

**CITY OF TREASURE ISLAND, FLORIDA
BOARD OF COMMISSIONERS WORKSHOP MINUTES
August 19, 2008**

The workshop was called to order by Mayor Maloof at 7:42 p.m.

I. DISCUSSION ITEMS:

1. Consideration of Ordinance 08-04, Sunset Beach Permit Parking

Mr. Silverboard gave a brief explanation of this item. This ordinance would establish a parking by permit area in the Sunset Beach area of the City. It creates a regulated parking permit area that provides for on street parking only by permitted vehicles. You must be a resident of the area to receive a permit. We are recommending a \$15 permit fee for an initial sticker, or a replacement sticker. We are proposing that the program be started on January 5, 2009. The stickers would be valid for one year.

Commissioner Bildz stated that he had called Mr. Silverboard today to ask how much the fee would be for next year, and the cost of the sticker was to cover the cost of signage and other costs. He would like to see the costs remain about the same. Mr. Silverboard stated that the cost would be about \$10,300 to begin the program. Commissioner Bildz stated that the Sunset Beach Civic Association was willing to pay some of the implementation costs. Mr. Silverboard explained that some of the cost was for flyers and mailing of the information and decals. He estimated that the labor to process it would be about 80 hours. There would also be the cost of the decals, and a small amount of miscellaneous expense. If we sell 850 decals the cost is \$7.50. If we sell 1,000 the price is reduced to around \$6.50. Commissioner Bildz stated that he thought the Civic Association could come up with a \$10,000 donation. The board is very much in favor of this program.

Commissioner Collins stated that he didn't think the money for this should come out of anything other than the fund used to collect the fees for the permits as it will only benefit the residents of Sunset Beach. He then asked for clarification of how trucks would be regulated. Mr. Silverboard explained that the truck owners would have to follow the current regulations for parking in a residential neighborhood.

Commissioner Minning asked how guest permits would be handled. Mr. Silverboard explained that residents could acquire temporary permits for their guests. They would be date specific. Commissioner Minning clarified that the fee should be adopted by resolution. Administration would work out the details of how they would be issued.

Mayor Maloof stated that there were several citizens that were in opposition to this, and asked if they participated in any meetings. Mr. Silverboard stated that it was only at the meetings and workshops.

Commissioner Minning asked if the area was specified. It is all of Sunset Beach. Commissioner Minning read excerpts from the ordinance.

Chris Sierra urged the Mayor and Commission to support this ordinance. People park in front of the residents' houses and they leave trash behind. He feels it will be a benefit to the residents of Sunset Beach.

Tony Amico commented that if the problem was people dumping from coolers they should ban coolers on the beach. That is not coming from local establishments. He asked how many temporary passes he could get. He owns a business that depends on parking. If people can't park they can not go to his business. Caddy's has been there since 1947. Everyone knew it was there when they moved there. It is a public street that should be open for public parking. He thinks that they should take a hard look at this before they accept it. He feels for the residents, but when you buy your house you should buy parking for it. If you don't have it then that's how you bought it. They shouldn't restrict public parking on public streets because it would shut his business down.

Chris Sierra stated that everyone that has a house on Sunset has parking. Likewise, any business that opens up has to provide parking for its patrons. Caddy's has only recently had these kinds of crowds. If they need more parking they could build their own parking on their property. They shouldn't impose on the rest of the residents at Sunset Beach.

Mayor Maloof stated that the parking plan was copied from the one at Sunset Beach. Ms. Kiefer stated that she has spoken with people and has done several hours of research. If they are going to pass the ordinance it has to be related to legitimate goals. She asked them to come forward with the information that they have, but was told that they would rather sue for damages.

Mayor Maloof told Mr. Amico that the Commission does not want to put him out of business. They just went through the whole swim zone thing and tried to accommodate him. There are several very successful businesses in the area. They are trying to balance this out for the residents that are experiencing the problems.

Mr. Amico stated that he did not say that he wanted to sue for damages. He said that he didn't want to pay an expensive attorney to do the City's research. He stated that he feels for the residents, and his business. As for the boat decision, he lost that. He settled.

