

Liz Alpert
Mayor



Vice Mayor Jen Ahearn-Koch
Commissioner Erik Arroyo
Commissioner Kyle Battie
Commissioner Debbie Trice

REGULAR CITY COMMISSION MEETING OF SEPTEMBER 16, 2024

WELCOME to a Regular meeting of the City Commission. This Agenda includes all matters scheduled to come before the Commission at this meeting. It is prepared to help you follow the proceedings of the meeting. Your interest is appreciated, and we invite your comments. Input from citizens is important; we need and welcome it.

If you wish to address the Commission, please fill out a "Request To Speak" Form located on the table at the back of the Commission Chambers. Fill out the form completely, indicating the Agenda Item to which you intend to speak, and place the form in the box on the table. **If you intend to speak under Citizens' Input Concerning City Topics**, the subject should also be noted on the "Request To Speak" Form. **Agenda Items for which citizens' comments are not permitted are noted.** In general, these will be items on which a public hearing has previously been held. Listed below are the time limits established for speaking:

- **Public Hearings - Quasi-judicial:** A reasonable amount of time to be determined by the City Commission will be provided to Applicants and Affected Persons desiring to speak.
- **Public Hearings - Legislative:** Citizens desiring to speak are allowed five (5) minutes. Petitioners are allowed fifteen (15) minutes with a five (5) minute rebuttal at the close of the public hearing. We will ask you to take an oath that all evidence and testimony presented during the public hearing are truthful.
- **Citizens' Input Concerning City Topics** - Citizens desiring to speak are allowed three (3) minutes. Remember, appearances before the Commission are not a substitute for attempting to resolve your issue(s) through the appropriate administrative channels. **Citizens' Input is to allow citizens the opportunity to present their view on matters concerning City topics but not on items scheduled elsewhere on the Agenda.** Questions and answers shall not be permitted. Matters presented to the Commission may be referred by the Mayor, with consensus of the Commission, to the Administration for action and possible follow-up at a future Commission meeting. We expect that citizens have first attempted to speak directly with the City's Administration.
- **Other Agenda Items permitting citizens' comment** - Citizens desiring to speak are allowed **three (3) minutes.** Agenda items for which citizens' comments are not permitted are noted in the left margin of the Agenda.

The City Auditor and Clerk will forward all Request to Speak forms to the Mayor. When the Mayor calls your name, come to the Commission table, and restate your name for the record. We ask that your comments be limited to the subject of the Agenda Item. Remember, we are always happy to listen to your comments; however, this is not intended to be an extended question and answer session.

Again, the City Commission thanks you for taking the time to participate in our meeting.

LIZ ALPERT
Mayor



REVISED AGENDA

REGULAR CITY COMMISSION MEETING

September 16, 2024

CITY HALL

**City Commission Chambers
9:00 AM**

**1565 First Street
Sarasota, Florida**

**** PLEASE NOTE: THE COMMISSION WILL RECESS FOR LUNCH AT APPROX. 12:00P.M. ****

**CALL MEETING TO ORDER
INVOCATION
PLEDGE OF ALLEGIANCE**

APPROVE PROPOSED AGENDA SCHEDULE

Citizens' comments are not permitted on Proposed Agenda Schedule

I. COMMISSION PRESENTATIONS:

- I.1 Proclamation Re: Proclaiming the month of September 2024 as "Attendance Awareness Month"
[I.1 Agenda Request Form.pdf](#)
[SKM_C450i24080715220.pdf](#)
- I.2 Proclamation Re: Proclaiming September 19, 2024 as "Find the Good Day"
[I.2 Agenda Request Form.pdf](#)
[Scan_0002.pdf](#)
- I.3 Presentation Re: Employee of the Month and Team of the Month for September 2024
[I.3 Agenda Request Form.pdf](#)
[Employee and Team of the Month Agenda Request - September 2024.pdf](#)

