



City of
Panama City Beach

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

MINUTES of the **June 23, 2022** Regular 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 June 23, 2022 regular meeting to order at 9:00 a.m.

ROLL CALL

**MAYOR MARK SHELDON
VICE MAYOR PAUL CASTO
COUNCILMAN PHIL CHESTER
COUNCILMEMBER MARY COBURN
COUNCILMAN MICHAEL JARMAN**

A quorum was present with all five 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.

Pastor Carmen Harper from Woodlawn Church led the invocation. Vice Mayor Paul Casto led the Pledge of Allegiance.

Mayor Sheldon provided community announcements. Mayor Sheldon called for approval of the June 9, 2022 regular meeting minutes. **Councilman Chester so moved. Vice Mayor Casto seconded the motion. The minutes were unanimously approved by a roll call vote (5-0).**

Vice Mayor Casto	Aye
Councilman Jarman	Aye
Councilmember Coburn	Aye
Councilman Chester	Aye
Mayor Sheldon	Aye

APPROVAL OF AGENDA

Mayor Sheldon called for approval, additions and/or deletions to the agenda. City Manager Whitman requested **Resolution 22-177, a change order for Front Beach Road, Segment 3** be added the agenda. Mayor Sheldon recommended adding the resolution as new **Item #10 to the Regular Agenda.** Mayor Sheldon called for additional changes to the agenda. Hearing and seeing none, **Councilman Jarman moved to approve the agenda, as amended. Councilman Chester seconded the motion. All were in favor of approval of the amended agenda by a roll call vote (5-0).**

Vice Mayor Casto	Aye
Councilman Jarman	Aye
Councilmember Coburn	Aye
Councilman Chester	Aye
Mayor Sheldon	Aye

PRESENTATIONS

Mayor Sheldon invited Bay District Schools Superintendent Bill Husfelt to the podium for an update. Mayor Sheldon thanked Mr. Husfelt. On behalf of City Council, Vice Mayor Casto presented Wil Spivey and Lt. Clayton Jordan with years of service awards. Mayor Sheldon invited Interim CRA Manager Courtney Drummond to the podium for a CRA update. Mr. Drummond detailed the attached PowerPoint presentation.

PUBLIC COMMENTS - NON-AGENDA BUSINESS (LIMITED TO THREE MINUTES)

Mayor Sheldon opened the floor for consent agenda and/or non-agenda business public comments, limited to three minutes each.

Burnie Thompson – Mr. Thompson commented on Mr. Andrew Gillum was arrested by the FBI. Mr. Thompson commented on the reasons why he thought Mr. Gillium was arrested. Mr. Thompson further commented on public records and his disappointment with City Clerk Fasone. Mr. Thompson expressed concern with the City’s records policy and stated he received blank records from Ms. Fasone. Mr. Thompson stated he would forward those blank records to the City. Mr. Thompson asked if the City was designating documents in certain categories and if the City had a policy on marking data and requested a copy of policies from every department.

Mayor Sheldon called for further public comments. Hearing and seeing none, Mayor Sheldon closed public comments.

CONSENT AGENDA

RESOLUTION NO. 22-170, A RESOLUTION OF THE CITY OF PANAMA CITY BEACH, FLORIDA; APPROVING AMENDMENTS AND UPDATES TO PORTIONS OF THE CITY’S PERSONNEL POLICIES; ESTABLISHING A TERMINAL LEAVE POLICY; REPEALING ALL POLICIES OR RESOLUTIONS IN CONFLICT HEREWITH; AND PROVIDING AN IMMEDIATELY EFFECTIVE DATE.

RESOLUTION NO. 22-171, A RESOLUTION OF THE CITY OF PANAMA CITY BEACH, FLORIDA, APPROVING A THREE-YEAR LEASE AGREEMENT WITH QUADIENT LEASING USA, INC. FOR A UTILITIES BILL INSERTER MACHINE, IN THE TOTAL AMOUNT OF \$70,211.88.

Mayor Sheldon asked Ms. Fasone to read the consent agenda. Mayor Sheldon announced that the consent agenda was available to Council. **Councilman Chester moved to approve the consent agenda. Councilmember Coburn seconded the motion. All were unanimously in favor of approval by a roll call vote (5-0).**

Vice Mayor Casto	Aye
Councilman Jarman	Aye
Councilmember Coburn	Aye
Councilman Chester	Aye
Mayor Sheldon	Aye

REGULAR AGENDA- DISCUSSION/ACTION

ITEM 1. ORDINANCE NO. 1587, CLOSING A PORTION OF THE SANDY GULF BEACH, FIRST READING.

