

REGULAR TOWN COMMISSION MEETING MINUTES
JANUARY 8, 2018

Minutes of the Regular Town Commission Meeting of the Town of Ocean Ridge held on Monday,
January 8, 2018, at 6:00 PM in the Town Hall Commission Chambers.

CALL TO ORDER

The meeting was called to order by Vice Mayor Bonfiglio at 6:00 p.m.

ROLL CALL

Town Clerk Stevens led the roll call, which was answered by the following:

	<u>Present:</u>	<u>Absent:</u>	<u>Tardy:</u>
Commissioner Aaskov	x		
Vice Mayor Bonfiglio	x		
Commissioner Coz	x		
Commissioner MaGruder	x		
Mayor Pugh		x	

Let the record show that Mayor Pugh is absent with notice as he has the flu. He asked Town Clerk Stevens to announce that this is only his third absence since he became Mayor back in 2012.

PLEDGE OF ALLEGIANCE

Vice Mayor Bonfiglio led the Pledge of Allegiance.

ADDITIONS, DELETIONS, MODIFICATIONS, AND APPROVAL OF AGENDA

Commissioner MaGruder moved to approve the agenda as amended, removing item #3 from the consent agenda and placing it on the regular agenda as item #13a; seconded by Commissioner Coz. Motion carried 4-0.

Commissioner Coz moved to approve the agenda as amended, adding Item #13b to the agenda to change the February meeting date; seconded by Commissioner Magruder. Motion carried 4-0.

PUBLIC COMMENT

Terry Brown, Harbour Drive South, referenced a recent article in the Coastal Star regarding rapid growth in Boynton Beach straining Ocean Ridge with crowded beaches and traffic congestion problems, and he stated the beaches are not over-crowded so that is not entirely correct, but he knows people are pushing for that agenda because they want to see changes. He stated that the article does not mention that we are getting crowded with short-term rentals. He noted that the Police Department did a great job recently when they cited a short-term renter and brought them in front of the code enforcement Special Magistrate who found the owners in violation of the ordinance. He stated the Town needs to come up with a plan regarding short-term rentals, as this will impact residents in a negative way.

Kristine de Haseth, 29 Sabal Island Drive, speaking on behalf of McCormick mile, stated that the Police Department tracked down a mystery person who ran into the wall there by utilizing Manalapan's license plate recognition system. She thanked Officer Salm, as he was very informative and excited that we were able to track them down. She stated she is in favor of the license plate recognition system because it works.

APPROVAL OF CONSENT AGENDA

1. Adopt Minutes of Regular Town Commission Meeting of December 4, 2017.
2. Authorize Un-Budgeted Expenditure/Insurance Claim of up to \$52,000 to Sullivan Electric & Pump, Inc. for Tropical Drive Pump Station Repairs Due to Storm Damages.
3. ~~Authorize the Budgeted Expenditure of up to \$41,500 to Duval Ford for the Purchase of One Fully Equipped Police Vehicle.~~
4. Authorize the Budgeted Expenditure of up to \$15,500 to Beck Auto Sales, Inc. for the Purchase of One Low Speed Vehicle for the Police Department.

Commissioner Coz moved to approve the consent agenda as submitted; seconded by Commissioner MaGruder. Motion carried 4-0.

ANNOUNCEMENTS AND PROCLAMATIONS

5. Town Hall will be closed on Monday, January 15, 2018 in observance of Martin Luther King, Jr. Day.
6. The Municipal Election will be held on March 13, 2018. There are two Town Commission Seats Open for a Three Year Term. Qualified Candidates Are: Gail Aaskov, Philip Besler, and Kristine de Haseth. / La eleccion municipal se celebrará el 13 de Marzo del 2018. Hay dos asientos disponible, con un period de tres años, para la Comisión de la Cuidad. Los candidatos calificados son: Gail Aaskov, Philip Besler y Kristine de Haseth.

PUBLIC HEARINGS

None

REPORTS

7. Town Manager

Town Manager Titcomb advised that his report is included in the meeting package. He noted that we are currently working with FEMA and the insurance company on repairs to the Tropical Drive pump station which was damaged by Hurricane Irma. He reported that the Infrastructure Surtax Citizen's Oversight Committee met today to review our expenditures from the penny sales tax revenue, which were zero for the year. He noted that we collected a little over \$70,000 in revenue in FY17, and to date, we have collected \$90,320. The estimated revenue over the 10 year period is \$1,264,629. He stated that we discussed which items we might fund in the future, and noted that staff will develop a list, and the committee will make recommendations to the Commission for FY18.