II. SCHEDULED PRESENTATIONS:

Scheduled Presentations are limited to 7 minutes. No action may be taken by the Commission other than referral to the administration. Citizens comments are not permitted on Scheduled Presentations

- II.1 Presentation Re: 2024 Florida League of Cities Municipal Achievement Award in the category of Local Action for the City's Attainable Housing Density Bonus programs
[II.1 Agenda Request Form.pdf](#)
[Backup Material for FLoC Award Presentation.pdf](#)
- II.2 Presentation Re: Preserve the Burg regarding the economic benefits of historic preservation
[II.2 Agenda Request Form.pdf](#)
[PlacePresentationSRQ_9-16-24_TDR_Backup.pdf](#)

PLEDGE OF PUBLIC CONDUCT

III. CITIZENS' INPUT CONCERNING CITY TOPICS:

(Limited to 30 minutes)

Note to the Public:

At this time, citizens may address the Commission on topics concerning the City. (3 minutes per person time limit) Citizens' Input is to allow citizens the opportunity to present their view on matters concerning City topics but not on items scheduled elsewhere on the Agenda or items that were the subject of a previously held public hearing which has been closed and Commission deliberations continued to a future date. Questions and answers shall not be permitted; however, matters presented to the Commission may be referred by the Mayor, with consensus of the Commission, to the Administration for action and possible follow-up at a future Commission meeting.

IV. APPROVAL OF MINUTES:

Citizens' comments are not permitted on Approval of the Minutes items.

- IV.1 Approval Re: Minutes of the Regular Sarasota City Commission Meeting of August 19, 2024 (CITIZENS COMMENTS ARE NOT PERMITTED ON THIS ITEM)
[IV.1 Agenda Request Form.pdf](#)
[24-08-19 Regular.FINAL.pdf](#)

V. BOARD ACTIONS:

VI. CONSENT AGENDA NO. 1:

Note to the Public: All matters listed under Consent Agenda No. 1, are considered to be routine by the City Commission and will be enacted by one motion. There will be no separate discussion of these items. If discussion is desired, that item will be removed from the Consent Agenda and will be considered separately.

- VI.1 Approval Re: Authorize the Mayor and City Auditor and Clerk to execute the Contract Agreements between the City of Sarasota and Redevelopment Management Associates, LLC; Lambert Advisory, LLC; Camoin Associates, INC.; ABLE Operations LLC.; and Upsize Marketing Strategies, LLC (RFP 24-11HR) for Economic Impact, Financial Feasibility & Marketing Analysis Continuing Consulting Services. The previous contract had a total expenditure of approximately \$264,000.00 over a five-year term

[VI.1 Agenda Request Form.pdf](#)
[Back Up Materials - RFP 24-11HR.pdf](#)

VI.2 Approval Re: Authorize the Mayor and City Auditor and Clerk to execute the Agreement between the City of Sarasota and Kimley-Horn and Associates, Inc. (RFP 23-39PB) for Consulting Engineering Services (Main Street Complete Streets) with an estimated cost of \$2,269,326.00

[VI.2 Agenda Request Form.pdf](#)
[RFP 23-39_Agenda Backup.pdf](#)

VI.3 Approval Re: Authorize the Mayor and City Auditor and Clerk to execute the Amended and Restated Agreement between the City of Sarasota and the Lakewood Ranch Stewardship District and SMR Schwartz, LLC. for Realignment of Water Transmission Pipeline providing for the replacement and realignment of a 2.1 mile segment of the Verna raw water transmission pipeline along with a contribution of \$2,000,000.00 to the City of Sarasota towards construction and procurement of materials

[VI.3 Agenda Request Form.pdf](#)
[AgendaPacket.LakewoodRanchAmendment.pdf](#)

VI.4 Announcement Re: Provide Notice of Issuance of Emergency Purchase Order for Southern Sanitary Systems, Inc. and Averett Septic Tank Company