Mayor Sheldon introduced City Attorney Cole Davis. Attorney Davis read Ordinance 1587 by title only. Mayor Sheldon called for public comment on Item #1. Hearing and seeing none, Mayor Sheldon invited comment from Manager Whitman. Manager Whitman asked Chief Talamantez to provide a quick briefing.

Chief Talamantez reported that the emergency ordinance was working great. The Chief added that Officers were able to spread out a little more, away from the beach closure area, and that calls for service in that specific area were down. Mayor Sheldon thanked the Chief.

Mayor Sheldon noted this item was available to Council. **Councilman Chester moved to approve Ordinance 1587. Councilman Jarman seconded the motion.** Mayor Sheldon called for further discussion. **Hearing and seeing none, all were unanimously in favor of the motion by a roll call vote (5-0).**

Vice Mayor Casto	Aye
Councilman Jarman	Aye
Councilmember Coburn	Aye
Councilman Chester	Aye
Mayor Sheldon	Aye

***ITEM 2. RESOLUTION NO. 22-172, APPROVING A LIGHTING AGREEMENT WITH FLORIDA POWER & LIGHT COMPANY FOR FRONT BEACH ROAD CRA SEGMENT 1.**

Mayor Sheldon introduced City Attorney Amy Myers. Mrs. Myers read Resolution 22-172 by title only. Mayor Sheldon called for public comment on Item #2. Hearing and seeing none.

Mayor Sheldon noted this item was available to Council. **Vice Mayor Casto moved to approve Resolution 22-172. Councilman Chester seconded the motion.** Mayor Sheldon called for additional discussion. **Hearing and seeing none, all were unanimously in favor of the motion by a roll call vote (5-0).**

Vice Mayor Casto	Aye
Councilman Jarman	Aye
Councilmember Coburn	Aye
Councilman Chester	Aye
Mayor Sheldon	Aye

***ITEM 3. RESOLUTION NO. 22-173, ANNUAL CRA ROW ASSESSMENT, PUBLIC HEARING.**

Mayor Sheldon introduced City Attorney Amy Myers. Mrs. Myers read Resolution 22-173 by title only. Mayor Sheldon opened the public hearing and called for comment on Item #3. Hearing and seeing none, Mayor Sheldon closed the public hearing.

Attorney Mark Lawson, special counsel with respect to assessments, noted that he was available to answer questions. Attorney Lawson asked that the record reflect that Dr. Beitsch had submitted his annual report to Council. Attorney Lawson further reported the assessment before Council was but a fraction of the cost to fund the CRA. Mr. Lawson noted that the motion and recommendation by Staff was to approve the assessment. Mr. Lawson reported that the assessment was properly published/noticed. Mr. Lawson added that the assessment was validated by a local court, reflects a modest increase, and Council cannot go higher than 4.26%. Mayor Sheldon thanked Mr. Lawson.

Mayor Sheldon noted this item was available to Council. **Councilman Chester moved to approve Resolution 22-173. Councilman Jarman seconded the motion.** Mayor Sheldon called for further comments from Council, hearing and seeing none, **the motion was adopted by a (4-1) roll call vote.**

Vice Mayor Casto	Aye
Councilman Jarman	Aye
Councilmember Coburn	No

Councilman Chester	Aye
Mayor Sheldon	Aye

ITEM 4. RESOLUTION NO. 22-174, ANNUAL STORMWATER SERVICE ASSESSMENT, PUBLIC HEARING.

Mayor Sheldon introduced City Attorney Amy Myers. Mrs. Myers read Resolution 22-174 by title only. Mayor Sheldon opened the public hearing and called for comment on Item #4. Hearing and seeing none, Mayor Sheldon closed the public hearing.

Attorney Mark Lawson, special counsel with respect to assessments, noted that he was available to answer questions. Attorney Lawson asked that the record reflect that Dr. Beitsch had submitted his annual report to Council. Attorney Lawson briefly discussed Bay County Property Appraiser getting the TRIM notices out. Attorney Lawson explained that the stormwater program was put in place several years ago, updated by Council last year, and would support only 30% of this year's stormwater budget. Attorney Lawson reported that the courts approved the assessment. Attorney Lawson reported that Council provided for certain types of exemptions and all of those exemptions had been inserted this year, as directed last year. Attorney Lawson reported further that the roll was available online. Attorney Lawson reported that the City's advertisement contained an email address for folks to submit comments, however, none were received. Mayor Sheldon thanked Mr. Lawson.