Commissioner Minning stated that when this was brought forward it was brought forward as a safety issue. There was parking on both sides of the streets, and it was to ensure that emergency vehicles could get down the streets. Not one person has mentioned safety tonight. He would like to consider parking on one side of the street. He feels that would provide for the margin of safety. He would ask that consideration be given as to where the parking would be allowed. Mr. Silverboard stated that if we did that it may not be necessary to pass this ordinance. The primary issue appears to be that people are parking on both sides of the street and in front of people's driveways. It is important to insure that emergency vehicles can get down the streets. Police Chief Casey stated that the residents overwhelmingly wanted to be able to park on both sides of the street. Commissioner Bildz explained that many of the lots are non-conforming, and if there is parking on only one side of the street you take half of the parking away. It is difficult to get out of driveways with the parking as it exists now. Commissioner Collins stated that if we limit parking to only one side of the street he feels that stickers would be even more important, as the parking would be cut in half. Mr. Silverboard stated that the primary issue isn't the resident parking; it is the people that don't live in the area that are blocking the residents' driveways. Commissioner Collins asked who would decide which side of the street parking would be allowed on.

Commissioner Bildz stated that if he wants to visit his mother-in-law on Sundays he has to take a bicycle because there is no way they can get to her house down those streets.

Robbie Wellborn urged the Mayor and Commission to go forward with this ordinance. The residents of Sunset Beach are greatly impacted by this. She doesn't feel that the continuing discussion of the same issues over and over is going to change any of this. You have had petitions and surveys with strong support from the residents of Sunset Beach. Recently she had beachgoers park in front of her garage. She called the police, who told her to call a tow truck. She called the tow truck, but they didn't get there in time. The driver of the vehicle arrived, and he was very intoxicated. She told the driver that she would call the police if he drove because he was too intoxicated to drive. He drove anyway, and hit the utility pole and her neighbor's fence. That is an example of what they contend with. The situation isn't improving and will continue to get worse, so she hopes that they will move this forward. Mayor Maloof thanked Ms. Wellborn for her comments, and told her that they were trying to do this right.

This item will move forward to the September 3, 2008 meeting for first reading.

2. Consideration of Ordinance 08-11, Parking Fines

Mr. Silverboard gave a brief explanation of this item. One of the items in our budget is to increase the parking fines. The City Attorney has recommended a change in the ordinance. She is recommending adding more language. This will ensure that the amount of the fine is appropriate, and if a judge decides that he wants to reduce the amount of the fine he will at least have to charge the \$10 surcharge. Other than that, we added with the assumption that the Commission was going to pass the parking permit ordinance, a fine for parking in a permitted parking area. Commissioner Bildz asked what the maximum fine was that could be charged. It is \$30, with a \$15 surcharge. Commissioner Bildz stated that he would rather go with the \$30 and the \$15 surcharge. Unless we put teeth in the fines it will be less for people to park illegally than to pay for parking.

Commissioner Collins asked what would happen if someone got a ticket at 10:00 a.m. Could they be ticketed again, or do they only get one ticket? Chief Casey explained that they are ticketed in 24 hour increments, so they would only receive one ticket. They are discussing changing their parking ordinances to allow for towing. Ms. Kiefer stated that they should write that into the ordinance if they wanted the ability to tow. They would also have to post signs. Commissioner Collins commented that to some people it might be worth \$40 to park there all day, but if they were to get their car towed it would be different.

Commissioner Bildz asked if they could change the 24 hour increments to a lower amount such as two hours and be able to issue multiple citations. Ms. Kiefer stated that they could write that into their ordinance. Commissioner Gayton commented that they are getting carried away. We don't want to be known as being an unfriendly place to park.

Commissioner Bildz asked why you can be ticketed for backing into a parking space. It is because the tag cannot be seen. He then asked why keys could not be left in the ignition or the vehicle left running. Chief Casey stated that it parallels state statute.

Commissioner Gayton stated that over time parking or locking their keys in their ignition is not a good reason for a \$40 parking ticket. We need to be reasonable with this. These are

visitors coming to our beach. Commissioner Bildz stated that they may be able to leave the overtime parking at \$20, but he would want to see the tickets issued in either two or four hour increments. Chief Casey stated that overtime meters is the most common ticket. Mr. Silverboard reminded the Commission that the budget is predicated on the ticket amounts in this ordinance. Commissioner Bildz stated that he agrees with Commissioner Gayton that it is high for an expired meter, but he wants to see us enable ticketing in shorter increments.

Commissioner Minning asked what they had to do to enable towing. Mr. Silverboard explained that there is a legal notification process that they have to follow before they can tow. He doesn't feel that they will be able to do it unless it is obstructing a right of way. Commissioner Minning asked if they could enact tow away zones. Chief Casey stated that it was not simple.

Commissioner Bildz asked what percentage of tickets is paid. Mr. Silverboard stated that it is a high percentage. It is cheap parking.

Chief Casey explained that our current fines are \$20. We have a resolution that set them all at \$20. What is shown in the code is \$15 because resolutions are not codified.

Commissioner Bildz would like to see the residential violations be set at the maximum of \$30 fine and \$15 administrative fee. This would not include meters.

