

City of Gainesville

City Hall
200 East University Avenue
Gainesville, Florida 32601



Meeting Agenda - Final-Revised

August 19, 2021

1:00 PM

City Hall Auditorium

City Commission

Mayor Lauren Poe (At Large)
Commissioner Reina Saco (At Large, Seat A)
Mayor-Commissioner Pro Tem Gail Johnson (At Large, Seat B)
Commissioner Desmon Duncan-Walker (District 1)
Commissioner Harvey Ward (District 2)
Commissioner David Arreola (District 3)
Commissioner Adrian Hayes-Santos (District 4)

If you have a disability and need an accommodation in order to participate in this meeting, please contact the Office of Equal Opportunity at (352)334-5051 at least two business days in advance. TTY (Text Telephone Telecommunication Device) users please call 711 (Florida Relay Service). For Speech to Speech (STS) relay, please call 1-877-955-5334. For STS Spanish relay, please call 1-877-955-8773. For STS French Creole relay, please call 1-877-955-8707.

Welcome to the City Commission meeting! Learn about the meeting process and how to participate.

The public may attend this meeting *virtually* or *in person*. Limited in-person capacity is available during the State of Emergency for the COVID-19 Pandemic. Safety protocols including facial coverings and social distancing will be observed at all times.

The City Commission makes policies and conducts City business in an open forum. The **agenda** outlines what will happen during the meeting. It includes the following sections:

Consent Agenda (CA): Business items that the Commission approves together in one motion to save time. The Commission may remove an item to discuss separately.

Regular Agenda: Includes Business Discussion (**BD**) items considered by the Commission for action during the meeting. The Commission may re-order or remove discussion items.

Note: The **(B)** after an agenda item's title means that Backup materials are included. Click the links on the agenda to view the documents. An **(NB)** after the title means there are no Backup materials for the item.

Public Comment. Share your opinion with the Commission for the official record. Please see the city's [Public Meeting Calendar](#) for specific public comment options for upcoming meetings.

The following public comment opportunities may be available for this meeting. Verbal comments are limited to three (3) minutes unless otherwise specified.

General Public Comment: Share a comment about a topic or issue *not* on the Meeting Agenda.

Note: *In-person General Public Comment is not available during the COVID-19 health emergency.*

- **Record a comment *before* the meeting:** Dial 352-334-5003 to leave a voice message with a general public comment. The line is open from 8:00am on Friday until Noon on Wednesday prior to the meeting. All pre-recorded comments will be played during the meeting.
- **Comment by phone *during* the meeting:** At the start of the afternoon session (1:00 pm), dial toll-free 1-800-876-7516. A moderator will call on you to speak. Mute the sound on your computer/device if you are watching the meeting online. State your name clearly for the record.

Public Comment on Agenda Items

- **Speak in person:** Safety protocols will be observed at all times.
- **Comment by phone *during* the meeting:** Dial toll-free 1-800-876-7516. A moderator will call on you to speak. Mute the sound on your computer/device if you are watching the meeting online. State your name clearly for the record.

Written Public Comment: Submit a general comment or a comment on the meeting agenda. Your comments will be sent to the City Commissioners and added to the official meeting record.

- **Mail** to the City of Gainesville, City Clerk: P.O. Box 490, Station 19, 32627-0490
- **Email** to citycomm@cityofgainesville.org
- **E-Comment:** Visit the "Agenda & Minutes" page on the City's website www.cityofgainesville.org. Click the "eComment" link for a meeting agenda to leave comments on specific items.

The City of Gainesville encourages civil public speech. Disruptive behavior is not permitted during City Commission meetings. Please do not bring food, drinks, props, signs, posters, or similar materials into the Auditorium. Cheering and applause are only permitted during the Proclamations/Special Recognitions portion of the meeting.

1:00pm - CALL TO ORDER - Afternoon Session**AGENDA STATEMENT**

"The City of Gainesville encourages civility in public discourse and requests that speakers direct their comments to the Chair. Signs, props and posters are not permitted in the meeting room."