Mayor Sheldon noted this item was available to Council. Councilmember Coburn reported that she was voting against these assessments this year because she felt that residents did not need another increase, with all the increases in gas, electric, groceries, etc. this year. Councilman Jarman reported that the increase was actually reduced from what was originally in the Plan. Councilman Jarman discussed the increase of goods and services being paid by the City. Councilman Jarman noted that he did not want the stormwater program to go backwards. Councilman Jarman discussed the neighborhoods that have stormwater issues and the calls he receives about the same. Councilman Jarman briefly discussed stormwater projects that were accomplished within the past year, such as in The Glades and Colony Club areas.

Mayor Sheldon invited Director Jenkins to the podium. Mayor Sheldon reported that the city has the same expenses, fuel, etc. and is feeling the same impacts.

Director Jenkins reported that Stormwater Department was barely making ends meet and she was currently going through the budget process. Director Jenkins discussed taking on projects in-house, and supplementing projects with grants, where possible. Director Jenkins reported that residents do want the stormwater projects to take place, especially when water is flooding their homes/yards.

Councilmember Coburn reported that she was not opposed to the assessment, just the increase for this year only. Mayor Sheldon added that the City feels the same increases.

Councilman Chester reported that Corky and his crew do a phenomenal job saving the City money by taking on in-house projects where they can. **Councilman Chester moved to approve Resolution 22-174. Councilman Jarman seconded the motion.** Mayor Sheldon called for further comments, hearing and seeing none, **the motion was adopted by a (4-1) roll call vote.**

Vice Mayor Casto	Aye
Councilman Jarman	Aye
Councilmember Coburn	No
Councilman Chester	Aye
Mayor Sheldon	Aye

ITEM 5. RESOLUTION NO. 22-175, ANNUAL FIRE SERVICE ASSESSMENT, PUBLIC HEARING.

Mayor Sheldon introduced City Attorney Amy Myers. Mrs. Myers read Resolution 22-175 by title only. Mayor Sheldon opened the public hearing and called for comment on Item #5. Hearing and seeing none, Mayor Sheldon closed the public hearing.

Attorney Mark Lawson, special counsel with respect to assessments, noted that he was available to answer questions. Attorney Lawson asked that the record reflect that Dr. Beitsch had submitted his annual report to Council. Attorney Lawson explained that the fire assessment covers about half of the fire budget. Attorney Lawson explained further where the City's revenue comes from. Mr. Lawson reported that, with the large capital projects this city is undertaking, the assessment was the standard and a model program. Mr. Lawson discussed the benefits of small, incremental increases to help the City keep up with projects, as opposed to no increase and not being able to keep up with projects. Attorney Lawson recommended that Council move forward with this program. Mr. Lawson invited folks with questions/issues to email the City as the email was still up on the City's website. Mayor Sheldon thanked Mr. Lawson.

Mayor Sheldon noted this item was available to Council. Vice Mayor Casto reminded everyone that Panama City Beach does not have an ad valorem tax, however, Council still had an obligation to provide services to the community. Vice Mayor Casto added that Panama City Beach was one of the few cities without an ad valorem tax. Vice Mayor Casto discussed being able to hire new firefighters with this assessment as opposed to laying off first responders and closing fire stations down. Vice Mayor Casto noted that there is a need so the City is obligated to provide it. Mayor Sheldon added that public safety was the City's job.

Mayor Sheldon called for additional comments from Council. Hearing and seeing none, **Vice Mayor Casto moved to approve Resolution 22-175. Councilman Chester seconded the motion. The motion was adopted by a (4-1) roll call vote.**

Vice Mayor Casto	Aye
Councilman Jarman	Aye
Councilmember Coburn	No
Councilman Chester	Aye
Mayor Sheldon	Aye

ITEM 6. RESOLUTION NO. 22-176, INITIAL NUISANCE ABATEMENT ASSESSMENT, PUBLIC HEARING.

Mayor Sheldon introduced City Attorney Amy Myers. Mrs. Myers read Resolution 22-176 by title only. Mayor Sheldon opened the public hearing and called for comment on Item #6. Hearing and seeing none, Mayor Sheldon closed the public hearing. Mrs. Myers explained that this assessment was a little different than the three prior, in that the roll changes every year and there were six (6) properties on the roll this year at \$18,449.73. Mrs. Myers added that she would send this to the property appraiser, and it would be advertised for a public hearing in August, at which the final roll would be presented to Council for adoption. Mayor Sheldon thanked Mrs. Myers.

