



City of
Panama City Beach

City Hall
17007 PCB Parkway
PCB, FL 32413
www.pcbfl.gov

MINUTES of the **December 21, 2021** Special Meeting of the City Council of the City of Panama City Beach, Florida, and when permitted or required by the subject matter, the Panama City Beach Community Redevelopment Agency.

Mayor Mark Sheldon called the December 21st special meeting to order at 1:00 p.m.

ROLL CALL

MAYOR MARK SHELDON

VICE MAYOR GEOFF MCCONNELL

COUNCILMAN PAUL CASTO - Excused

COUNCILMAN PHIL CHESTER

COUNCILMAN MICHAEL JARMAN

A quorum was present with four members of city council. Others present were City Manager Drew Whitman, Assistant City Manager Holly White, City Attorneys Amy Myers and Cole Davis, City Clerk Lynne Fasone, Directors, staff, and members of the public and press.

Councilman Michael Jarman led the invocation and Pledge of Allegiance.

Mayor Sheldon called for approval of the November 10, 2021 special meeting minutes. Councilman Chester moved to approve the meeting minutes. Councilman Jarman seconded the motion. All were in favor of approval by a roll call vote (4-0).

Councilman Jarman	Aye
Councilman Chester	Aye
Vice Mayor McConnell	Aye
Mayor Sheldon	Aye

Mayor Sheldon called for approval, additions and/or deletions to the agenda. Hearing and seeing none, Vice Mayor McConnell moved to approve the agenda. Councilman Jarman seconded the motion. All were in favor by a roll call vote (4-0).

Councilman Jarman	Aye
Councilman Chester	Aye
Vice Mayor McConnell	Aye
Mayor Sheldon	Aye

ACTION ITEMS

ITEM 1. RESOLUTION NO. 22-55, APPROVING A GRANT FOR CRA LIGHTING.

Mayor Sheldon introduced Mrs. Myers, City Attorney. Mrs. Myers read Resolution 22-55 by title only. Mayor Sheldon called for public comments on Resolution 22-55.

Burnie Thompson - Mr. Thompson inquired if the lighting project had anything to do with the restaurant going in at the Pier. Mr. Thompson inquired if the lighting project would adversely affect the turtles. Mr.

Thompson offered his feelings on Mayor Sheldon's popularity. Mr. Thompson noted his line of questioning wasn't going anywhere.

Mayor Sheldon called for additional public comments on Resolution 22-55. Hearing and seeing none, Mayor Sheldon closed public comments. Mayor Sheldon called for comments from Ms. Younce. Ms. Younce noted she was available to answer any questions. Mayor Sheldon noted this item was available to Council. **Vice Mayor McConnell moved to approve Resolution 22-55. Councilman Jarman seconded the motion. Hearing and seeing no further comments, the motion passed by a (4-0) roll call vote.**

Councilman Jarman	Aye
Councilman Chester	Aye
Vice Mayor McConnell	Aye
Mayor Sheldon	Aye

PRESENTATIONS

Mayor Sheldon called for **CRA Manager Presentations**. City Manager Whitman reported this was a proposal the city put out over 30-days ago, given that the CRA was such an important project to the city. Manager Whitman reported that two firms, DRMP and Panhandle Engineering, both submitted proposals, and both were here tonight to make presentations to Council. Manager Whitman added that members of the ranking committee were in the back of the room hearing the presentations and would bring back ranking to Council at its January 13th meeting.

Mayor Sheldon thanked Manager Whitman and noted that it would be prudent for the company not presenting to step out of the room. Manager Whitman recommended the same, and added that since this was a public meeting, we could not force the firms out of the room, but they could wait in the lobby. Mayor Sheldon inquired as to which company was going first. Manager Whitman reported in alphabetical order, so DRMP, and added that each company would have 20-minutes to present and an additional 10-minutes for questions and answers.

DRMP - Ben Faust, PE and Vice President and John Alaghemand, PE presented the attached presentation. Mayor Sheldon called for comments from Council.

Vice Mayor McConnell asked DRMP to discuss the challenges they faced the last time they managed the CRA project. Mr. Faust discussed lessons learned since the last time they managed the project. Mr. Faust discussed some of the bigger issues facing the project. Mr. Faust discussed this being a tough environment because of cost of materials, developing well-defined construction documents, utility agreement/contracts, utility coordination, etc. Vice Mayor McConnell asked Mr. Faust to talk community outreach tools they would use. Mr. Faust discussed countering the misinformation they had become very familiar with in the city, using virtual meetings, taking messages to the streets and giving presentations. Mr. Faust reported that his firm gave 25 presentations when they last managed the CRA project. Vice Mayor McConnell thanked Mr. Faust.

