

City of Port St. Lucie
City Council
Meeting Minutes - Draft

121 SW Port St. Lucie
Blvd.
Port St. Lucie, Florida
34984

Gregory J. Oravec, Mayor

Stephanie Morgan, Councilwoman, District I
Dave Pickett, Councilman, District II
Shannon Martin, Vice Mayor, District III
Jolien Caraballo, Councilwoman, District IV

Please visit www.cityofpsl.com/tv for new public comment options as a result of COVID-19.

NOTICE: INDIVIDUALS ARE SUBJECT TO MEDICAL SCREENING PRIOR TO ENTERING ANY CITY BUILDING AND ENTRY MAY BE DENIED IF ANY INDICATOR OF ILLNESS OR PRIOR EXPOSURE IS IDENTIFIED.

Monday, March 8, 2021

6:30 PM

Council Chambers, City Hall

1. Meeting Called to Order

A Regular (Virtual) Meeting of the CITY COUNCIL of the City of Port St. Lucie was called to order by Mayor Oravec on March 8, 2021 at 6:30 p.m., at Port St. Lucie City Hall, 121 SW Port St. Lucie Boulevard, Port St. Lucie, Florida.

2. Roll Call

Council Members

Present: Mayor Gregory J. Oravec
Vice Mayor Shannon Martin
Councilwoman Jolien Caraballo
Councilman Dave Pickett (arrived at 8:58 p.m.)
Councilwoman Stephanie Morgan

3. Invocation & Pledge of Allegiance

The Assistant City Clerk gave the Invocation, and Mayor Oravec led the assembly in the Pledge of Allegiance.

4. Proclamations and Special Presentations

4.a Proclamation for Earth Day

[2021-225](#)

(Clerk's Note: This item was added at the request of Mayor Oravec.)

Mayor Oravec read the Proclamation and presented it to Mike Middlebrook, St. Lucie County Environmental Resources Department, who thanked the City for their support. Wren Underwood explained the Earth Day event at the Oxbow Eco Center & stated that the theme was Earth Action Today for a Better Tomorrow. She informed the City Council that projects were available online and at the center, as well as an exhibitor digital map. She urged the Public to visit www.oxboweco.com. Georgette Beck, KPSLB, gave a history of the Keep Port St. Lucie Beautiful Committee and promoted the KPSLB Caring Community Cleanup Day event which would be held on April 10, 2021.

4.b Draft Impact Fee Schedule Presentation by Tischler Bise

[2021-203](#)

Teresa Lamar-Sarno, Deputy City Manager, informed the City Council that the Budget Advisory Committee had recommended that staff update the City's Impact Fees since the last study was completed in 2013. She stated that staff was also collecting data on Mobility Fees for implementation on October 1, 2021.

(Clerk's Note: A PowerPoint was shown at this time.) Ben Griffin, Tischler Bise, informed the City Council that the report was based on Option B. He explained the three basic methodologies, Buy-in (past), Incremental Expansion (Present) and Plan-Based (future). He broke down the Land Use Assumptions and stated that the only difference between Options A and B was the Residential Side; Option A was more conservative, and Option B was more aggressive since it was projecting more housing units, therefore it would be more expensive. He explained that the Law Enforcement fees would continue to be assessed Citywide containing two components, a vehicle component, and a facilities component and both would use the incremental methodology; Facilities, Option B would be \$4.5 million in fees over 10 years. He said that the incremental methodology would not tie the City Council into building certain projects/improvements; Vehicles, Option B would be \$298 in fees for a single-family home. He explained that the Parks and Recreation fee would continue to be assessed Citywide and would only be assessed to residential development with three components. The first being the land component. He stated that by having discussions with staff and seeing the Parks and Recreation Master Plan they decided to add the land component so that the City could use the fees to acquire additional park land. He added that the land values may be lower than what was currently being offered and informed the City Council that Deputy City Manager Lamar-Sarno added a land map in their packets which outlined land values. He

