled topics may be presented under the Public Comments section of the agenda.

**I. DISCUSSION ITEMS:**

1. Historic Preservation Presentation – Heidi Horak
2. Beach Maintenance Area Plan
3. Friendship Community Church Donation
4. Dumpster Purchase
5. Budget Workshop Schedule

**II. OLD BUSINESS:**

**III. CITY MANAGER/CITY ATTORNEY REPORTS AND COMMENTS:**

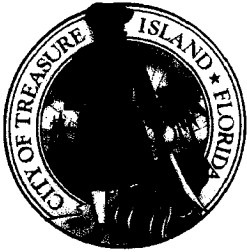
**IV. REPORTS & COMMENTS BY COMMISSIONERS:**

**V. PUBLIC COMMENTS:**

**VI. ADJOURNMENT:**

Any person desiring to file an appeal to any action taken by the Commission at this meeting will need a record of the proceedings and for such purpose may be required to insure that a verbatim transcript is made. Said transcript shall be made by the appellant at his or her expense. The City maintains a tape recording of all public hearings. In the event that you wish to appeal a decision, the tape may or may not adequately insure a verbatim record of the proceedings. Therefore, you may wish to provide a court reporter at your expense.

Any person with a disability who needs any accommodation in order to participate in this proceeding is entitled to assistance at no cost. Please contact the office of the City Clerk in writing at 120 – 108 Avenue, Treasure Island FL 33706 or by phone at 727 547 4575 at least two working days prior to the meeting to advise what assistance is needed.



# CITY OF TREASURE ISLAND AGENDA COVER MEMORANDUM

Agenda Item #: 1 - 1  
Meeting Date: 06-05-2007

**SUBJECT:** PRESENTATION REGARDING HISTORIC PRESERVATION

**RECOMMENDATION:** Subject to Commission direction

**SUMMARY:** Heidi Horak will be giving a presentation on the historic preservation of mid-century modern hotels and motels. Ms. Horak has included a memo and several brochures.

**Reviewed by:**

Legal  
 Finance  
 Personnel  
 Public Works  
 Community Imp  
 Recreation  
 Police  
 Fire

**Submitted by:**  
Administration

**Originating Dept:**

**User Dept:**

**Attachments:**

Brochures, memo

**Costs:**

Total:

Current Fiscal Year:

**Funding Source:**

Capital Improvement  
 Operating  
 Other

**Appropriation Code:**

# MEMO

To: Treasure Island City Commission

From: Heidi Horak

Date: May 29, 2007

Re: **Treasure Island's Mid-Century Modern Motels and Hotels**

## **Understanding the Resource and Creating Incentives for its Improvement**

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This memo follows my presentation to the Planning and Zoning Board on May 9<sup>th</sup>, my brief presentation to the Commission on May 15<sup>th</sup>, and my attendance at the Florida Trust for Historic Preservation's 2007 Annual Statewide Preservation Conference May 17-19th. This also follows on my extensive work on the same issues in 2004.

**In short, Treasure Island has a *historic opportunity* to take advantage of its very own historic resource, a resource recognized nationally by architects, historians, tourists and media, and already treasured by families who have been coming here for generations.**

Treasure Island has myopically ignored this opportunity for too long, and though much lip service has been given to "helping out the Mom and Pop hotels and motels" nothing has really been done. (See [www.theatlantic.com/motels](http://www.theatlantic.com/motels))

Many in the tourist and historic preservation industry have made comparisons of our opportunity to that of Miami's South Beach 20 years ago. Apt comparisons are also made to Wildwood, New Jersey, and Palm Springs, California, who have already recognized and promoted this particular period of architecture. Our very close neighbor and would be partner in enhancing our resource is St. Petersburg, where a wealth of experience and a synergistic relationship along the Central Avenue corridor is begging to be implemented.

