PLANNING BOARD MINUTES

OCTOBER 20, 2015

4:00 P.M.

CALL TO ORDER

PLEDGE OF ALLEGIANCE

ROLL CALL

PRESENT:

Tiffany Secka, Chairwoman
Ward Friszolowski, Vice Chairman
Ron Holehouse, Member
Jack Ohlhaber, Member

ABSENT:

Jack Brock, Member (excused)

ALSO PRESENT:

Jennifer Bryla, Community Development Director
Chelsey S. Welden, Planner II
Mary Jo Murphy, Deputy City Clerk

1. **Changes to the Agenda**

Community Development Director Jennifer Bryla requested the following change to the agenda:

- Move Item 5A, "Other Action Items" before Item 4, "Public Hearings," to confirm the dates before other discussions.

2. **Audience Comments**

Bill Pyle, 6600 Sunset Way, St. Pete Beach, FL, began to comment on Discussion Item 6A. Chairwoman Secka informed Mr. Pyle that the Audience Comments were for items not on the agenda. Mr. Pyle wanted to confirm that he would be allowed to speak during Discussion Items. The Board agreed to allow Mr. Pyle to speak during Discussion Items, 6A.

3. **Minutes for Acceptance – 7/21/15**

Member Ohlhaber posed a question as to the July 21, 2015 minutes. Number 5A was removed from the agenda, "Adoption of the Administrative Code for the 5th Edition (2014) of the Florida Building Code." Member Ohlhaber inquired if this item was being brought back at a later time. Community Development Director Bryla replied she would research the answer.

Member Ohlhaber made a motion to accept the minutes. The motion was seconded by Vice Chairman Friszolowski and unanimously approved by a roll call vote (4 yeses – 0 nos).

5. **Other Action Items**

A. Adjustment of dates for regular November and December Planning Board meetings

The Planning Board concurred to adjust the meeting dates to the following:

November 10, 2015	4:00 p.m.
December 8, 2015	4:00 p.m.

4. **Public Hearings (Legislative)**

A. Review and recommendation to the City of St. Pete Beach Community Redevelopment Agency on the proposed Community Redevelopment Area Plan's consistency with the City's adopted Comprehensive Plan pursuant to F.S. 163.360(4)

Ms. Bryla reiterated to the Board that according to Statute 163 the City Commission needs to formally ask the Planning Board, serving as the Local Planning Agency, to review the Community Redevelopment Area Plan. Ms. Bryla stated that she would like to allow more time for the board to review the plan and that she was available for questions.

Chairwoman Secka inquired if the Finance & Budget Committee had been able to review the Community Redevelopment Area Plan and offer their input. Ms. Bryla stated the statute only requires consistency with the Comprehensive Plan. Ms. Bryla offered to speak to the Administrative Services Director, Elaine Edmunds, in regard to the Finance & Budget Committee and see if they could have an opportunity to participate in these discussions.

Ms. Bryla asked the board to be prepared on November 10, 2015 to review the Community Redevelopment Area Plan. Ms. Bryla also commented she would have a presentation prepared.

B Review and recommendation to the City Commission regarding Ordinance 2015-22 for consistency with the City's adopted Comprehensive Plan.

Vice Chairman Friszolowski made a motion to recommend to the City

Commission Ordinance No. 2015-22. The motion was seconded by Member Holehouse and unanimously approved by a roll call vote (4 yeses – 0 nos).

6. Discussion Items

Ms. Bryla discussed Item B with the board before Item A.

B. Attorney Update

Ms. Bryla informed the board that City Attorney Dickman was attending trial for the Chmielewski case and, therefore, could not attend the Planning Board meeting. Ms. Bryla commented Attorney Dickman would update the board on the Anderson case and the BMO - Bryant, Miller, Olive - proposals.

A. Allure Hotel Redevelopment Preliminary Site Plan
4506 Boulevard (information only)

Ms. Bryla informed the board that a community meeting was held on September 28, 2015 on Plaza Beach redevelopment, the Allure Hotel. The developers were required by the Comprehensive Plan to hold a community meeting no less than 30 days prior to submittal. Ms. Bryla added nothing had been submitted to the City other than the site plan in the mailers.

As previously agreed upon by the board, Chairwoman Secka invited Mr. Pyle to speak during Discussion Item 6A. Mr. Pyle declined the opportunity to speak.

Member Holehouse asked Ms. Bryla to give an overview of the Community Development Department to the board and Ms. Bryla complied.

Ms. Bryla reviewed the timetable for the CRA, implementation of the CRA, and the approval of the CRA by the County with the board.

Member Ohlhaber asked to have future discussion on the property located at the east end of Corey to make the property more attractive or sellable. Ms. Bryla commented she would like to do a Comprehensive Plan amendment but has not been given authorization to do an amendment at this time. When a proposal is ready to be submitted and has been engineered, Ms. Bryla stated she would ask the Planning Board for changes to the Comprehensive Plan.

7. Adjournment

There being no further business to come before the Board, the meeting was adjourned at 4:50 p.m.

Attest:

Rebecca C. Haynes, City Clerk

Tiffany Secka, Chairwoman

Minutes approved on: 11/10/15