Mayor Sheldon noted this item was available to Council. **Councilman Chester moved to approve Resolution 22-176. Councilman Jarman seconded the motion.** Mayor Sheldon called for further comments, hearing and seeing none, **the motion was adopted by a (5-0) roll call vote.**

Vice Mayor Casto	Aye
Councilman Jarman	Aye

Councilmember Coburn	Aye
Councilman Chester	Aye
Mayor Sheldon	Aye

ITEM 7. DISCUSSION / ACTION ITEM, NORTHWEST FLORIDA WATER MANAGEMENT DISTRICT MOU.

Mayor Sheldon called for public comment on Item #7. Hearing and seeing none, Mayor Sheldon invited comment from City Manager Whitman. Manager Whitman explained that Councilmember Coburn requested this agenda item. Manager Whitman reported that he reached out to the Water Management District. Manager Whitman discussed the 700 acres and that he was in the process of talking with the Water Management District, however the process could take a year to complete.

Mayor Sheldon inquired if the District had a new Director. Manager Whitman reported yes and that he had not talked with him/her yet, as he was unsure as to who was taking that seat. Mayor Sheldon noted that he did think it was prudent to keep the conversation going with the new director. Manager Whitman concurred.

Mayor Sheldon noted this item was available to Council. Councilmember Coburn reported that she would like to see this item move forward, that it would be really good for the City. Manager Whitman reported that he would keep working forward, with Council's direction. Vice Mayor Casto concurred and added that he would like to keep working forward as well.

Mrs. Myers reported that the Water Management folks did indicate that to convey the property it may take at least a year since the property was so heavily regulated. Mrs. Myers added that the District wants to have the site re-evaluated, with the help of the Corp, and invited the City to sit at the table as they go through the process.

Councilmember Coburn added that she was happy to see the project moving forward. Mayor Sheldon recommended that the City keep an eye on it with respect to expenses/fees, etc. Councilman Jarman concurred. Manager Whitman reported that he would keep Council updated.

ITEM 8. DISCUSSION / ACTION ITEM, APPOINTMENTS TO THE AUDIT COMMITTEE.

Mayor Sheldon called for public comment on Item #8. Hearing and seeing none, Mayor Sheldon invited comment from City Manager Whitman. Manager Whitman explained that one seat was still vacant and that Councilmember Coburn may have a recommendation.

Councilmember Coburn recommended appointing Ms. Lorraine Lechner to the Audit Committee. Councilmember Coburn provided Ms. Lechner's background.

Mayor Sheldon noted this item was available to Council. Mayor Sheldon offered his support of Ms. Lechner. **Councilman Jarman moved to approve the slate. Vice Mayor Casto seconded the motion.** Mayor Sheldon called for further comments. Hearing and seeing none, **all were unanimously in favor of the motion by a (5-0) roll call vote.**

Vice Mayor Casto	Aye
Councilman Jarman	Aye
Councilmember Coburn	Aye
Councilman Chester	Aye
Mayor Sheldon	Aye

ITEM 9. DISCUSSION / ACTION ITEM, COUNCILMEMBER APPOINTMENT, AND SELECTION OF AN ALTERNATE, TO THE BAY COUNTY TRANSPORTATION PLANNING ORGANIZATION (“TPO”).

Mayor Sheldon called for public comment on Item #9. Hearing and seeing none, Mayor Sheldon called for comments from Council.

Councilmember Coburn noted she would be happy to serve on the TPO Board. Manager Whitman explained that the Board was also requesting an Alternate. Councilman Chester nominated Vice Mayor Casto as Council’s Alternate to the TPO Board. Mayor Sheldon reported the slate was Councilmember Coburn as full-time member and Councilmember Casto as the Alternate member. Councilman Jarman moved to approve the slate. Councilman Chester seconded the motion. Mayor Sheldon called for further comments. Hearing and seeing none, all were unanimously in favor of the motion by a (5-0) roll call vote.

Vice Mayor Casto	Aye
Councilman Jarman	Aye
Councilmember Coburn	Aye
Councilman Chester	Aye
Mayor Sheldon	Aye

***ADDED TO THE AGENDA. ITEM 10. RESOLUTION 22-177, A RESOLUTION OF THE CITY OF PANAMA CITY BEACH, FLORIDA, APPROVING CHANGE ORDER #4 TO THE CITY’S AGREEMENT WITH CWR CONTRACTING, INC. FOR THE CONSTRUCTION OF FRONT BEACH ROAD SEGMENT 3 IN THE AMOUNT OF \$56,497.00.**

Mayor Sheldon introduced City Attorney Amy Myers. Mrs. Myers read Resolution 22-177 by title only. Mrs. Myers reported that Council was sitting ex-officio for the City of PCB Community Redevelopment Agency, and on this item Council was acting in that capacity. Mayor Sheldon called for public comment on Item #10. Hearing and seeing none, Mayor Sheldon invited comment from City Manager Whitman. Manager Whitman explained why he walked this item onto the agenda, including schedule, moving the water meters at the townhomes, increasing the size of the waterline, and it being over his spending limit.