Enclosed with this are the executive summaries of two studies done at the University of Florida regarding historic preservation's impact on the Florida economy and our quality of life for residents and tourists. The reports are also available online at:

[www.law.ufl.edu/cgr/pdf/historic\\_report.pdf](http://www.law.ufl.edu/cgr/pdf/historic_report.pdf)

Please refer specifically to Chapter 3 Heritage Tourism (the BLUE Economic Study)  
Please refer specifically to Chapter 3 Preservation Laws and Policies (Purple Study)

The following things can be done at the Treasure Island City level immediately.

1. What to do now

- a. Re-apply for the Historic Survey grant. This is a short, process - maybe a few hours for the City Planner. It can be done online, and we already received a grant (which we sent back in 04) - so our application package is already in place.
- b. Immediately refer to P & Z direction to review and return the already written Transfer of Development Rights land development regulation, and consider it for historic properties that would provide them real value right now. (Transfer of FAR should also be considered).
- c. Immediately refer to P & Z a direction related to variance relief to allow continuation of non-conforming setbacks, parking, permeable space storm water, or other allowances to be authorized to properties that want to do substantial rehabilitation or improvements to the existing structures that preserves their architectural historic integrity.
- d. Request that P & Z form an ad hoc committee and solicit hotel and motel owners to take part. Have the committee explore a group historic designation process with the National Trust. This will allow properties to apply for tax credits and FEMA allowances.
- e. Allow speakers on these topics at successive Commission Workshops to take advantage of all the help being offered. In particular invite someone from the Modern Committee of the Los Angeles Conservancy and the Mid-Century Modern North Miami Beach preservation groups to come and talk to TIBA and Hotel Motel about bringing tours, exhibitions and lectures to Treasure Island.



# CITY OF TREASURE ISLAND AGENDA COVER MEMORANDUM

Agenda Item #: 1 - 2  
Meeting Date: 06-05-07

**SUBJECT: Beach Maintenance Area Plan**

**RECOMMENDATION: Beach Stewardship Committee recommends adoption of Beach Maintenance Area Plan**

**SUMMARY:**

Two sections, to the North and South of the St. Petersburg Municipal property, as shown on the attached plan, have been chosen for a trial *Beach Maintenance Area*.

Raking would continue as normal for the beach area between the water and the *Primary Dune* line. Raking would also continue between the *Primary Dunes* with the exception of a 15 foot boundary around each dune. This would encourage the growth of those particular dunes in the future.

**Reviewed by:**

Legal  
 Finance  
 Personnel  
 Public Works  
 Community Imp  
 Recreation  
 Police  
 Fire

**Submitted by:**

**Beach Stewardship Committee**

**Originating Dept:**

**User Dept:**

**Attachments:**

**Beach Maintenance Area Plan**

**Costs:**

Total: \$0.00

Current Fiscal Year:

**Funding Source:**

Capital Improvement  
 Operating

**Appropriation Code:**

**City of Treasure Island, Florida**  
**Memorandum**

**To:** Honorable Mayor and City Commission Members  
**From:** Reid Silverboard, City Manager  
**Date:** May 29, 2007  
**Subject:** Proposed Beach Maintenance Areas for Middle Beach, Treasure Island