Tony Amico commented that the fee should be kept low. We are about tourism, and we don't want to discourage people from coming to the beach. It is families coming to the beach because they can't afford to go to the parks. He agrees with Commissioner Bildz that they should issue tickets more frequently.

Commissioner Minning asked if they could move it forward with charging someone more frequently. Mr. Silverboard explained that they have one parking person who works three days a week, eight hours a day. The police officers also enforce parking. Mayor Maloof asked how difficult it would make it for enforcement with such short intervals. Chief Casey suggested a longer period than two hours in between intervals. Mr. Silverboard explained that if they had a parking enforcement system it wouldn't be a problem having several intervals during the day. The likelihood of that type of system working in our situation now is not good. We don't have the resources. They should keep the rates as proposed. Commissioner Bildz suggested that they keep the overtime parking at \$40, and increase the residential parking violations to \$45.

Commissioner Minning commented that he agreed with Mr. Amico that we don't want to ding a mom and kids going to the beach, but it is tough to reconcile that with the parking problems that we have at Sunset Beach.

Commissioner Collins stated that if we are going to install more meters and enforce them we should have change machines. Mr. Silverboard stated that they need to change out the meters, and they can probably put in the pay stations that you see in other places. We should do them where there is a group of parking spaces together. The meters are more economical in areas where there are just a few together.

Commissioner Gayton asked if there was anywhere else in the County that charges a \$40 parking meter fine. Chief Casey stated that there was not. Mr. Silverboard stated that we do not have the staff to enforce parking meters full time.

This item will move forward to the September 3, 2008 meeting for first reading.

3. Consideration of Resolution 08-81, American Cancer Society Relay for Life

This item was postponed until the September 3, 2008 workshop.

4. Consideration of Resolution 08-79, October Turtle Fest

Dominique Reiter introduced Karen from Sloppy Joe's. This event would be held during Can-Am week, and they have already talked to the Canadian band about playing. Sloppy Joe's is selling turtle t-shirts as a fund raiser to raise awareness of the sea turtles in the area. Ms. Reiter stated that they have made a couple of improvements. They have reconfigured the beach layout. The vendors will be in the first row. They have reduced some of the cost to the City by reducing some of the police officers and using some private security. They will not be using tables or chairs. They aren't doing tables underneath a tent. The bands will be a variety.

Commissioner Bildz asked about the t-shirts that are being sold, and who was getting the proceeds from the sale. Karen stated that they are splitting the profits between the Clearwater Aquarium and the Network on Disabilities of Florida. Ms. Reiter stated that she had been at the presentation the first time, and each check was for several hundred dollars.

Mayor Maloof stated that Mayor Jody Armstrong was involved with the Clearwater Aquarium.

Commissioner Gayton asked if they would be charging for parking in the County parking area. Ms. Reiter stated that they did for Sun, Sand & Swing. Commissioner Gayton stated that he had received complaints and questions about who gave the Chamber authorization to charge for parking in a County parking lot. Ms. Reiter stated that if it was an issue they would not use it again. Mr. Silverboard stated that they would need permission from the County to charge there.

Ms. Reiter discussed some of the other activities that the Chamber will be involved in.

Commissioner Collins asked how we would address the overtime costs of the police and public works employees. Ms. Hayduke explained that the Chamber would be billed for the overtime costs.

5. Consideration of Resolution 08-77, Planning & Zoning Fees

Lynn Rosetti gave a brief explanation of this item. She explained that the fees that were adopted last year still don't really cover their costs. She is not asking for an increase in fees that they already have. There are some things that we don't charge for at all. One has been processing vacations. We added that last year. She has recently taken over doing concurrency review. Most projects on the island don't require a full concurrency review, but it does involve taking a look at several items and some staff time involved. We are suggesting a fee of \$50 for the exemption review. The lot line adjustment is not charged for at all now. She has only done two of them, but they involve a lot of effort. Most communities charge approximately \$200 for lot line review, and she feels that is an appropriate fee. Two other issues that involve a large amount of staff time are after the fact permits, and after the fact Board of Adjustment review. We are suggesting an after the fact review fee of \$300. If it

does not require board review they suggest a fee of \$100. They are also suggesting fees to review for using the beach. This would not apply to city sponsored or public events. They believe a \$50 fee is reasonable. The last two things deal with property card interpretation and land development interpretation. They are often asked to make an interpretation of how many units are legal on a site. This takes a fair amount of time. Since it is appealable we need to make sure it is correct.

Commissioner Collins asked for clarification about the fees for the use of public beach. Ms. Rosetti explained that it is the amount that they estimate they would generate based on their average now.