[VI.4 Agenda Request Form.pdf](#)
[Back up Agenda Item Emergency PO Utilities.pdf](#)

VI.5 Approval Re: Authorize the Mayor and City Auditor and Clerk to execute the Second Extension of Agreement between the City of Sarasota and Mason Evans Inc. d/b/a Diamond Investigations and Security (Original Bid #20-30BK) for Security Guard Services at the Van Wezel Performing Arts Hall at an average cost in the amount of \$220,000.00 per year

[VI.5 Agenda Request Form.pdf](#)
[Diamond Security Backup Materials 20-30BK.pdf](#)

VII. CONSENT AGENDA NO. 2:

Note to the Public: All matters listed under Consent Agenda No. 2, are considered to be routine by the City Commission and will be enacted by one motion. There will be no separate discussion of these items. If discussion is desired, that item will be removed from the Consent Agenda and will be considered separately.

VII.1 Adoption Re: Second Reading of Proposed Ordinance No. 24-5534, amending Chapter 24, Article IV of the Code of the City of Sarasota to update Section 24-135 (B) to be consistent with current IRS Regulations concerning the commencement of mandatory distributions of retirement benefits; to provide that the Employee Retirement Accounts Committee shall review the Investment Policy Statement (IPS) for the City's Defined Contribution Retirement Plan on an as needed basis rather than on an Annual Basis; and to clarify that the IPS shall include criteria to evaluate investments offered to participants; providing for the repeal of ordinances in conflict, etc. (Title Only)

[VII.1 Agenda Request Form.pdf](#)
[24-5534 \(ERAC\).pdf](#)

VII.2 Adoption Re: Second Reading of Proposed Ordinance No. 24-5538, amending Ordinance 09-4860 which, pursuant to Application No. 06-RE-02 rezoned four parcels of real property located on the south side of 17th Street between Shade and Euclid Avenues with a street address of 2530 17th Street from the City and County Industrial Light Warehousing (ILW) zone districts to the Industrial General District (IGD) zone district subject to a proffered site plan which has expired so as to substitute a new site plan application No. 23-SP-14 allowing the redevelopment of an up to 122,955 square-foot, three-story self-storage facility with off-street parking; all as is more particularly set forth herein; etc. (Title Only) (Application No. 24-ROA-01, Applicant: Joel Freedman, AICP, as agent representing 17th Street Storage, LLC as contract purchaser and Hap's Kids, LLC, as fee simple owner)

[VII.2 Agenda Request Form.pdf](#)

[CC Backup 2nd Reading.pdf](#)

VII.3 Adoption Re: Second Reading of Proposed Ordinance No. 24-5542, amending the Sarasota City Code, Chapter 25, Planning, Article II, Multimodal Transportation Impact Fee, Division 2, Multimodal Transportation Impact Fees by Public Facility, Section 25-49, Multimodal Transportation Impact Fees schedule, so as to increase said impact fees to be imposed upon new development by a tiered and phased schedule, in some circumstances, up to the highest calculated rate supported by the City of Sarasota Multi-modal Transportation Impact Fee Update Study dated July 16, 2024; reciting findings and intent as well as the authority of the City of Sarasota to enact a multimodal Transportation Impact Fee ordinance; making concurrent modifications to Subsection (d)(4) thereof to authorize the City Manager to administratively approve and execute fee deferral lien agreements and to amend Section 25-17 to adopt the updated study; providing for the severability of the parts hereof if declared invalid; providing for the repealing of ordinances in conflict, etc. (Title Only)

[VII.3 Agenda Request Form.pdf](#)

[Ordinance 24-5542_Agenda Backup.pdf](#)

VII.4 Adoption Re: Second Reading of Proposed Ordinance No. 24-5543, amending and restating prior Ordinance 20-5341 which established a trust fund for the deposit of tax increment revenue collected within the Bay Park Improvement District; to allow an annual deposit into said trust fund of an amount which is less than the full amount of the tax increment revenue collected, as more fully specified herein; providing for severability of the parts hereof, etc. (Title Only)