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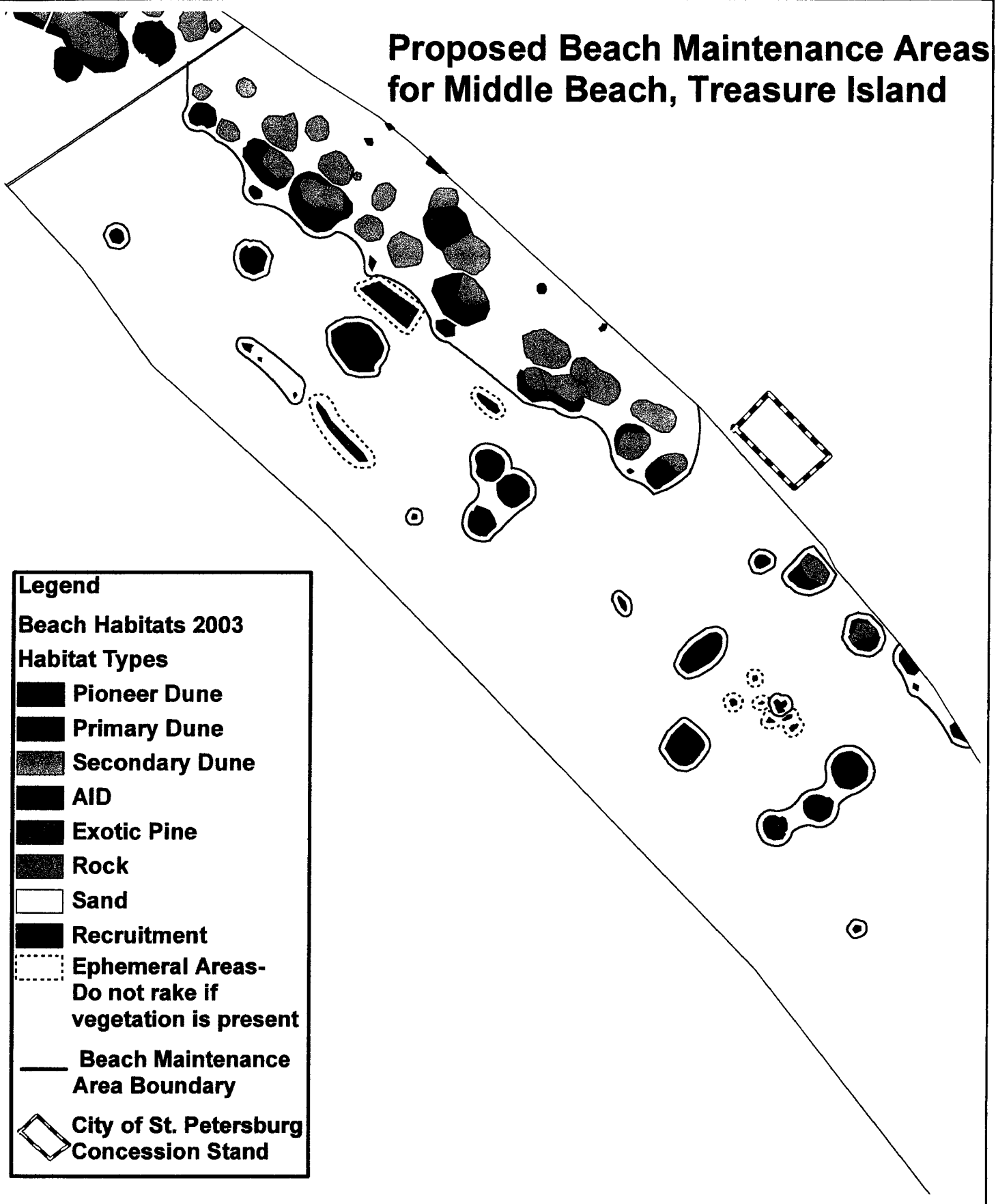
At the May 9, 2007 meeting, the Beach Stewardship Committee considered recommending a policy for maintenance raking of the Middle Beach so as to encourage the growth of the beach dune system while maintaining reasonable access for the abutting property owners and public to the beach.

Using information generated by Delta 7 from the Beach Study completed last year which identified the dune/beach habitat types, the Beach Stewardship Committee recommends the City Commission approve the proposed Beach Maintenance Area Plan, attached. Generally, the Plan establishes a 15 foot 'no rake' boundary around the primary dune line and around each of the outlying primary, pioneer, and recruitment dune areas. Raking would be conducted as normal for the beach area between the water and the primary dune line and between the primary dunes with the exception of a 15 foot boundary around each dune. The Committee believes this will provide a reasonable balance between the interest of being able to traverse the area between the dunes while protecting the dunes and providing for the dunes' gradual growth. The Proposed Beach Maintenance Areas for Middle Beach, Treasure Island depicts this proposal and is self explanatory.