Town Manager Titcomb reported that we are becoming more aggressive with our maintenance of drain systems, and he showed the Commission a sample of 12 feet of cement that someone poured down into the drain system when doing a construction project. He mentioned that it is difficult to detect something like that happening until the pieces break and get lodged into the drain system. He stated that the drains are not suitable for any type of washout or landscaping piles on top of them, or blowing dirt and debris into them. He stated that we all need to be vigilant in watching out for these types of occurrences. He stated that we have also done some additional work around town on the systems. Commissioner Coz asked if drain system cleaning around the Bimini Cove cul de sac has been completed, and Town Manager Titcomb stated that the debris has been removed and the drains were chemical grouted, and is complete at this time. Commissioner MaGruder stated that he was in town this morning when we had a downpour, and he drove down Spanish River and Bimini Cove and it was dry, while there was flooding on A1A. He stated he found a large pile of yard debris in the street. Town Manager Titcomb stated that additional work will be done on Spanish River and in other areas around town, including the Woolbright detention area pipe assessment.

Vice Mayor Bonfiglio stated he would like to have the Planning & Zoning Commission look at developing a mechanism to transfer inspection costs and liability for contractors using and damaging the drain systems and parking their heavy vehicles on our pipes. He would like to see the costs transferred from the town and neighboring citizens to the people who are responsible, which is the homeowner and their contractors. He suggested collecting a bond of \$5,000-\$10,000 from the contractor to do a survey of the drain systems before a construction project occurs, and impose the liability costs on who is responsible. He stated it is an unfair cost for the town. There was consensus of the Commission to send this item to the Planning & Zoning Commission for discussion.

Public Comment: Clara Caldwell, 48 Spanish River Drive, stated that this is a good suggestion, however, the only drawback is that sometimes the construction is on one street, and then they come down to the cul

de sac, and we don't know which construction company it is. She stated many of the lawn maintenance people hose their clippings down the drain.

Town Manager Titcomb reported that we are currently in the process of interviewing candidates for the Building Official position, and could possibly have a recommendation for hire at the February meeting.

8. Town Attorney

No Report.

9. Police Chief

Lieutenant Jones advised that the Police Department report is included in the meeting package and includes monthly police department statistics. There were no questions from the Commission.

ACTION ITEMS

10. Confirm Hiring of Police Dispatcher/Clerk Wendy Ghamary (By: Town Manager Titcomb)
Lieutenant Jones advised that there are currently two openings in the Dispatch center, and one applicant has finished her background checks. Ms. Ghamary has worked in many fields including banking and the Boston College PD. He noted that her previous employers speak highly of her, and he hopes she continues to shine for years to come.

Commissioner Coz moved to confirm the hiring of Police Dispatcher/Clerk Wendy Ghamary; seconded by Commissioner Aaskov. Motion carried 4-0.

11. HVAC Upgrades (By: Town Manager Titcomb)

Town Manager Titcomb advised that the quotes presented in the packages are to replace the remainder of the HVAC systems at Town Hall. He reminded the Commission that at the last meeting, they requested that staff seek costs for extended warranties and a price for anti-corrosion coatings, and those costs are listed in the new quotes. He stated that staff recommends going with DL Folsom.

Commissioner Coz asked if the anti-corrosion coating would entitle us to a three-year rust and corrosion warranty, and Town Manager Titcomb responded that it would.

Commissioner Coz moved to perform HVAC upgrades as recommended by the Town Manager including corrosion and labor and parts warranties; seconded by Commissioner Aaskov.

Public comment: Terry Brown, Harbour Drive South, stated that he was able to get a two-year warranty on parts and labor, and we should go back to the vendor, as they will extend the warranty if they want our business.

Commissioner Coz moved to amend the main motion to direct the Town Manager to re-negotiate with the vendor for additional time on the warranty and slightly better terms, and if the vendor does not agree, to accept the quote as set forth in item #11; seconded by Commissioner Aaskov.

Motion as amended carried 4-0.

12. Gas Pump Replacement (By: Town Manager Titcomb)

Town Manager Titcomb advised that this item was postponed from last month, as staff was directed to look into additional warranty amounts, which are now included in the new quotes that were provided in the meeting packages. He stated that these quotes are to replace the gas pumps here at Town Hall due to issues we are having with the current pumps. He stated staff recommends going with Great Dane Petroleum Contractors.

Commissioner Coz moved to move forward with the gas pump replacement as detailed by Town Manager Titcomb including the extended warranty provisions; seconded by Commissioner MaGruder. Motion carried 4-0.

13. Higgins Engineering, Inc. Scope of Services Update (By: Town Manager Titcomb)
Town Manager Titcomb advised that the Inlet Cay Island Engineering Drainage Study was awarded to Higgins Engineering, and Mr. Higgins is here to give an update on the project. He noted that the updated scope of services was provided in the meeting packages, and the narrative has been increased detailing the items that will be done in each phase of the project.

Mr. Higgins reminded the Commission that at the last meeting, the Commission authorized him to proceed with items 1-3 on the scope of services. He stated that he has been analyzing the existing drainage system to see what its capacity is, including the soil borings, and he has studied three deep borings on the island, but he would like to get more if he can, and noted that some interesting things have shown up so far.

Commissioner MaGruder asked if the soil borings that he has studied are from our current files, or if they are new borings. Mr. Higgins stated they are from our current files.