stated that the City would need between 11,700 - 14,600 additional square feet of facilities over the next ten years to maintain the existing level of service. Under the Public Facilities, he stated that the fee would continue to be assessed Citywide with one component, Public Buildings, and used the incremental methodology to maintain the existing level of service. He stated that the City would need 26,000 to 32,100 additional square feet which amounts to a single-family fee, under Option A of \$396, or under Option B, \$394. The Economic Development Component would continue to be assessed Citywide and would only be assessed to residential development. He stated that the fee was used to recover the debt issued for Torrey Pines, which had \$25.7 million remaining with final year of repayment in 2027. He stated that it would be assessed on housing units between 2021-2027; under Option A, 13,000 additional housing units, \$1,968 per unit, and under Option B, 16,508 additional housing units, \$1,557 per housing unit. He noted that the existing Torrey Pines fee was \$1,821.

Mr. Griffin explained the Fee Summary and stated that the mobility fees were included and stated that the assumption with the fee was that the City and County Road Fees would be combined into a mobility fee which would be no more than 95% of the current County & City Road fee. He informed the City Council that there was a small change to the single-family fee to reflect what staff provided in the City Council's packet. He stated that if the City adopted the Mobility Fees at 95% of the current City/County Road Fees under Option A the fees would be \$9,500 and under Option B they would be just under \$9,100. He explained the Preliminary Timeline.

Charlie D'Agata, Chairman of the Budget Advisory Committee, informed the City Council that the Committee had questions regarding the study and requested that the City Council allow the Committee to review the report. Mayor Oravec stated that if the City Council adopted this report, the City would have one of the highest impact fees in the state of Florida and he wanted to find the right balance for a customer. He said that the report showed that the dollar amounts were contingent upon the proposed and upon the road impact fee being removed. He said that Commercial was going up \$386,000 per 1,000 square feet which would be an issue for targeted industries. He felt that it was worthy for the Budget Advisory Committee to review for further study and thought that the mobility fees were more important. He questioned whether the City, like other cities, should take a study like this and design increases to find the right balance for the community. Vice

Mayor Martin agreed to have the Budget Advisory Committee look at the methodology and explore other options, as well as holding stakeholder meetings. Councilwoman Morgan agreed, since she had some concerns and voiced that the timeline could be pushed if needed. Councilwoman Caraballo informed the City Council that on Page 21 of report, the estimate for park land and the analysis for land usage acquisition fees was not the correct marker. She said that she would like to review all the impact fees and questioned whether the City should use the needs to negotiate with the County instead of raising impact fees. Vice Mayor Martin reiterated that they needed to focus on what the needs and true impacts are and not be so focused on the numbers. Mayor Oravec requested Calls for Service on impact fees for multi-family versus single-family and for convenience stores across all categories. He stated that the City had one of the highest rates of home ownership in the country and wanted to look at it through a Call to Service perspective.

The City Manager agreed and stated that staff would review the methodology, the impact fees, and the questions with the Budget Advisory Committee. He stated that park land prices varied throughout the City and felt that a challenge would be finding land. It was the consensus of the City Council to have the Budget Advisory Committee research & answer specific questions on the Draft Impact Fee Schedule & to revise the timeline accordingly. Councilwoman Caraballo requested that the backup material for Item 4 a.) be sent to the Budget Advisory Committee. Mayor Oravec stated that the City had a rare event since the impact fees were charged by the City and the County, instead of one entity.

4.c Discuss the 2021 State Legislative Update - Week 1

[2021-202](#)

Ella Gilbert, Deputy City Attorney, stated that Week 1 of the 2021 State Legislative Session had come to an end and explained the priorities from the local government which were highlighted by the Florida League of Cities. She informed the City Council that the C-23 Canal/St. Lucie River Project Areas 5 & 6 were approved by the House Agriculture and Resources Sub Committee and would be moving forward and that the lobbyist was working on the Septic to Sewer Conversions Phase 4 and Hegner Drive. She stated that House Bill 403, Home Based Business was being heard tomorrow by the House Commerce Committee and the City Council was given talking points & contacts since the Florida League of Cities was requesting opposition of the bill. She said that House Bill 883, Anonymous Code Complaints would be heard on the 9th by the House Local Administration and