**Recommendation:**

Staff recommends Commission adopt Resolution 07-45, approving the beach maintenance areas for raking middle beach.

# Proposed Beach Maintenance Areas for Middle Beach, Treasure Island



This graphic, a visual representation of the proposed beach maintenance area for middle beach, Treasure Island, was produced at the request of the City of Treasure Beach Stewardship Committee. Recruitment areas appear ephemeral in nature. Present drought conditions have affected several of these areas, resulting in vegetative loss. However, one of these areas has become a dune, supporting the idea that if these areas revegetate they should be treated like other dunes. Rakers should maintain a 15ft distance once vegetation emerges with spring rain.

**RESOLUTION NO. 07-45**

**A RESOLUTION OF THE CITY COMMISSION OF THE CITY OF TREASURE ISLAND APPROVING BEACH MAINTENANCE AREAS FOR MIDDLE BEACH OF TREASURE ISLAND.**

**WHEREAS**, the Beach Stewardship Committee recommended at its May 9, 2007 meeting that a beach raking maintenance area be established to protect the beach dune system of Middle Beach while maintaining access to the beach by the abutting property owners and the public; and

**WHEREAS**, the City Commission desires to approve the recommended beach raking maintenance areas.

**NOW, THEREFORE THE CITY COMMISSION OF THE CITY OF TREASURE ISLAND DOES HEREBY RESOLVE:**

The City Commission approves the recommended beach raking maintenance areas depicted in Exhibit 1 attached.

The foregoing Resolution was offered during Regular Session of the City Commission of the City of Treasure Island, Florida, sitting on the 5<sup>th</sup> day of June, 2007 by Commissioner ( ) who moved its adoption; was seconded by Commissioner ( ) and upon roll call, the vote was:

**YEAS:**

**NAYS:**

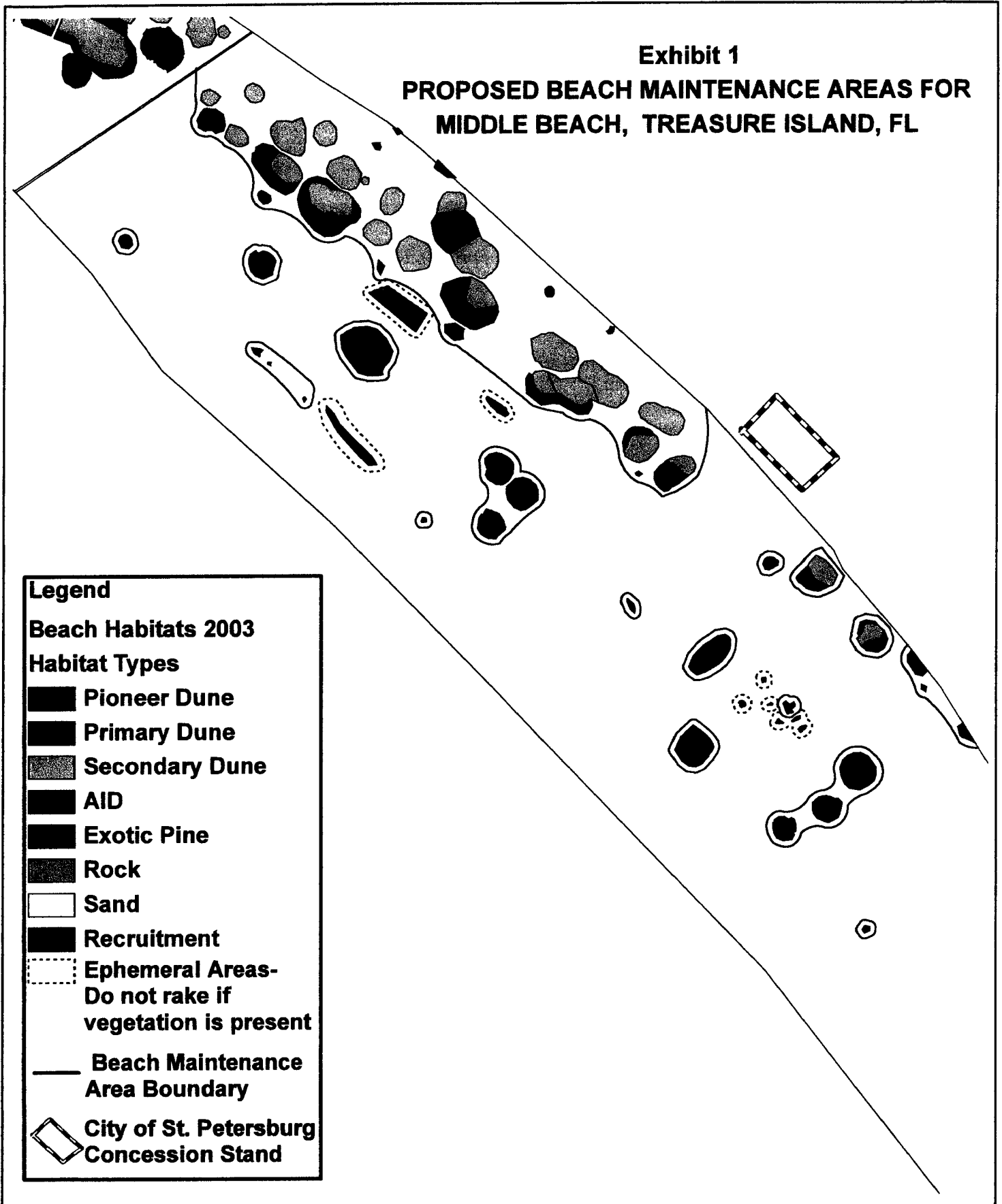
**ABSENT OR ABSTAINING:**

\_\_\_\_\_  
Mary Maloof, Mayor

ATTEST:

\_\_\_\_\_  
Dawn Foss, City Clerk

**Exhibit 1**  
**PROPOSED BEACH MAINTENANCE AREAS FOR**  
**MIDDLE BEACH, TREASURE ISLAND, FL**



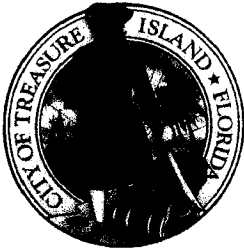
**Legend**

**Beach Habitats 2003**

**Habitat Types**

- Pioneer Dune
- Primary Dune
- Secondary Dune
- AID
- Exotic Pine
- Rock
- Sand
- Recruitment
- Ephemeral Areas-  
Do not rake if  
vegetation is present
- Beach Maintenance  
Area Boundary
- City of St. Petersburg  
Concession Stand

This graphic, a visual representation of the proposed beach maintenance area for middle beach, Treasure Island, was produced at the request of the City of Treasure Beach Stewardship Committee. Recruitment areas appear ephemeral in nature. Present drought conditions have affected several of these areas, resulting in vegetative loss. However, one of these areas has become a dune, supporting the idea that if these areas revegetate they should be treated like other dunes. Rakers should maintain a 15ft distance once vegetation emerges with spring rain.



**CITY OF TREASURE ISLAND  
AGENDA COVER MEMORANDUM**

Agenda Item #: 1 - 3

Meeting Date: 6/5/07

**SUBJECT: Donation received from Friendship Community Church for the Recreation Department**

**RECOMMENDATION: Accept the donation from Friendship Community Church**

**SUMMARY: Friendship Community Church donated \$100 to the Recreation Department to be used to purchase equipment or material for use by the department.**

**Reviewed by:**

Legal  
 Finance  
 Personnel  
 Public Works  
 Community Imp  
 Recreation  
 Police  
 Fire

**Originating Dept:**  
Recreation

**User Dept:**  
Recreation

**Attachments:**  
Copy of check

None

**Costs:**

Total:

Current Fiscal Year:

**Funding Source:**

Capital Improvement  
 Operating  
 Other

**Submitted by:**  
Cathy Hayduke  
Recreation Director

**Appropriation Code:**

## **MOTION TO ACCEPT DONATION**

**I move to accept the very generous donation from Friendship Community Church in the amount of \$100.00 to the City of Treasure Island Recreation Department. Motion was made by \_\_\_\_\_ and seconded by \_\_\_\_\_. Upon roll call, the vote was unanimous.**

**Passed this 19<sup>th</sup> day of June, 2007.**

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**Mary Maloof, Mayor**

**ATTEST:**

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**Dawn Foss, City Clerk**



**CITY OF TREASURE ISLAND  
AGENDA COVER MEMORANDUM**

Agenda Item #: 1 - 4  
Meeting Date: 06/05/07

**SUBJECT: 2007 DUMPSTER PURCHASE**

**RECOMMENDATION: THAT THE COMMISSION AUTHORIZES THE PURCHASE OF THE REQUIRED DUMPSTERS FROM FLORIDA CAN FOR \$14,445.00 PER THE ATTACHED QUOTE.**

**SUMMARY:** Since 2002, the City has specified stronger steel and the use of steel and rubber wheels rather than the standard plastic wheels. These improvements have led to longer-lived dumpsters, but had produced only three bidders to respond to our proposals. Although Florida Can has been our provider for the past two years, it turns out that, of the three original companies that bid, one has gone out of business and the other purchased Florida Can, who was the only responder to our proposal. The price for the dumpsters has increased slightly over the past year, but no where near the increases of the previous years. Therefore, staff recommends the purchase of 10 – 1 yard dumpsters, 5 – 2 yard dumpsters and 15 – 3 yard dumpsters for a total purchase price of \$14,445.00. There is \$14,600.00 currently budgeted for this purchase.

|   |   |   |
|---|---|---|
| <b>Reviewed by:</b><br>_____ Legal<br>_____ Finance<br>_____ Personnel<br>_____ Public Works<br>_____ Community Imp<br>_____ Recreation<br>_____ Police<br>_____ Fire | <b>Originating Dept:</b><br><br>DPW             | <b>Costs:</b><br><br>Total: \$14,445.00<br><br>Current Fiscal Year: \$14,445.00   |
|   | <b>User Dept:</b><br><br>DPW                    | <b>Funding Source:</b><br><input type="checkbox"/> Capital Improvement<br><input checked="" type="checkbox"/> Operating<br><input type="checkbox"/> Other |
|   | <b>Attachments:</b><br><br>As Noted<br><br>None | <b>Appropriation Code:</b>  |
| <b>Submitted by:</b><br><br>DPW   |   |   |

**RESOLUTION NO. 07 – 47**

**A RESOLUTION AUTHORIZING THE PURCHASE OF DUMPSTERS FROM FLORIDA CAN.**

**Whereas**, the City of Treasure Island operates a solid waste collection system; and

**Whereas**, Florida Can has submitted a written quote indicating the unit prices for supplying the needed dumpsters that meet the City's specifications; and

**Whereas**, Sufficient funds have been budgeted for this purchase; and

**Whereas**, the City Commission desires to authorize the purchase of the required dumpsters.

**NOW, THEREFORE, THE CITY OF TREASURE ISLAND DOES RESOLVE:**

That the City Commission does hereby approve the purchase of 10 one-yard dumpsters, 5 two-yard dumpsters, and 15 three-yard dumpsters for a total of \$14,445.00 at the unit prices indicated in the quotation sheet. Further, staff is authorized to purchase additional dumpsters if needed at the unit prices indicated in the quotation sheet, provided sufficient funding is available.