[VII.4 Agenda Request Form.pdf](#)

[Agenda Item Backup Ordinance No. 24-5543 Second Reading.pdf](#)

VIII. BOARD APPOINTMENTS:

IX. UNFINISHED BUSINESS:

IX.1 Adoption Re: Second Reading of Proposed Ordinance No. 24-5529, increasing the additional Homestead Exemption for certain income qualified persons aged sixty-five (65) and older, from \$25,000 to \$50,000, commencing in the 2025 Tax Year; providing for the annual adjustment of the income limitation associated with

such exemptions; providing for application and submission requirements for such exemptions; directing the City Auditor and Clerk of the City of Sarasota, Florida, to deliver a certified copy of this ordinance to the Sarasota County Property Appraiser; providing for severability, etc. (Title Only)

[IX.1 Agenda Request Form.pdf](#)

[Second Reading Ordinance. 8.28.24.pdf](#)

IX.2 Adoption Re: Second Reading of Proposed Ordinance No. 24-5540, amending the Zoning Code (2002 Edition), Article II, Definitions and Rules of Construction, to add, modify or clarify definitions for commercial artwork sign, freeboard, recovery elevation, structure, front yard, side yard, and rear yard, and to allow food distribution on an individual appointment only basis as an accessory use of an appropriately licensed community service; Article IV, Development Review Procedures, to modify the standards applicable to a Variance for preservation of trees and to remove utility easements on private property from the vacation requirements; Article VI, Zone Districts, to modify the landscape plan requirements and to add staging requirements for non-residential and major renovation developments, and to modify the design standards applicable to front porches and garages in the Newtown Conservation Historic Overlay District and to create a minimum lot area and width applicable to single-family attached housing types and modify setback regulations in the multiple-family zones; Article VII, Regulations of General Applicability, to establish the standards applicable to commercial artwork signs in certain downtown zone districts, to modify the regulations applicable to generators and pool equipment, to allow for permeable pavement surfaces in drive aisles of grass parking lots, to provide for administrative review of alternative parking ratios outside the downtown zone districts, to allow non-opaque fencing to be placed on vacant lots, to delete separation requirements between an accessory dwelling unit and the principal building, and to establish standards applicable to bollard lighting; and to amend the facade and streetwall requirements so that the streetwall may be generally coplanar to the front facade of a building in the Ringling Overlay District, North Trail Overlay District and Downtown Zone Districts; providing for severability of the parts hereof, etc. (Title Only) (Application No. 24-ZTA-04, Applicant: City of Sarasota)

[IX.2 Agenda Request Form.pdf](#)

[Ord 5540 2024 Batch ZTA.pdf](#)

IX.3 Presentation Re: Engineering Design Criteria Manual (EDCM) Update

[IX.3 Agenda Request Form.pdf](#)

[EDCM REVISED Agenda Backup.pdf](#)

IX.4 Adoption Re: Proposed Resolution No. 24R-3272, creating an Ad-Hoc Committee to assist in the update of the Downtown Master Plan; providing for severability, etc. (Title Only) (THIS ITEM WAS ADDED UNDER CHANGES TO THE ORDERS OF THE DAY)

[IX.4 Agenda Request Form.pdf](#)

[24R-3272 Backup Material.pdf](#)

X. LEGISLATIVE PUBLIC HEARINGS:

Note to the Public: At this time citizens will take an oath if they desire to speak at the

following public hearings.