Veteran's Affairs Committee. Mayor Oravec stated that if it passed, he would pass all City Council callers to the State Legislature. Deputy City Attorney Gilbert stated that Florida League of Cities was also calling for opposition regarding House Bill 913, Public Records as well as a bill regarding Building Design, Bill 1788, Construction Permits, and Senate Bill 1382, Building Inspections. Councilwoman Caraballo informed the City Council that the Home Based Bill also had a Senate Companion which was "friendlier", but she asked Neighborhood Services to provide her with examples. The City Manager informed the City Council that he received alerts on bills that would impact the City which he then forwards to the Department Head that would be the most impacted. He stated that residents frequently & anonymously contacted staff regarding code violations as they were scared of retaliation by neighbors. Councilwoman Caraballo requested better collaboration from staff regarding examples which showed the impact of legislation. Mayor Oravec & Councilwoman Caraballo requested videos & pictures to show the impact of legislation. Deputy City Attorney Gilbert informed the City Council that a conference call was held with Scott Dudley who was working with staff on an advocacy event through the NICE program for Grassroots advocacy.

5. Public to be Heard

Mayor Oravec read in Ana Soares's comment regarding City department diversity.

6. Additions or Deletions to Agenda and Approval of Agenda

There being no discussion, Councilwoman Morgan moved to approve the Agenda. Councilwoman Caraballo seconded the motion, which passed unanimously by voice vote.

7. Approval of Consent Agenda

Councilwoman Morgan moved to approve the Consent Agenda. Councilwoman Caraballo seconded the motion. Under discussion, the City Manager explained that the City received \$6 million and the unincorporated portion of St. Lucie County received \$2 million from the Federal Government under the COVID relief package. He stated that the City would be working with the County to allocate the funds & on March 15, 2021 the application would be opened by the County for renters who were behind on rent and/or utilities/home energy costs, but it would not include mortgage funds. Carmen Capezzuto, Neighborhood Services Director, reiterated that these funds were only for renters but that the County would have a \$1 million program for mortgage assistance. He said that there would be one number and one website for residents to use. He said that the soft launch would be open on March 15, 2021 at www.recoverstlucie.org. The City Manager informed the City Council that the information would be on the City's website. Mayor Oravec

requested that the City Manager brief the City Council on the next round of assistance.

Councilwoman Caraballo requested the e-bid date for Item 7 c.), to which Matthew Shiver, Procurement Director, replied that he would provide the date to the City Council. There being no further discussion, the motion passed unanimously by voice vote.

- 7.a** January 25, 2021 Regular Council and February 8, 2021 [2021-192](#)
Special Council Meeting Minutes

Councilwoman Morgan moved to approve the Consent Agenda.
Councilwoman Caraballo seconded the motion. The motion passed unanimously by voice vote.

- 7.b** Approve Xylem Water Solutions USA, Inc. as a Sole Source [2021-155](#)
Vendor for Flygt Products & OEM Parts.

Councilwoman Morgan moved to approve the Consent Agenda.
Councilwoman Caraballo seconded the motion. The motion passed unanimously by voice vote.

- 7.c** Award Contract #20210016 for the Replacement of Lift [2021-185](#)
Station SP-16 Construction Project.

Councilwoman Morgan moved to approve the Consent Agenda.
Councilwoman Caraballo seconded the motion. The motion passed unanimously by voice vote.

- 7.d** Approve a Major Site Plan for The Lucie at Tradition [2021-204](#)
(P20-244)

Councilwoman Morgan moved to approve the Consent Agenda.
Councilwoman Caraballo seconded the motion. The motion passed unanimously by voice vote.

- 7.e** Approve a Major Site Plan for St. Lucie West A Great Home [2021-206](#)
Warehouse Building (P20-199)

Councilwoman Morgan moved to approve the Consent Agenda.
Councilwoman Caraballo seconded the motion. The motion passed unanimously by voice vote.