The foregoing Resolution was offered during Regular Session of the City Commission of the City of Treasure Island, Florida, sitting on the \_\_\_ day of, 2007, by Commissioner \_\_\_ who moved its adoption; and was seconded by Commissioner \_\_\_ and upon roll call, the vote was:

**YEAS:**

**NAYS:**

**ABSENT OR ABSTAINING:**

\_\_\_\_\_  
Mary Maloof, Mayor

ATTEST:

\_\_\_\_\_  
Dawn M. Foss, City Clerk

Florida Can - WQ

600 North Prairie Industrial Parkway  
 Mulberry, Florida 33860

# Estimate

| Date      | Estimate # |
|-----------|------------|
| 4/10/2007 | 31238      |

| Name / Address   |
|--|
| City of Treasure Island<br>120 108th Ave.<br>Treasure Island, FL 33706 |

| Project |
|---------|
|         |

| Description   | Qty    | Cost   | Total                 |
|---|--------|--------|-----------------------|
| RL- 1   | 5      | 415.00 | 2,075.00              |
| RL- 2   | 10     | 487.00 | 4,870.00              |
| RL- 3   | 15     | 524.00 | 7,860.00              |
| Green   |        |        |                       |
| Lead time 10-14 days  |        |        |                       |
| <p>WE ARE SHORT ON 1YARD DUMPSTERS<br/>           SO WE WILL PURCHASE 5 MORE 1YD AND<br/>           5 LESS 2 YD DUMPSTERS</p> |        |        |                       |
|   | 1YD 10 | \$415  | \$4,150               |
|   | 2YD 5  | \$487  | 2,435                 |
|   | 3YD 15 | \$524  | 7,860                 |
|   |        |        | <u>\$14,445</u> TOTAL |

|                              |  |                         |             |
|------------------------------|--|-------------------------|-------------|
| Thank you for your business. |  | <b>Subtotal</b>         | \$14,805.00 |
|                              |  | <b>Sales Tax (6.0%)</b> | \$0.00      |
|                              |  | <b>Total</b>            | \$14,805.00 |

*Don*



# CITY OF TREASURE ISLAND AGENDA COVER MEMORANDUM

Agenda Item #: 1 - 5  
Meeting Date: 06-05-07

**SUBJECT:** Budget Workshop Schedule

**RECOMMENDATION:** Recommend that a budget workshop schedule be adopted.

**SUMMARY:** Staff recommends the Commission set the time and date(s) for Workshop sessions to review the proposed FY 2007-2008 Budget. The Florida Legislature is scheduled to meet in special session beginning June 12 to June 22, 2007. It is expected that the outcome of the Session will result in significant changes to revenues derived from ad valorem taxes. The attached staff report outlines the proposed dates for the Workshop meetings on the Budget as well as other related issues.

|   |   |  |
|---|---|--|
| <b>Reviewed by:</b><br>____ Legal<br>____ Finance<br>____ Personnel<br>____ Public Works<br>____ Community Imp<br>____ Recreation<br>____ Police<br>____ Fire | <b>Originating Dept:</b>  | <b>Costs:</b><br><br>Total   |
|   | <b>User Dept:</b>   |  |
|   | <b>Attachments:</b><br><input type="checkbox"/> Budget Calendar | <b>Funding Source:</b><br><input type="checkbox"/> Capital Improvement<br><input type="checkbox"/> Operating<br><input type="checkbox"/> Other |
| <b>Submitted by:</b><br>Ruth Chapman, Finance Director  |   | <b>Appropriation Code:</b>   |

**RESOLUTION NO. 07- 48**

**A RESOLUTION SETTING MEETING DATES FOR WORKSHOPS TO REVIEW THE PROPOSED FY 2007-2008 BUDGET; AND WAIVING COMMISSION PROCEDURE REGARDING PLACING AN ITEM FOR CONSIDERATION OF SETTING THE TENTATIVE MILLAGE RATE ON THE JUNE 19, 2007 WORKSHOP MEETING.**

**Whereas,** the City of Treasure Island is in the process of developing the proposed budget for FY 2007-2008; and

**Whereas,** it is Staff's intention for the proposed FY 2007-2008 Budget to be submitted to the Mayor and Commission by June 29, 2007; and

**Whereas,** staff intends to have consideration of setting the tentative millage rate (Form DR-420) on the Regular Meeting agenda for the first meeting in July, 2007.

