

**CITY OF TREASURE ISLAND, FLORIDA  
BOARD OF COMMISSIONERS WORKSHOP MINUTES  
June 1, 2010**

The workshop was called to order at 7:58 p.m. by Mayor Minning.

**I. DISCUSSION ITEMS:**

**1. Consideration of Res. 10-50, Beach Delivery Services**

Mr. Barquet gave a brief explanation of his business. It will be a gourmet grocery store with home and hotel/resort delivery service. He got the idea to deliver his products when he saw the beach concessions that are currently there. The purpose is not to be a vendor offering services to everyone on the beach. The purpose is only to deliver upon request. They would not pass out flyers or menus on the beach. He explained that he has done this for five years at a resort in North Carolina without any issues.

Commissioner Collins asked if the vehicle to be used was street legal. Mr. Barquet answered in the affirmative. Commissioner Collins asked where his access to the beach would be. Mr. Barquet explained that it would be wherever the city permitted. Commissioner Collins stated that plastic bags would smother turtles if they got into the water, and suggested that Mr. Barquet have his name imprinted on the bags. Mr. Barquet stated that he is very concerned about the environment and will do whatever is asked. He is looking at biodegradable products to bring to the beach.

Commissioner Caldwell stated that her only concern is the possibility of delivering alcoholic beverages to the beach.

Commissioner Coward stated that she thinks that it is a great idea to offer a service like this. She suggested that the delivery people remind people to dispose of the trash properly.

Commissioner Bildz reminded Mr. Barquet of the "no glass on the beach" policy and asked about delivering fine wines. Mr. Barquet explained that the list they had was what would be available in the store. Some wines are available in plastic now. Mr. Silverboard explained that he would have to get the appropriate licenses and would likely only be able to sell on premises. Commissioner Bildz asked what section of the beach Mr. Barquet wanted to provide the service to. Mr. Barquet stated that he would like to keep it within a mile and a half radius. Mr. Silverboard stated that they could restrict it to the central beach area if they wanted to. Mr. Barquet stated that he would like to extend the service from the Bilmar north to the Marriott. Commissioner Bildz suggested extending it from the TI Gulf Front Park to the Sunset Vista hotel. Commissioner Bildz commented on the payment arrangements. Commissioner Collins suggested an annual fee. Commissioner Bildz liked the idea of the agreement being renegotiated once per year.

Commissioner Collins asked when he would anticipate starting. Mr. Barquet explained that he planned on opening the store on July 1<sup>st</sup>, and could start delivery service 30-60 days later. He also noted that he intended to continue throughout the year.

This item will move forward to the next meeting agenda.

**2. Consideration of Res. 10-47, Secondary EOC**

Chief Fant gave a brief explanation of this item. The facility use agreement had a five year term and expires on June 30<sup>th</sup>. He has met with the church administration as well as the two neighboring communities that we share the facility with. The only change to the agreement is the date. It is a five year term with any party being able to cancel at any time. Commissioner Caldwell commented that the church is in a Zone C evacuation zone, and asked what risk that posed. Chief Fant stated that the church has been right on the edge of the Level D evacuation zone. He has researched all aspects of the building and concluded that it would be adequate for a Category 3 or 4 storm. They are looking for an alternate location to fall back on in the event of a Category 4 or 5 storm.

Commissioner Bildz asked if any money changed hands. Chief Fant stated that it did not. They only time they have spent money was when the three cities shared the cost to install a generator transfer switch and the wiring to the building to enable us to use our generator and power up the entire building. They have also installed radio antennas on the roof. The church has never asked for anything for use of the facility. We would share in the cost of cleaning or repairs if necessary. Commissioner Bildz expressed appreciation for the use of the facility.

This item will move forward to the next meeting agenda.

### 3. Discussion on Allowing Churches in the CG Zone (Requested by Commissioner Collins)

Commissioner Collins gave a brief explanation of his request to add this item. He specifically spoke about the thrift shop that the Friendship Church has on 107<sup>th</sup> Avenue. Mr. Silverboard explained that if they were going to change locations they would need another special exception. Commissioner Collins asked if they would have to get another special exception if they stayed in the Commercial General area. Mr. Silverboard answered in the affirmative. The special exception is for a specific location. Commissioner Collins suggested that they dispense with the requirement for the special exception so long as they stayed in the Commercial General area. Mr. Silverboard clarified that Commissioner Collins was suggesting that the thrift shop be a permitted use. He suggested that a retail store was permitted, so they could argue that a thrift store should be one as well.