- 7.f** Emergency Rental Assistance (ERA) Inter-Local Agreement [2021-197](#)
(ILA)

Councilwoman Morgan moved to approve the Consent Agenda.
Councilwoman Caraballo seconded the motion. The motion passed unanimously by voice vote.

Approval of the Consent Agenda

Councilwoman Morgan moved to approve the Consent Agenda. Councilwoman Caraballo seconded the motion. The motion passed unanimously by voice vote.

8. Second Reading of Ordinances, Public Hearings

- 8.a** Ordinance 21-14, Quasi-Judicial, Public Hearing, An Ordinance Approving the Tenth Amendment of the Planned Unit Development Document and Conceptual Development Plan for Verano PUD 1, Located North the C-24 Canal, and North of Crosstown Parkway and Within the Verano DRI (P20-212).

[2021-132](#)

The City Attorney read the Quasi-Judicial Procedures into the record. The Assistant City Clerk administered the Oath of Testimony to staff and other interested parties. Mayor Oravec inquired if there was any ex-parte communication for all of the quasi-judicial items, to which Councilwoman Morgan replied that she spoke with the applicants & the representative and drove by the site for Item 11 a.)

The Assistant City Clerk read Ordinance 21-14 aloud by title only. Mayor Oravec opened the Public Hearing.

(Clerk's Note: A PowerPoint was shown at this time.) Holly Price, Planner III, stated that she had been sworn in and the official file was submitted to the City Clerk's Office 5 days before the meeting and requested that it be entered into the record. She explained that the item proposed a 10th amendment to the PUD (Planned Unit Development) document and Concept Plan for Verano North PUD. The proposed changes to this amendment were changing the parking requirements for all single-family development to have at least two parking spaces, changing the parking requirements for all duplexes with single-car garages to have at least one parking space in the garage and one exterior parking space in the driveway per unit and it updated the acreage data in Exhibit 5- Site Information. She stated that it was basically reducing the spaces from four to two. She explained the Land Use, the Zoning, and showed an aerial & a development map. She informed the City Council that it was consistent with the City's Comprehensive Plan and added that the Planning & Zoning Board had recommended approval.

(Clerk's Note: A PowerPoint was shown at this time.) Dan Sorrow confirmed that he had been sworn in and stated that the request was to

change an approved use which was already existing within the DRI. He said that it was the last plat located off of Glades Cut-Off Road and added that instead of using half a space inside the garage they would add it to the square footage within the unit, therefore the units were becoming bigger and the driveways would become a bit smaller.

Mayor Oravec asked if there was anyone who wished to speak on the item, to which there was no one, therefore the Public Hearing closed. Councilwoman Caraballo moved to approve Ordinance 21-14. Councilwoman Morgan seconded the motion. The Assistant City Clerk restated the motion as follows: for approval of Ordinance 21-14. The motion passed unanimously by roll call vote.

- 8.b** Ordinance 21-15, Public Hearing, Authorizing the Partial Abandonment and Termination of a Blanket Flowage Easement Recorded in Official Records Book 2902, Page 1220, of the Public Records of St. Lucie County, Florida.

[2021-145](#)

The Assistant City Clerk read Ordinance 21-15 aloud by title only. Mayor Oravec opened the Public Hearing and asked if there was anyone else who wished to speak on the item, to which there was no one, therefore the Public Hearing closed.

There being no discussion, Councilwoman Caraballo moved to approve Ordinance 21-15. Councilwoman Morgan seconded the motion. The Assistant City Clerk restated the motion as follows: for approval of Ordinance 21-15. The motion passed unanimously by roll call vote.

- 8.c** Ordinance 21-16, Public Hearing, An Ordinance of the City of Port St. Lucie, Florida, Authorizing the Conveyance of Certain Residential Real Property Located at 4626 SW Inagua Street, Acquired via the City of Port St. Lucie Neighborhood Services Department to Lisa Heintz and Dierk Heintz; Providing For Conflict; Providing For Severability; Providing An Effective Date.