**NOW, THEREFORE, THE CITY OF TREASURE ISLAND DOES RESOLVE:**

That the City Commission does hereby:

1. Set the Workshop meetings of the City Commission to review the Proposed FY 2007-2008 Budget beginning Monday July 9, 2007 from 1:00 PM to 4:30 PM.
2. Waive the Commission procedure so that the Proposed FY 2007-2008 Budget will not first be placed on the Workshop Meeting for June 19, 2007.
3. Waive Commission procedure so that setting the Tentative Millage Rate (Form DR 420) shall be placed directly on the July 3, 2007 meeting Regular Agenda.

**YEAS:**

**NAYS:**

**ABSENT OR ABSTAINING:**

\_\_\_\_\_  
Mary Maloof, Mayor

ATTEST:

\_\_\_\_\_  
Dawn M. Foss, City Clerk

**City of Treasure Island, Florida**  
**Memorandum**

**To:** Reid Silverboard, City Manager *RS*  
**From:** Ruth Chapman, Finance Director  
**Date:** May 29, 2007  
**Subject:** Workshop Meetings on the Proposed FY 2007-2008 Budget

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Staff recommends the Commission set the time and date(s) for Workshop sessions to review the proposed FY 2007-2008 Budget.

**BACKGROUND:**

Chapter 200 of the Florida Statute "Determination of Millage" sets a statutory timetable for the calculation and notification to the public of the process to set ad valorem tax millage rates and adopt a budget. The statute identifies the time frames and briefly describes the tasks to be accomplished during that time frame.

As you know, the Florida Legislature is scheduled to meet in special session from June 12 to June 22, 2007. It is expected that the outcome of the Session will result in significant changes to revenues derived from ad valorem taxes. Despite the uncertainty in the revenues for next fiscal year, particularly as it relates to the General Fund, staff has proceeded with developing a fiscally prudent proposed Budget.

The Commission had previously set the period June 20 to July 2, 2007 as the tentative timeframe for holding the workshop sessions to review the budget. Staff anticipates receiving from the Property Appraiser the Certification of Taxable Values (Form DR-420) by June 22, 2007. The tentative millage rate and rolled back rate is then calculated and set by the City Commission; and the Finance Director will advise the Property Appraiser's Office of proposed millage rate and date/time/place of the first public hearing (Form DR-420).

**DISCUSSION:**

It is staff's intent to distribute the proposed FY 2007-2008 Budget to the Mayor and Commission by June 29, 2007. This will mean that staff will have to work quickly to make any needed adjustments to the Budget required as a result of the Special Session of the Legislature. It should be pointed out that this date may have to be moved forward by several additional days depending on the circumstances involved. Therefore, staff recommends that Commission set the Workshop Sessions to review the budget for the week of July 9, 2007. This will give the Commission about one week to review the budget prior to the Workshop sessions. Further, staff recommends that the Commission waive its procedure to have the proposed budget in the workshop packet of the preceding meeting (July 3). In addition, staff intends to have consideration of setting the tentative millage rate (Form DR-420) on the Regular Meeting agenda for the first meeting in July, and therefore staff recommends that the Commission waive its procedure to have this item on the workshop meeting of June 19, 2007. It is staff's intent to develop the General Fund Budget at or below the current millage rate of 2.6272 mills.

**RECOMMENDATION:**

Staff recommends approval of attached Resolution 07-48 which provides for the following:

1. Setting the Workshop Meetings to review the Proposed FY 2007-2008 Budget beginning July 9, 2007 at 1: 00 PM to 4:30 PM and continuing during the week until completed.
2. Waive Commission procedure to have the Proposed Budget set for a Workshop on the July 3, 2007 meeting Date.
3. Waive Commission procedure to have setting the Tentative Millage Rate (Form DR 420) on the workshop meeting of June 19, 2007. It will be placed on the regular agenda for the meeting of July 3, 2007.