Mr. Silverboard explained that this would require an amendment to the Land Development Code. They would have to send this to the Planning Board for their recommendation and then pass an ordinance.

Commissioner Bildz asked for clarification as to whether the thrift shop was considered a thrift shop or a church, and whether they paid property taxes. Ms. Rosetti explained that it was a thrift shop but was a non-profit organization. She explained that they have the appropriate licenses, but the property taxes are paid by the property owner. They were granted a special exception for a six year time limit. Commissioner Bildz asked if the thrift store had to move would they have to get a special exception. Ms. Rosetti stated that they would not, unless they wanted to locate the thrift store within the church itself. They would not need a special exception for just the thrift store, but they must have a special exception to have a church in the Commercial General area.

Commissioner Coward clarified that the church would still have to get a special exception. She acknowledged that they were trying to help the church, but expressed concern that a bigger church might come in and not have to get a special exception. She feels that they

need to look a little more carefully. Mr. Silverboard explained that what Commissioner Collins is asking for is to allow churches as a permitted use in the Commercial General area. The reason to send this to the Planning Board is to find out whether they should keep it as a special exception or to allow it as a permitted use.

John Burke spoke representing the Friendship Community Church. They have been a part of the city for over sixteen years. They found out about the special exception when they moved out of the city auditorium. The original approval was for the church to have a thrift store inside the church, but it was too small. There is a year and a half left on the six year special exception. They are looking for a replacement location, but they don't want to have to keep coming back for special exceptions every six years. He asked that they ask the Planning and Zoning Board to recommend that they allow this. Mr. Silverboard stated that it was the Planning Board that put the time limit on the special exception. There is no need to do so again. Mr. Burke stated that if they eliminate this they can move any place in Treasure Island that is commercial, and would allow them to look anywhere in the City for a replacement location. Commissioner Collins stated that he sees no reason why this shouldn't be allowed. Ms. Rosetti explained that churches are only allowed in Treasure Island as a special exception.

This item will move forward to the next meeting agenda.

## **II. OLD BUSINESS:**

Commissioner Collins commented on a situation that was brought to his attention regarding the parking pay stations. It was clarified that they do not give receipts at this time, and could only do so if we purchased the printer portion. They are high maintenance and we decided not to purchase them based on other communities' experiences. Mr. Silverboard forwarded the complaint to Chief Casey. Commissioner Caldwell made comments about her experiences with the pay stations over the weekend. Mr. Murphy commented that they are still working with Duncan on some of the issues, and will look into those brought up tonight.

Commissioner Caldwell reported that the Isle of Palms Civic Association has donated \$500 to the Fire Department towards the new fire truck, and \$500 to the Police Department. She also reported that the Sunshine Beach Civic Association is becoming active again.

Commissioner Coward clarified that there are two openings on the Planning and Zoning Board, and the number for a quorum is now reduced.

Mayor Minning asked for an update on the force main cleaning project. Mr. Murphy gave an update on the work that is being done on the City of St. Petersburg's Pasadena lift station. They have asked that we, along with St. Pete Beach, share in the cost of installing some devices. Our share of the not-to-exceed estimate would be roughly \$29,000. St. Pete Beach's share would be roughly \$56,000. Mr. Silverboard asked to bring this resolution to them at the next meeting to expedite the process. Commissioner Coward asked when this would occur. Mr. Murphy stated that it would be ready in the next 30 to 60 days, after which we can move forward with our line cleaning. Commissioner Bildz asked if this additional amount would cause us to go over the budgeted amount for the project. Mr. Murphy stated that it would not. This item will move forward to the next meeting agenda.

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

Mr. Silverboard reported that the Bands on the Sand event was very well attended. The cooperation between all parties was good. Staff and the other participants and sponsors will be meeting in about a week.

Mr. Silverboard reported that Ricky T's has asked for the closure of 106<sup>th</sup> Avenue for a day in October for a cancer benefit. It has been approved.

Mr. Silverboard gave a reminder about the Saturday Sunsets on the Trail event that is starting up this Saturday.

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

Commissioner Bildz reported that the library budget will be finalized at their board meeting next week.

Commissioner Bildz reported that the first turtle nest in Pinellas County was found in Sunset Beach.

Commissioner Bildz asked if we should have a presentation on the retreat that the Commission and staff participated in last week. Mr. Silverboard explained that he has the link and will provide them with printouts and have the link posted on the city's website. There will be a presentation at a future meeting.

**V. PUBLIC COMMENTS:**

None

**VI. ADJOURNMENT:**

The workshop was adjourned at 9:08 p.m. by Mayor Minning.