Mayor Sheldon noted this item was available to Council. **Councilman Chester moved to approve Resolution 22-177. Councilman Jarman seconded the motion. Mayor Sheldon called for additional comments from Council. Hearing and seeing none, all were unanimously in favor of the motion by a (5-0) roll call vote.**

Vice Mayor Casto	Aye
Councilman Jarman	Aye
Councilmember Coburn	Aye
Councilman Chester	Aye
Mayor Sheldon	Aye

CITY MANAGER REPORT

Manager Whitman complimented city staff, including the City Clerk, for the work they provide to City. Manager Whitman congratulated Lt. Clayton Jordan on his upcoming retirement.

CITY ATTORNEY REPORT


No report.

COUNCIL COMMENTS

Mayor Sheldon invited Council comments. Mayor Sheldon recommended revamping the SeeLife Project. Manager Whitman reported that he would bring back a report at the next council meeting. Councilmember Coburn added that she thought that was a great idea would like to be a part of the program as well. Mayor Sheldon thanked the City Clerk for all that she does for the City. Mayor Sheldon reported on the Washington DC trip. Mayor Sheldon added that the City of PCB had never traveled to DC for congressional visit. Mayor Sheldon added that he felt the meetings were very productive and that hopefully the visit would open up more funding. Mayor Sheldon added that he appreciated each and every team member and department.

With nothing further, Mayor Sheldon adjourned the meeting by unanimous consent at 10:13 a.m.

READ AND APPROVED this 14th day of July, 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.



SEGMENT 3 FRONT BEACH ROAD

CITY OF PANAMA CITY BEACH
COMMUNITY REDEVELOPMENT AGENCY (CRA)
CONSTRUCTION IMPROVEMENT PROJECT

JUNE 23, 2022

OBJECTIVE TODAY

- Provide a project update
- Discuss construction phasing
- Highlight approaches to community engagement and communication
- Discuss safety thru the corridor
- Address your questions



PROJECT OBJECTIVE

Three long-term objectives

1. Pedestrian, & transportation improvements
2. Resilient Utility improvements
3. Safety Improvements



PROJECT LIMITS

Front Beach Road (SR 30)

- From West of SR 79 (Arnold Rd) to East of Lullwater Drive
- SR 79 to Panama City Beach Parkway (SR 30A / US 98)



SCOPE OF WORK

- New traffic lanes
- Turning lanes
- Roundabout - SR79 & Front Beach Rd replacing 'Y'
- Landscaped medians
- Transit/bicycle lanes
- Sidewalks



- Signalization
- Landscaping
- Lighting
- Utility Undergrounding
- Stormwater retention
- Signage
- Pavement markings

ONGOING ACTIVITIES

- Utility improvements
- Drainage improvements
- Sewer line Improvements



ANTICIPATED IMPACTS

TRAFFIC IMPACTS



- Intermittent lane closures
- Traffic shifts
- Limited full lane closures

- Channelized pedestrian paths
- Summer travel season
- Bicycle paths



PEDESTRIAN IMPACTS

SAFETY DURING CONSTRUCTION

Work Zone Signage

- Advanced warning and project signage placed throughout construction corridor to alert / inform traveling public
- Ensure motorist, pedestrian, cyclist and crew safety with strict enforcement of posted speed limits

Local Agency Coordination

- Project team will work closely with The City of Panama City Beach and other local agencies to ensure safety standards are met and impacts to public are minimized in every way possible



Business and Pedestrian access will be maintained

LOCAL AGENCY COORDINATION

COMMUNICATE WITH
BUSINESSES



ASSIST RESIDENTS &
VISITORS

COMMUNITY OUTREACH & PROJECT UPDATES

- Project Website
www.pcbfl.gov/departments/community-redevelopment-agency
- Weekly Project Email Updates
Opt-in at Ktownsend@Corradino.com
- Press Releases / Local Media Updates
- Follow Us on Social Media



Final View

Segment 3, Front Beach Road & SR 79



Segment 3 - Front Beach
City of Panama City Beach, Florida
CRA Transportation Engineering and

Final View

Segment 3, SR79 / Front Beach Rd & Roundabout





Q & A

THANK YOU !

✉ CRA@PCBFL.GOV

🌐 WWW.PCBFL.GOV