

**ST. PETE BEACH PLANNING BOARD
REGULAR MEETING
MINUTES**

Wednesday, May 20, 2009, 4:00 p.m.

Pledge of Allegiance

Roll Call:

THOSE PRESENT:

Mr. Breitweiser
Mrs. Chaney
Mr. Lott
Mr. Holehouse
Chairman Jacoby

ALSO PRESENT:

Senior Planner Catherine Hartley
Community Development Director Karl Holley
City Clerk Theresa McMaster

DISCUSSION ON PLANNING BOARD WORK PROGRAM

Mr. Holly noted that two Board members advised him that they will not be able to attend the June Meeting, which will leave only three members in attendance. The Board members agreed to bring this Meeting to its completion, and at that time decide how they would like to revisit the subject.

Mr. Holley suggested that staff be allowed to identify and prioritize the issues, put them into a schedule, and bring them back to the Planning Board for review and approval. The Planning Board needs to create a list and recognize that these are the planning issues in this community that need to be addressed, and create another list recognizing that these issues are of a priority as they see it.

Mr. Holehouse spoke to the issue regarding a fence in a residential district. This is within state law, but not in the local law. The City would need to refine its permitting process. This would be a discussion for the Planning Board Work Program regarding limitations on permitting.

Mr. Holehouse referred to a recent Historic Board Meeting he attended where there was discussion regarding the possibility of performance based standards for a variance vs. a hardship. He also spoke to the need for proper protocol to naming some of the parks, buildings or streets. Other issues of concern were parking and development of 8th Avenue in Pass-a-Grille. The Planning Board will add these concerns to its list of projects to do.

GENERAL DISCUSSION

The following projects were listed as being projects in need of attention.

Revisions to the Sign Code – Yes - Needs attention.

Members of the Board suggested the possibility of meeting with the commercial business owners and get their ideas or suggestions as to what they would like.

Enhanced Pedestrian Crosswalks – Yes - Needs update.

Ms. Chaney reported on information from FDOT and the County regarding Pennies for Pinellas whereby approximately \$5.2-million is allocated to the City of St. Pete Beach. Ms. Chaney alluded to the plan for Gulf Boulevard that FDOT will pay for. This amounts to approximately \$90,000-\$100,000.

Neighborhood Street Beautification. – Yes - Low priority due to current economics.

Sewers - Sanitary and Stormwater – Yes - Needs update.

Needs to be addressed throughout the City. Ask for a presentation of the planning process for sanitary sewer infrastructure.

Commercial Vessels in Residential Areas / Code Enforcements and Zoning Requirements.

Mr. Holley noted that the City Commission is currently in the process of considering an extensive overhaul to the City's nuisance ordinance and ordinances regulating the maintenance of private property. The Board members may wish to first review these ordinances as this topic. It may be addressed by what the City Commission is considering.

Plants exceeding four feet of height in waterfront property (the side yard adjacent to a seawall) – The fence ordinance and having vegetation is part of this. – Yes - Needs attention.

Plantings in Alleys or Public Rights of Way – Yes.

Mr. Holley noted that the City Commission has this item on its May 26, 2009 Agenda for discussion. He will advise this Board of the Commission's deliberation; they can then decide whether they want to discuss it further.

Small Scale Solar Power – Yes - Needs definition.

Increases the Supply of Parking – Yes.

Mr. Holley advised the Board members to first do an assessment of the parking spaces shortage.

Place house numbers on docks so police can identify the premises from the water. - Yes.

Streamline Code enforcement of overgrown lots; explore escalating fines for code violations; and code enforcement to ban vehicles, trailers, rvs, etc. from residential lots. - Yes - Review ordinance first.

The City Commission is considering an ordinance that addresses the maintenance of vacant and occupied property. Since that ordinance may address this concern, Mr. Holley recommended that this Board review the ordinance before considering further debate.

The Gulf Boulevard appearance (pedestrian, maintenance and safety). - Yes - Needs update.

Services or Standards provided by or encouraged by the City to support small businesses. - Yes - For discussion.

Mr. Holley suggested that this Board put this on their agenda as a discussion item and get some feedback from staff and the businesses. Keep this in mind when the character districts are considered.

General Infrastructure review including services provided by the County, including water, stormwater, sewer, roads, and public safety. - Yes - Staff will provide information for the Board to review.

Assessment of impact fee opportunities - Yes - Wait to see what the City does with respect to the impact fees proposed by the consulting firms bid.

Mr. Holley alluded to a consulting firm that did some preliminary work and also gave a bid to do some further detailed analysis work to establish impact fees for some various City services.

Update presentation of the Concurrency Management System. - Yes.

Mr. Holley stated that there are no projects that have developed recently that have required Concurrency Management. He suggested that this Board meet and review a brief summary regarding what is involved and how it works.

Assessment of public services which could probably be provided by this City to other jurisdictions. - Yes.- Ms. Chaney reviewed services provided by other cities e.g. South Pasadena.

Update the status of the Green City application. – *The City is waiting for the check.*

The student intern has completed the application for green issues and the City is waiting for the check.

Homeowner permit limitations, specifically reviewing differences between state and local regulations for property owners to obtain permits without having to go through a licensed contractor. – *Yes.*

Performance based zoning variance standards. – *Yes.*

Process for the naming of public streets and buildings. – *Yes.*

Analysis of City-wide parking restrictions for consistency. – *Yes.*

This should all be part and parcel of a comprehensive assessment of parking availability and management in the City.

Mr. Holley will create a list of separate classifications. The Board members will list items under the proper classification, and prioritize those items as to short term, long term, update, and wait and see categories.

NEXT MEETING

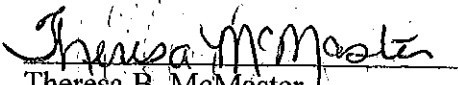
Commissioner Chaney moved that the Planning Board cancel its June 17 Meeting, and reschedule it to July 15. A second Meeting on July 29 will be determined at the July 15 Meeting. Mr. Breitweiser seconded the motion.

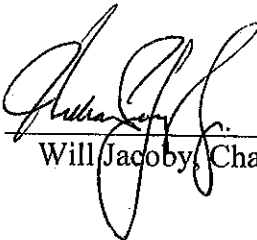
The motion was unanimously approved by voice roll call vote.

ADJOURNMENT

Time being 5:54 p.m. and no further business, this Meeting was adjourned.

ATTEST:


Theresa B. McMaster
City Clerk


Will Jacoby, Chairman