[2021-139](#)

The Assistant City Clerk read Ordinance 21-16 aloud by title only. Mayor Oravec opened the Public Hearing and thanked Synergy Homes and everyone involved for building a beautiful home and donating it to a Gold Star Family.

Mayor Oravec asked if there was anyone who wished to speak on the item, to which there was no one, therefore the Public Hearing closed. Vice Mayor Martin moved to approve Ordinance 21-16. Councilwoman

Morgan seconded the motion. The Assistant City Clerk restated the motion as follows: for approval of Ordinance 21-16. The motion passed unanimously by roll call vote.

- 8.d** Ordinance 21-17, Quasi-Judicial, Public Hearing, An Ordinance Rezoning .71-Acres of Property, Located on the North Side of SE Port St. Lucie Boulevard about 200 Feet East of SE Glover Street, From the Single Family Residential (RS-2) Zoning District to the Professional (P) Zoning District for Property Legally Described as Lots 3-5, Block 700, Section 18 (P20-242).

[2021-127](#)

(Clerk's Note: This item was heard after Item 8 b.)

The Assistant Clerk read Ordinance 21-17 aloud by title only. Mayor Oravec opened the Public Hearing.

(Clerk's Note: A PowerPoint was shown at this time.) Patti Tobin, Long Range Planning Administrator, stated that she had been sworn in and the official file was submitted to the City Clerk's Office 5 days before the meeting and requested that it be entered into the record. She explained that the item was proposing to amend the zoning district of .71-acres of land from Single Family Residential (RS-2) to Professional (P) and would allow for the property to be developed with an office building and day care uses. She stated that the property was located on the north side of Port St. Lucie Boulevard and east of Glover Street; it was three blue/teal buildings. She explained the surrounding areas, the Future Land Use, and the Zoning District. She said that it was consistent with the Code and the City's Comprehensive Plan and added that the Planning & Zoning Board had recommended approval. The Assistant City Clerk swore in Balanga & Chris Madison who stated that they did not have a presentation. Mayor Oravec asked if there was anyone who wished to speak on the item, to which there was no one, therefore the Public Hearing closed.

There being no discussion, Vice Mayor Martin moved to approve Ordinance 21-17. Councilwoman Morgan seconded the motion. The Assistant City Clerk restated the motion as follows: for approval of Ordinance 21-17. The motion passed unanimously by roll call vote.

9. Other Public Hearings

There was nothing scheduled under this item.

10. First Reading of Ordinances

- 10.a** Ordinance 21-20, An Ordinance to Amend Ordinance 71.1 - [2021-166](#)
Speed Zones

The Assistant City Clerk read Ordinance 21-20 aloud by title only. There being no discussion, Councilwoman Morgan moved to approve Ordinance 21-20. Councilwoman Caraballo seconded the motion. The Assistant City Clerk restated the motion as follows: for approval of Ordinance 21-20. The motion passed unanimously by voice vote.

- 10.b** Ordinance 21-21, Abandoning a Portion of a Twenty (20) foot Utility and Drainage Easement affecting Lot 14, Block 548, Port St. Lucie Section Thirteen, recorded in Plat Book 13, Page(s) 4, 4A to 4M, of the Public Records of St. Lucie County, Florida. [2021-178](#)

The Assistant City Clerk read Ordinance 21-21 aloud by title only. There being no discussion, Councilwoman Caraballo moved to approve Ordinance 21-21. Councilwoman Morgan seconded the motion. The motion passed unanimously by voice vote.

- 10.c** Ordinance 21-22, Abandoning a Portion of a Twenty (20) foot Utility and Drainage Easement affecting Lot 20, Block 1689, Port St. Lucie Section Thirty-One, recorded in Plat Book 14, Page(s) 22, 22A to 2G, of the Public Records of St. Lucie County, Florida. [2021-189](#)

The Assistant City Clerk read Ordinance 21-22 aloud by title only. There being no discussion, Vice Mayor Martin moved to approve Ordinance 21-22. Councilwoman Morgan seconded the motion, which passed unanimously by voice vote.

