



City of Key West, FL

Old City Hall
510 Greene Street
Key West FL 33040

Meeting Agenda Full Detail - Final City Commission

Tuesday, November 17, 2015

6:00 PM

Old City Hall

Revised Agenda November 17, 2015

ADA Assistance: It is the policy of the City of Key West to comply with all requirements of the Americans with Disabilities Act (ADA). Please call the TTY number 1-800-955-8771 or for voice 1-800-955-8770 or the ADA Coordinator at 305-809-3731 at least five business days in advance for sign language interpreters, assistive listening devices, or materials in accessible format.

CALL MEETING TO ORDER

ROLL CALL

INVOCATION - Reverend Sarah Fowler, St. Peters Episcopal Church

PLEDGE OF ALLEGIANCE TO THE FLAG

APPROVAL OF AGENDA

PRESENTATIONS

City Attorney's Report

City Manager's Report

CONSENT AGENDA*

*Item is considered to be routine and enacted by one motion with no separate discussion, unless requested by a Commission Member or citizen, in which event the item will be removed from the order and considered in its normal sequence on the agenda. The City of Key West may take action on any matter during this meeting, including items that are not set forth within this agenda.

MINUTES

1 *November 4, 2015 (Regular)

Attachments: [Minutes](#)

RESOLUTIONS

- 8 *Awarding the Bid of Innovative Masonry Restoration, LLC. for concrete repairs at the Richard A. Heyman Environmental Protection Facility, and Fleming Key Bridge piling repair (project no. SE-1002), in an amount not to exceed \$1,663,975.00 in accordance with the terms specified in ITB 15-024; Authorizing the City Manager to execute a contract on behalf of the City of Key West.

Sponsors: City Manager Scholl

Attachments: [Resolution](#)

[Executive Summary](#)

[City Clerk's bid tabulation memo](#)

[*Large File* Bid Documents](#)

[Recommendation of Award](#)

[*Large File* D.N. Higgins Bid](#)

[*Large File* Innovative Masonry Restoration Bid](#)

[*Large File* Pedro Falcon Bid](#)

[*Large File* Structural Preservation Systems Bid](#)

- 9 *Approving change order # 1 to the contract with EE & G Environmental Services, LLC (EE & G) for Beach cleaning services, to extend Beach cleaning service to the Smathers Beach Easternmost groin.

Sponsors: City Manager Scholl

Attachments: [Resolution](#)

[Executive Summary](#)

[Change Order #1](#)

[Beach Cleaning Contract](#)

[Bid Schedule EE&G](#)

[Bid Modification Letter](#)

[Smathers Beach Easternmost Groin](#)

[Interlocal Agreement](#)

[Resolution 15-293](#)

- 10 *Approving Task Order #3 under the City's Environmental Engineering Services contract with Tetra Tech, Inc. in a total amount not to exceed \$46,955.00 for Engineering and Design services associated with the Seawall repair and stabilization Truman Waterfront, NOAA's Dr. Nancy Foster Facility project.
- Sponsors:** City Manager Scholl
- Attachments:** [Resolution](#)
- [Executive Summary](#)
- [Cost Proposal Task Order #3](#)
- [Resolution 14-359](#)
- [*Large File* REPORT: Seawall Repair Options \(TO#1\)](#)
- [TetraTech Insurance Certificate](#)
-
- 11 *Approving Task Order No. 4-15-SWR from CH2M Hill Engineering, Inc. in an amount not to exceed \$178,892.00 for construction engineering and inspection services for the VFD upgrade project at Pump Stations A, B, C, D, and DA.
- Sponsors:** City Manager Scholl
- Attachments:** [Resolution](#)
- [Executive Summary](#)
- [Task Order 4-15 SWR](#)
- [*Large File* Request for Qualifications #12-005](#)
- [*Large File* Resolution 15-208](#)
- [FY 15 Per Diem Increases](#)
- [*Large File* Resolution15-249](#)
-
- 12 *Approving the assignment of a contract for Port and Marina Security between the City and Northstar Security, Inc. to Ralons Security, LLC.
- Sponsors:** City Manager Scholl
- Attachments:** [Resolution](#)
- [Executive Summary](#)
- [Asset Purchase Agreement](#)
- [New Licenses](#)
- [Contract Resolution 14-043](#)
- [Northstar Assignment Agreement](#)