Commissioner Minning asked about the interpretation fees. Ms. Rosetti explained that they are often asked to interpret the lots when a property is being sold. It can be very involved.

This item will move forward to the September 3, 2008 meeting.

6. Consideration of Resolution 08-80, Recreation Fee Increases

Cathy Hayduke gave an explanation of the proposed fee increases. She explained that they have never rented city equipment before, but they receive numerous requests, so is proposing rental fees for the use of the equipment. This would cover the wear and tear on the equipment. The rental fees on the garden room do not cover her staff costs at this time. The new fees would cover staff costs. They have never charged Southwest Little League before. St. Pete Beach has a memorandum of understanding with them and they cover some costs. We are proposing that they cover some of their costs. She is proposing that they charge for recreation cards if we partner with St. Pete Beach. She is recommending the same fee structure that they use. She is also recommending that we collect 15% of beach parking revenues for events. We are also recommending that we allow and charge for parking on the beach one day per weekend.

Commissioner Collins stated that we are not charging very much for slip rental and for the tables and chairs. Ms. Hayduke explained that we are trying to remain competitive. One of our boat owners pointed out that we have gone up a lot in the past few years. Our rates are comparable to other places.

Commissioner Minning asked if she had spoken with Southwest Little League yet. She stated that she had not. She was waiting for their approval.

Commissioner Bildz asked about if she would be raising rates on the Beach Pavilion. She explained that the rates for the Pavilion and Auditorium were raised last year. She is finding that the rates for the Community Center are very low, and it is a popular facility. Commissioner Bildz asked if she thought she'd get the participation in summer camp with the resident cards. She stated that she feels that she will. He then asked about the vending machine rates. She explained that we handle the vending at Treasure Bay.

Mayor Maloof asked how much of the Little League costs we will continue to support. Ms. Hayduke stated that it totals approximately \$4,100. The City will still be providing the labor and maintenance to the field and concession building, and maintain lights and fencing. We are asking them to pay some of the costs for the equipment that they use. They currently pay St. Pete Beach.

Commissioner Gayton asked what day they would be allowing weekend beach parking. They have not decided which day yet. He then asked if they had decided the designated area yet. Mr. Silverboard explained that it is just south of the St. Pete Municipal Beach. Commissioner Bildz asked if there was a reason not to do both days. Mr. Silverboard stated it was due to staffing. Ms. Hayduke commented that she thought staff would prefer Saturday, as Sundays tend to be more family days.

This item will move forward to the September 3, 2008 meeting agenda.

7. Consideration of Resolution 08-82, City Clerk's Salary

Commissioner Gayton recommended that they move the item forward to the September 3, 2008 meeting.

II. OLD BUSINESS:

None

III. CITY MANAGER/CITY ATTORNEY REPORTS AND COMMENTS:

Mr. Silverboard informed the Commission that Code enforcement Officer Carol Kitt's daughter passed away last night. Code Enforcement Officer Del Powell's stepson passed away last week.

Mr. Silverboard reported that we have finally heard from NOAA regarding the dune walkovers. This still has to go to the State for approval. We should be getting final authorization to get this done soon. Commissioner Bildz asked if we knew where the two walkovers would be. Mr. Silverboard stated that they had to be situated in such a way that people would use the walkovers.

Mr. Silverboard stated that they had proposed to the county that we be allowed to meter their parking lot and receive a share of the revenues. In our discussions with the county we found that in reality the city owns a portion of that parking lot. It is the front of the lot adjacent to the beach, and we lease it to the county for \$1 per year. It was a 15 year lease that automatically renewed in 2004 for another 15 year period. He has requested from the county permission to take over the beach park. If they will sell it to us or give it to us for \$1 a year or a reasonable price, or a long term lease he believes it would be worthwhile for us to do that. The county seems to be interested. We would be responsible for the restrooms and policing the parking lot. There is a similar sized parking lot in Madeira Beach that they are making close to \$70,000 a year on. The one in our community is a little smaller. It would pay for itself for us to do that.

IV. REPORTS & COMMENTS BY COMMISSIONERS:

Commissioner Bildz reported on the Florida League of Cities meeting that he attended.

Commissioner Bildz asked about the Treasure Island flag and if they were for sale.

Mayor Maloof gave a reminder that Publix will be opening on August 28th. The ribbon cutting will be at 7:30, and the doors will open at 8:00.

Mayor Maloof reported that she had attended the Florida League meeting as well, and found it interesting.

Mayor Maloof stated that we were fortunate not to have had to evacuate.

V. PUBLIC COMMENTS:

VI. ADJOURNMENT:

The meeting was adjourned by Mayor Maloof at 9:40 p.m.