- 10.d** Ordinance 21-23, Abandoning a Portion of a Twenty (20) foot Utility and Drainage Easement affecting Lot 12, Block 2374, Port St. Lucie Section Thirty Four, recorded in Plat Book 15, Page(s) 9, 9A to 9W, of the Public Records of St. Lucie County, Florida. [2021-190](#)

The Assistant City Clerk read Ordinance 21-23 aloud by title only. There being no discussion, Councilwoman Morgan moved to approve Ordinance 21-23. Councilwoman Caraballo seconded the motion, which passed unanimously by voice vote.

11. Resolutions

- 11.a** Resolution 21-R25, Quasi-Judicial, Public Hearing, A Resolution Granting a Special Exception Use Provided for in [2021-205](#)

Section 158.124(C)(6) of the City Code to Permit the Use of a Lounge for Property Located at 2100 NW Courtyard Circle, East of I-95, West of Peacock Boulevard and North of St. Lucie West Boulevard (P21-020).

(Clerk's Note: This item was heard after Item 8 d.)

The Assistant City Clerk read Resolution 21-R25 aloud by title only. Mayor Oravec opened the Public Hearing.

(Clerk's Note: A PowerPoint was shown at this time.) Isai Chavez, Planner I, stated that he had been sworn in and the official file was submitted to the City Clerk's Office 5 days before the meeting and requested that it be entered into the record. He informed the City Council that the Special Exception Use was requesting to allow for the use of a lounge on Courtyard Circle which was east of I-95 & west of Peacock Boulevard, known as the old Good Times lounge. He showed an aerial and explained the Zoning, the Land Use, and the surrounding areas. He stated that there would be no changes to the ingress/egress or the parking, and would have operation hours of 11:00 a.m., to 2:00 a.m. He said that the Planning & Zoning Board had recommended approval. Mayor Oravec inquired if the previous lounge had any complaints over compatibility or nuisances, to which Councilwoman Caraballo advised that the location had always been used as a lounge, but she had never received any complaints, to which the rest of the Council agreed.

Tod Mowery, Red Tail, informed the City Council that they had researched any past Police & Code violations but only found two, one in 2011 & 2013, and added that the surrounding businesses offered letters of support. Mayor Oravec inquired if the new owners had the same commitment for the care and service, to which Mr. Mowery replied that it would exceed the previous commitment especially since there was a Police Department relationship. He stated that they overparked the site and felt that it would suit the use. Councilwoman Caraballo and Councilwoman Morgan voiced their excitement over the site. Mayor Oravec stated that it was located in one of the entertainment districts throughout the City and hoped the area functioned at a high level.

Mayor Oravec asked if there was anyone who wished to speak on the item, to which there was no one, therefore the Public Hearing closed.

Councilwoman Morgan moved to approve Resolution 21-R25. Councilwoman Caraballo seconded the motion. The Assistant City Clerk restated the motion as follows: for approval of Resolution 21-R25. The motion passed unanimously by roll call vote.

- 11.b** Resolution 21-R26, A Resolution of the City Council of the City of Port St. Lucie, Florida, Authorizing the City Manager to enter into a Right-of-Way Consent Agreement between Florida Power & Light Company, a Florida Corporation, and the City of Port St. Lucie, necessary for maintaining extension of Becker Road; Providing for Conflict; Providing for Severability; and Providing an Effective Date.

[2021-191](#)

(Clerk's Note: This item was heard after Item 10 d).

The Assistant City Clerk read Resolution 21-R26 aloud by title only. The City Manager informed the City Council that the next section of Becker Road was being built to serve GHO Homes, and part of that would be lighting. FPL did require a Right of Entry to install the LED lighting and new lights in the Southern Grove area.

There being no further discussion, Vice Mayor Martin moved to approve Resolution 21-R26. Councilwoman Caraballo seconded the motion. The Assistant City Clerk restated the motion as follows: for approval of Resolution 21-R26. The motion passed unanimously by roll call vote.