Councilman Chester discussed previous designs and studies and noted that the city was at a very different point now than when the firm last managed the project. Councilman Chester reported that he and Council wanted this project rolling. Councilman Chester asked Mr. Faust to talk about how they would get and keep this project rolling. Mr. Faust talked about PCB being his home and how he wanted to work on this project. Mr. Faust discussed coming on board in 2004 and there not being a cure for transit and 17 years later transit still needing to be discussed and planned. Mr. Faust discussed using staff resources. Councilman Chester discussed the importance of working with the city's state and federal grant consultants. Councilman Chester noted that this project was going on 17 years old, and the city was way way behind. Councilman Chester thanked Mr. Faust.

Councilman Jarman noted that he did not want the city to get bogged down with redesigns. Councilman Jarman asked Mr. Faust if he would be the project manager on any other jobs. Councilman Jarman added that the city needed dedicated service on this project. Mr. Faust discussed the time he and Mr. Alaghemand could dedicate to the CRA project. Councilman Jarman thanked Mr. Faust.

Mayor Sheldon concurred with Councilman Jarman with respect to study and re-studying the CRA. Mayor Sheldon concurred with Councilman Chester in that the project had been dragging on. Mayor Sheldon inquired as to what the challenges were with Segment 3. Mr. Faust discussed the economy crumbling, the city running out of money and it being difficult to let projects without any construction dollars. Mr. Faust recommended taking a breath only on the mobility piece of the project and further discussed narrow lanes and possibly taking an opportunity to stripe and/or use the lanes differently. Mayor Sheldon discussed city staff being extremely busy and the CRA Manager taking the ball and running with the project, not giving city staff more work. Mr. Faust discussed how his firm would work with city staff. Mayor Sheldon thanked Mr. Faust and concluded the DRMP presentation at 1:53 p.m.

Mayor Sheldon invited the Panhandle Engineering team to podium.

Panhandle Engineering -- Jim Slonina PE and President, Chris Forehand PE and VP, Doug Crook Sr. Project Manager and Steven Price Project Manager presented the attached presentation. Mayor Sheldon called for comments from Council.

Vice Mayor McConnell asked Panhandle to discuss the challenges they faced the last time they worked on the CRA project. Mr. Forehand discussed buried utilities and moving utilities. Vice Mayor McConnell noted that the city does not have a downtown, so Front Beach Road would be the city's Boulevard, the city's downtown. Vice Mayor McConnell asked the firm to describe problems and challenges. Mr. Forehand recommended Council hold all accountable and discussed constructability review. Vice Mayor McConnell asked the firm to talk about transparency and what community outreach tools they would use. Mr. Forehand recommended having the city's CRA website/page updated/managed by the CRA Manager.

Councilman Chester asked the firm if they had a large enough team to handle the CRA project. Mr. Forehand stated yes, and that the city had already hired the engineers. Councilman Chester asked the firm to talk about the transportation lanes, what would change, what could not be changed, etc. Mr. Forehand stated transportation would be one of the first things their firm would look at. Councilman Chester discussed the firm needing to work with the city's state and federal lobbyist, the CRA project being extremely important to Council, and the firm chosen being held accountable.

Councilman Jarman commented that the city had the design in place, so he was looking for a dedicated project management team. Councilman Jarman asked the firm if that was something they could provide the city. Mr. Forehand responded absolutely. Mr. Slonina added that he had brought the entire team with him tonight so Council could see who would be responsible for the project.

Mayor Sheldon concurred with Councilman Jarman in that Council needed someone to manage this program. Mayor Sheldon added that the project needed to move forward. Mayor Sheldon reported that he was a big fan of weekly updates. Mayor Sheldon asked the firm if they could handle the CRA project. Mr. Forehand responded yes and added that city staff had other things to work on so they would handle this project. Mayor Sheldon inquired if Mr. Slonina had given any thought to creating a super group with both of the firms. Mr. Slonina responded that they were the super group. Mr. Slonina inquired as to when Council would make a decision. Mayor Sheldon reported that staff would score the proposals and bring something back to Council on January 13th. Mayor Sheldon thanked Panhandle Engineering.

Mayor Sheldon called for reports.

CITY MANAGER REPORT

City Manager Whitman wished everyone a Merry Christmas.

CITY ATTORNEY REPORT

No report.

COUNCIL COMMENTS

Councilmen Jarman and Chester and Vice Mayor McConnell wished everyone a Merry Christmas and Happy New Year. Mayor Sheldon thanked Directors and staff for a tremendous year and wished everyone a Merry Christmas and Happy New Year.

With nothing further, Mayor Sheldon adjourned the meeting by unanimous consent at 2:23 p.m.

READ AND APPROVED this 27th day of January, 2022.



Mark Sheldon, Mayor
City of Panama City Beach, Florida

ATTEST:



Lynne Fasone, MMC
City Clerk

* ACTION ITEMS NOTED WITH AN ASTERISK ARE TAKEN BOTH BY THE CITY COUNCIL AND THE PANAMA CITY BEACH REDEVELOPMENT AGENCY JOINTLY AND CONCURRENTLY. IN THE EVENT OF A CONFLICT BETWEEN THE FOREGOING MINUTES AND A VERBATIM TRANSCRIPT OF THESE MINUTES, THE FOREGOING MINUTES SHALL CONTROL.