X.1 Public Hearing Re: Proposed Resolution No. 24R-3274, certifying that Robarts Arena serves a public purpose, etc. (Title Only)

[X.1 Agenda Request Form.pdf](#)

[Fairgrounds_public_hearing_back_up.pdf](#)

X.2 Public Hearing Re: Proposed Ordinance No. 24-5547 adopting a Table of Organization for City Government for Fiscal Year 2024-2025 as required by City Charter; providing for the severability of the parts hereof, etc. (Title Only)

[X.2 Agenda Request Form.pdf](#)

[24-5547 \(Table.of.Org.\).pdf](#)

XI. QUASI-JUDICIAL PUBLIC HEARINGS:

Note to the Public: At this time citizens will take an oath if they desire to speak at the following public hearings.

XII. NEW BUSINESS:

XII.1 Direction Re: Permit Parking Rate Approval Process

[XII.1 Agenda Request Form.pdf](#)

XII.2 Discussion Re: Transition of the City Attorney Charter Official Position

[XII.2 Agenda Request Form.pdf](#)

[Backup Material for City Attorney Discussion.pdf](#)

XII.3 Discussion Re: Commissioner Arroyo requesting a discussion to draft a Resolution to stand with the Venezuelan people denouncing the results of their election and condemning Communism (THIS ITEM WAS ADDED UNDER CHANGES TO THE ORDER OF THE DAY)

[XII.3 Agenda Request Form.pdf](#)

XIII. CITIZENS INPUT CONCERNING CITY TOPICS: (Limited to 30 minutes)

Note to the Public: At this time, citizens may address the Commission on topics concerning the City. (3 minutes per person time limit) Citizens' Input is to allow citizens the opportunity to present their view on matters concerning City topics but not on items scheduled elsewhere on the Agenda or items that were the subject of a previously held public hearing which has been closed and Commission deliberations continued to a future date. Questions and answers shall not be permitted; however, matters presented to the Commission may be referred by the Mayor, with consensus of the Commission, to the Administration for action and possible follow-up at a future Commission meeting.

XIV. REMARKS OF COMMISSIONERS, ANNOUNCEMENTS AND ITEMS FOR NEXT AGENDA:

XV. OTHER MATTERS/ADMINISTRATIVE OFFICERS:

XVI. ADJOURN

MEETING NOTICE

Meeting Notice

[9-16-24 Changes to the Order of the Day Notice.pdf](#)

[9-16-24 Regular Meeting Notice.pdf](#)

CITY COMMISSION RULES OF PROCEDURE

City Commission Rules of Procedure

[CC.RulesofProcedure.AdoptedApril15-2024.pdf](#)



Notice to the Public

The City of Sarasota is committed to providing qualified disabled individuals an opportunity to participate in meetings of the City Commission.

The City of Sarasota prohibits discrimination in all services, programs, or activities on the basis of race, color, national origin, age, disability, sex or gender, marital or familial status, religion, sexual orientation, veteran status, or genetic information. Persons with disabilities who require assistance or alternative means for communication of program information such as Braille, large print, audiotope, etc., should contact: The City of Sarasota ADA Coordinator, Jake Brown, at (941) 263-6299 or by email at adacoordinator@sarasotafl.gov.

In accordance with the Americans with Disabilities Act of 1990 and Section 286.26, Florida Statutes, persons with disabilities needing special accommodation to participate in a meeting should contact the ADA Coordinator at (941) 263-6299 at least two business days prior to the date of the meeting as to the nature of the auxiliary aids and/or service necessary.

Every effort will be made to provide such aid or service to the extent that they are reasonable, do not result in undue financial or administrative burden, and do not alter the fundamental nature of the meeting. Consideration will be given to the individual's preferred aid or service. However, alternatives may be provided if in the City's determination such alternatives provide an effective means of communication. For the benefit of individuals utilizing hearing aids with a T-coil, the City Commission Chambers and SRQ Media Studio are outfitted with a Hearing Induction Loop for enhanced hearing assistance.

Proceedings will be electronically recorded. Should an individual feel that a verbatim transcription of the proceedings may later be needed, said individual has the burden and expense of arranging for same. Copies of the electronic recording may be purchased from the Office of the City Auditor and Clerk.

Shayla Griggs
City Auditor and Clerk