- 13 *Approving Concrete Analysis and Testing Laboratories, Inc. (CATL) to provide additional special inspection and testing (SIT) services to be billed through Bender & Associates, P.A. in an amount not to exceed \$15,100.00; Approving the attached task order proposal for additional testing and monitoring to Bender & Associates, P.A. (Bender) for the new City Hall at Glynn Archer School project; Authorizing a budget transfer.
- Sponsors:** City Manager Scholl
- Attachments:** [Resolution](#)
- [Executive Summary](#)
- [Additional Testing Estimate](#)
- [Original Proposal](#)
- [Resolution 15-169](#)
- [Resolution 15-139](#)
- [Resolution 13-103](#)
- 14 *Adopting the 2015 update of the Local Mitigation Strategy as required by State and Federal regulations to qualify for certain mitigation Grant Funding; Directing the City Clerk to mail a Certified Copy of this Resolution to FDEM and FEMA.
- Sponsors:** City Manager Scholl
- Attachments:** [Resolution](#)
- [Executive Summary](#)
- [*Large File* Monroe Local Mitigation Strategy 2015 update](#)
- [FDEM Letter](#)
- 15 Detailing the parking fees and exception for the Thomas Street Parking Lot located behind the Monroe County Courthouse.
- Sponsors:** Commissioner Kaufman and Commissioner Lopez
- Attachments:** [Resolution](#)
- [Letters in Support](#)
- 16 Directing the City Manager to engage in discussion with the Florida Keys Mosquito Control District about the current and future location of its Facilities, in order to continue to efficiently serve the citizens of Key West and the Florida Keys.
- Sponsors:** Commissioner Romero
- Attachments:** [Resolution](#)
- 17 Defining the qualifications for membership on the Truman Waterfront Advisory Board.
- Sponsors:** City Manager Scholl
- Attachments:** [Resolution](#)

ORDINANCES – FIRST READING

- 18** An Ordinance of the City of Key West, Florida, pursuant to Section 1.08 of the City Charter, calling for a referendum authorizing the City of Key West to purchase that portion of the real property located at 541 White Street, commonly referred to as Peary Court, and which currently contains 157 existing dwelling units, from Peary Court Holdings, L.P., for use as Workforce Housing for a purchase price not to exceed \$55,000,000.00, with the condition that the seller execute a deed restriction which restricts the use of the remaining real property of Peary Court to workforce housing in perpetuity; Authorizing the City Clerk to take all necessary action to place this measure on the ballot for March 15, 2016; Providing for severability; Providing for repeal of inconsistent provisions; Providing for an effective date.

Sponsors: Commissioner Weekley

Attachments: [Ordinance](#)

[Tax Exempt@ Mixed Ami -\(10M\) 11-16-15](#)

[Tax Exempt@120AMI-\(10M\) 11-16-15](#)

[*Large File* Meridian Appraisal of Peary Court](#)

[Appraisal Co. of Key West Transmittal Letter](#)

[*Large File* Appraisal Co. of Key West Report - Part A](#)

[*Large File* Appraisal Co. of Key West - Part B](#)

- 19** An Ordinance of the City of Key West, Florida, pursuant to Section 8.03 of the City Charter, ordering and providing for the holding of a referendum Election to determine if the Electors of the City of Key West, Florida, approve the issuance of not exceeding \$55,000,000.00 Revenue Bonds maturing in 30 years or less, to be issued in one or more series, to be secured by and payable from a Mortgage Lien with right of Foreclosure and a Lien on all or a portion of the Revenues of the Housing Complex located at 541 White Street and commonly referred to as Peary Court in order to finance the cost of acquiring, improving and equipping of the Peary Court Housing project, for use as Affordable Workforce Housing in compliance with City of Key West Code of Ordinances, subpart B, Chapter 122, Article V, Division 10, Sections 122.1465 - 122.1472, inclusive, as amended, entitled "Work Force Housing"; Providing for a Bond Referendum to be held on March 15, 2016, or as soon thereafter as practicable; Establishing its intent to reimburse such capital expenditures incurred with proceeds of such revenue bonds; Providing certain other matters in connection therewith; And providing an effective date.

Sponsors: Commissioner Weekley

Attachments: [Ordinance](#)

- 20** An Ordinance of the City of Key West, Florida, amending the Water Supply Element of the 2013 Comprehensive Plan by amending Chapter 1: Future Land Use Element, Chapter 4: Public Facilities Element , Chapter 5: Coastal Management Element, Chapter 6: Conservation Element, Chapter 8: Intergovernmental Coordination Element, and Chapter 9: Capital Improvements Element, in order to address development of traditional and alternative water supplies and management strategies, including conservation and reuse; Providing for severability; Providing for repeal of inconsistent provisions; Providing for an effective date.

Sponsors: City Manager Scholl

Attachments: [Ordinance](#)

[Executive Summary](#)

[Planning Board Resolution 2015-53](#)

[Planning Board Staff Report and Analysis](#)

[Attachment A](#)

[Attachment B - Summary SFWMD Lower East Coast Water Supply Plan 2013](#)

[Attachment C - FCAA Strategic Plan 2011](#)

[Attachment D - applicable Florida Statutes](#)

RESOLUTIONS - CONTINUED

Proposed Add-On

- 21** Approving the attached consent order between the City and the South Florida Water Management District (SFWMD) pertaining to 1604 N. Roosevelt, Jose Marti Building Stormwater Management system; Authorizing the City Manager to execute the consent agreement.

Sponsors: City Manager Scholl

Attachments: [Resolution](#)

[Executive Summary](#)

[SFWMD Consent Order](#)

[Jose Marti Mangrove Trimming Staff Report](#)

[Jose Marti Res. 07-114](#)

CITIZEN COMMENTS

COMMISSION COMMENTS

ADJOURNMENT