- 11.c** Resolution 21-R27, Authorizing the Acquisition of Real Property Described as Lot 8, Block 20, River Park-Unit 2, according to the plat thereof, as Recorded in Plat Book 10, Page 72, of the Public Records of St. Lucie County, Florida to construct a new lift station.

[2021-195](#)

The Assistant City Clerk read Resolution 21-R27 aloud by title only. The City Manager informed the City Council that the lift station was a Utility Systems lift station, therefore Utility Systems would provide the funds.

There being no discussion, Councilwoman Caraballo moved to approve Resolution 21-R27. Councilwoman Morgan seconded the motion. Under discussion, Mayor Oravec stated that it was an irregular shape and hoped there could be a chance for beautification. The Assistant City Clerk restated the motion as follows: for approval of Resolution 21-R27. The motion passed unanimously by roll call vote.

- 11.d** Resolution 21-R28, A Resolution Adopting the Art in Public Places Master Plan.

[2021-201](#)

The Assistant City Clerk read Resolution 21-R28 aloud by title only. Patti Tobin stated Josh Lapp from Designing Local did a great job on the Master Plan and added that once the item was approved the Work Plan for FY-2022 would outline the upcoming projects. Mayor Oravec inquired about the changes, to which Mr. Lapp replied that they added maps and cleaned up typos but made no other significant changes. Councilwoman Caraballo and Mayor Oravec thanked Mr. Lapp and Ms. Tobin on their hard work. Mayor Oravec stated Ms. Tobin should share the Ted Talk on Flags & asked Ms. Tobin to hold off on printing until he submitted his Mayor's memo.

There being no further discussion, Councilwoman Caraballo moved to approve Resolution 21-R28. Vice Mayor Martin seconded the motion. The Assistant City Clerk restated the motion as follows: for approval of Resolution 21-R28. The motion passed unanimously by roll call vote.

12. Unfinished Business

There was nothing scheduled under this item.

13. New Business

- 13.a** Request for an Attorney-Client Session with the City Council to Discuss Pending Litigation in the Matters of Marquee Development V. City of Port St. Lucie, Case No.: 2018-CA-1892 and Marquee Development V. City of Port St. Lucie, Case No.: 2018-CA-1893.

[2021-193](#)

The City Attorney stated that mediations had been made which he needed to discuss with the City Council, therefore he requested approval.

There being no further discussion, Vice Mayor Martin moved to approve Item 13 a). Councilwoman Morgan seconded the motion, which passed unanimously by voice vote.

- 13.b** Authorizing the City Manager to enter into a LED Lighting Agreement between Florida Power & Light Company, a Florida Corporation, and the City of Port St. Lucie, necessary for installation of roadway lighting facilities on the extension of Becker Road; Providing for Conflict; Providing for Severability; and Providing an Effective Date.

[2021-198](#)

There being no discussion, Vice Mayor Martin moved to approve Item 13 b). Councilwoman Caraballo seconded the motion, which passed unanimously by voice vote.

13.c City Manager's Annual Review Continued

[2021-199](#)

Vice Mayor Martin stated that she took the average salaries and felt that the City Manager's wage should be brought up to the average which was around \$228,000. Councilwoman Caraballo stated that the maximum allowed was a 5% raise and felt that the \$228,000 was near there. She said that she would support a 5% raise and his requested 2-weeks of additional time. Councilwoman Caraballo moved to approve the City Manager's review with a 5% increase plus an additional two weeks holiday time. Vice Mayor Martin seconded the motion, which passed unanimously by voice vote.

13.d City Attorney's Annual Review Continued

[2021-200](#)

Councilwoman Caraballo stated that his salary was in the correct range and added that she would support a COLA. Councilwoman Morgan voiced that it would be fair to give a COLA to be retroactive to October 1, 2020 since the last increase was 18 months ago. Mayor Oravec voiced that a COLA should be in a budget year and a merit increase should happen on the evaluation date but added that he would support the City Council's decision, as well as a typical executive package. Vice Mayor Martin agreed with the car allowance but thought it should be retroactive to May since the agreement was signed in June.