Commissioner Coz asked if Mr. Higgins knows when the latest borings were done, and Mr. Higgins responded that they were done within the last 10 years. He noted that he has been looking for more recent borings. Commissioner Coz asked if he can compare a boring from 2005 to one from 2017-18, and Mr. Higgins responded that he can, and stated that the natural soil will have layers and the Geo Tech classifies it, and some of them are showing up with muck or peat. He stated that anything with shell rock will be suitable for a foundation.

Vice Mayor Bonfiglio asked how many more borings he would like to do and the cost, and Mr. Higgins responded that he is looking for more borings from the Building Department, and he will talk to a Geo Tech. He stated if we need more, he will come back to the Commission before proceeding. Deputy Clerk Hallahan noted that the Building Clerk has been looking through the permits to see if we may have any more borings, and it looks like we may not have any more to submit at this time. She noted it was not on the checklist of what we needed to collect for building permit submittal in the past, however, we are adding it to the checklist of requirements now. She stated if the contractor actually did the borings, we may not have a copy of it.

Commissioner Coz asked if Mr. Higgins can contact the contractors to see if they in fact did the borings, and Mr. Higgins responded that he can contact the Geo Tech firms that would have done them. Mr. Higgins stated that he will bring back information regarding items 1-3 in the scope of services to the next meeting for an update.

Town Attorney Shutt stated that we need to approve the updated scope of services.

Commissioner Coz moved to accept the updated scope of services as listed on Exhibit A in the meeting package; seconded by Commissioner MaGruder. Motion carried 4-0.

13.a. Authorize the Budgeted Expenditure of up to \$41,500 to Duval Ford for the Purchase of One Fully Equipped Police Vehicle.

Lieutenant Jones explained that we were originally going to purchase a vehicle on the Florida State bid through Duval Ford, until we learned that we can purchase the 2018 model within the same price range using the Charlotte Board of County Commissioners piggyback contract. He noted that the vehicle is still in the same price range, and this will allow us to purchase a newer model more quickly, and it will include registration of the vehicle and delivery at no additional cost. He stated that in his opinion, we will be getting

REGULAR TOWN COMMISSION MEETING MINUTES JANUARY 8, 2018

a better overall purchase through Bartow Ford under the Charlotte Board of County Commissioners piggy back contract.

Commissioner Magruder asked if we are trading in a vehicle, and Lieutenant Jones responded that we could potentially receive more for the vehicle if we auction it on GovDeals.com.

Commissioner MaGruder moved to authorize the purchase of a fully equipped police vehicle from Bartow Ford as presented by Lieutenant Jones; seconded by Commissioner Coz. Motion carried 4-0.

13.b. February Meeting Date

Vice Mayor Bonfiglio asked the Commission to change the February 5th Regular Town Commission meeting date to February 12th at the same time of 6:00 p.m. due to a conflict in his schedule.

Commissioner Coz moved to move the February meeting date from February 5th to February 12th at 6:00 p.m.; seconded by Commissioner MaGruder. Motion carried 4-0.

RESOLUTIONS

None

FIRST READING OF ORDINANCES

None

SECOND READING AND ADOPTION OF ORDINANCES

None

TOWN COMMISSIONER COMMENTS

14. Rising Waters Task Force Report (By: Commissioner MaGruder)

Commissioner MaGruder reported that he gave an update on the Rising Waters Task Force in the meeting packages, and noted that the reports are available to citizens on the website. He stated he is participating in this group with representatives from Delray Beach, Boynton Beach, and Gulf Stream, and they are looking at sea level rise and the effects on our communities. He hopes people will read the reports and begin to understand what we face. He stated the problem we are having is rising waters which is a slow process, but one we need to start thinking about today. He stated the costs for dealing with this will be less today than they will later down the road. He stated he would like the Planning & Zoning Commission to look at Town Codes regarding seawalls, etc. to protect the town. He encouraged everyone to read the reports on the website.

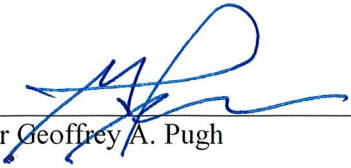
Commissioner MaGruder noted that there were articles in the Coastal Star and also the Palm Beach Post regarding the recent legislative attacks on home rule. He stated that the State is trying to regulate things such as tree trimming, vacation rentals, municipal elections, concealed weapons, etc. and we need to pay attention to home rule. He noted that the Leagues of Cities has sent Ocean Ridge a recommended resolution that we reviewed, and we felt that it is too generic at this time. He stated we should wait to see which bills go before the legislature, and if there are bills that look like they may have a chance of passing, then we will put together a resolution specific to Ocean Ridge, and hopefully we will have an impact on the vote.

ADJOURNMENT

Meeting Adjourned at 6:54 p.m.

REGULAR TOWN COMMISSION MEETING MINUTES JANUARY 8, 2018

Minutes prepared by Town Clerk Stevens, and adopted by the Town Commission on February 12, 2018.



Mayor Geoffrey A. Pugh

ATTEST:



Tracey L. Stevens, CMC, Town Clerk