Councilwoman Morgan moved to approve a COLA increase and a car allowance to match the City Manager's, retroactive to October 1, 2020. Councilwoman Caraballo seconded the motion. Under discussion, Councilwoman Caraballo inquired if the reviews would take place with the City Manager's, to which it was the consensus of the City Council to have the City Attorney's reviews in May. The motion passed unanimously by voice vote.

14. City Manager's Report

The City Manager stated that 400 people had registered and over 200 people had attended the Virtual Citizens' Summit, and 250 people attended the event at Winterlakes Park. He informed the Public that there would be two more events, a Solid Waste event, and a Safety event. He informed the City Council that almost 500 people had been vaccinated at either the MidFlorida Event Center, or Indian River State College but there was still a 8.5% positive rate. He stated that the eligibility age was being reduced to 60 and educators as well as Police Officer & Firefighters were eligible to receive the vaccine. He said that the Senate & House both approved an additional stimulus package which included \$120 billion for all

local governments, \$40 billion would be provided to cities and counties distributed through the CBDG entitlement formula and added that he would provide an overview of the bill once it became available.

Councilwoman Caraballo inquired if there was a special event planned for the 60th Anniversary of the City, to which the City Manager stated that they had began to promote the 60th Anniversary and felt that a proclamation was appropriate. Mayor Oravec requested a campaign. Councilwoman Caraballo requested that one set of 60th Anniversary Campaign items be saved for the Historical Society.

Mayor Oravec inquired about the age reduction for receiving the COVID vaccination, to which the City Manager replied that people would still need to meet all the criteria, live in the state, have ID, and/or meet the other eligibilities. He stated that each location, that was providing the vaccine, had their own registration along with the Health Department registration. Mayor Oravec requested that practical information on COVID-19 be listed on www.cityofpsl.com/covid19. He advised the public that at least one CVS in St. Lucie County was distributing the COVID vaccine if a person was immune compromised.

15. Councilmembers Report on Committee Assignments

Councilwoman Morgan- She attended the City Council Retreat for 3 days, on March 2nd she was a judge for the Young Floridian Scholarship, on the 4th she attended the Florida Sports Hall of Fame ribbon cutting at the MidFlorida Event Center, and on the 5th, she toured the Palm Beach Gardens Range.

Councilman Pickett- On March 2nd he threw out the first pitch at Centennial High School, on the 3rd he attended the Treasure Coast Council of Local Governments and the Citizen Summit. On March 6th he attended the round table with St. Lucie County.

Councilwoman Caraballo- On February 23rd she toured Graceway Village, February 24th- 26th she attended the Winter Retreat, on March 2nd she spoke at Okeechobee for the Florida League of Cities, on March 3rd she attended the Florida League of Cities Advocacy Team Meeting, and on March 4th she attended the ribbon cutting for the Florida Sports Hall of Fame. She inquired about the Floresta Basin Community Meeting.

Vice Mayor Martin- No report.

Mayor Oravec- He attended the Hurricane Cove follow up meeting and stated that the residents were advocates for water and the community. He stated that the residents' issue was the connection of the cove to the river since the boats were running aground. He felt that the answer to the concern would be better policing of

the construction project to ensure that sediment was not being put into the basin. He felt that it was a positive event and a follow up would occur in the summer after staff proposed a dredging policy. The City Manager informed the City Council that residents were concerned for silting as a result of the Floresta Project, and there was one example present. He stated that staff would be proposing to allocate \$250,000/year for dredging near outfalls. Councilwoman Caraballo stated that Tampa had signage that explained stormwater with community access points. Mayor Oravec congratulated staff on the Florida Sports Hall of Fame and the Citizen Summit since they were both successful events. He requested that staff explore imminent domain and acquire the Torino PUD multi-family to expand Torino Park.

16. Public to be Heard - (if necessary as determined by City Council at conclusion of public to be heard)

17. Adjourn

There being no further business, the meeting was adjourned at 9:16 p.m.

Karen Phillips, City Clerk

Shanna Donleavy, Deputy City Clerk