ROLL CALL**INVOCATION****CA ADOPTION OF CONSENT AGENDA (CA) - GRU, General Government, Audit & Finance Committee and General Policy Committee Items****CA-1 [210252.](#) Approval of Minutes from the July 27, July 29 and August 5, 2021 City Commission Meetings (B)**

RECOMMENDATION *The City Commission approve the July 27, July 29, and August 5, 2021 minutes.*

[210252 July 27, 2021 Minutes 20210819.pdf](#)

[210252 July 29, 2021 Minutes 20210819.pdf](#)

[210252 August 5, 2021 Minutes 20210819.pdf](#)

CA-2 [210257.](#) Resignation of Marie Small from the Gainesville Human Rights Board, Robin Politowicz and Tamar Jones from the Public Recreation and Parks Board, and James Tyger from the Regional Transit System Advisory Board (B)

RECOMMENDATION *The City Commission accepts the resignations of Marie Small, Robin Politowicz, Tamar Jones and James Tyger, effective immediately.*

[210257 RTS Resignation 20210819](#)

[210257 PRPB Resignation 1 20210819](#)

[210257 PRPB Resignation 2 20210819](#)

[210257 GHRB Resignation 20210819](#)

CA-3 [210290.](#) Special City Commission Meeting to Discuss American Rescue Plan (ARP) Proposals (NB)

Explanation: At the August 5, 2021 City Commission meeting there was a request to

schedule a special meeting to discuss ARP proposals.

RECOMMENDATION

The City Commission approve a special meeting scheduled for August 25, 2021 at 6:00 pm.

CA-4 [210281.](#)

Contract for Distribution System Installation Services (B)

Explanation: The electric distribution systems within Energy Delivery require installation of underground civil infrastructure such as foundations, conduits, vaults, manholes, enclosures and directional bores for new installations as well as repairs and restoration to existing infrastructure. This work is performed throughout the year on an as needed basis dependent upon specific project requirements. GRU uses a contractor to perform these services to augment its workforce and to derive the benefit of specialized equipment not owned by GRU. The contractor provides the labor and equipment to install materials furnished by GRU. The annual cost for these services is approximately \$1,500,000, but the actual cost can vary due to actual projects and unforeseen emergency requirements. For storm related work and other emergency needs, the contractor is required to assist GRU with its restoration efforts which enables GRU to comply with FEMA reimbursement requirements while reducing service down time to customers.

An Invitation to Bid was issued and posted on DemandStar by Utilities Purchasing. Of the 212 prospective bidders notified, five responses were received: four (4) no bids, and one (1) bid which was from PIKE Electric, LLC. PIKE is our current contractor and has served GRU for five (5) years.

Fiscal Note: Funding is included in the proposed Energy Delivery budget for FY22 and will be requested in subsequent year budgets.

RECOMMENDATION

The City Commission:

1) authorize the General Manager, or his designee, to execute a three (3) year contract with Pike Electric, LLC to install distribution system infrastructure on an as needed basis, subject to approval of the City Attorney as to form and legality; and

2) approve the issuance of purchase orders for these services for each year of the contract in amounts not exceeding budgeted amounts, subject to the final appropriation of funds for each year of the contract.

On August 12, 2021, the UAB voted unanimously (with three members absent) to advise the City Commission to approve the staff recommendation.

[210281 Intent to Award Pike 20210812](#)

CA-5 [210282.](#) **Approval of Replacement of the Legacy Schneider ArcFM Designer with an AutoCAD-Based Utility Designer Software for Electric and Gas Divisions (NB)**

Explanation: At their March 21, 2019 meeting, the City Commission approved an amendment to GRU's contract with SSP Innovations, recognizing SSP Innovations as a specified source provider of MIMS Mobile and related GIS applications.

GRU started using MIMS Mobile software from SSP Innovations with intentions to implement MIMS Designer as a replacement for the legacy Schneider ArcFM Designer software used in the electric and gas divisions. Since that time, the Planning Engineers in Transmission & Substations have decided to stop using external engineering firms for engineering designs of equipment for transmissions and substations and will now use internal Engineers for designing. GRU staff found that MIMS Designer cannot support these other engineering processes.

During this calendar year, knowing that the five (5) year software contract with SSP Innovations will expire in November 2021, GRU staff evaluated other potential solutions for the replacement of Schneider ArcFM Designer. The new approach of implementing the Spatial Business System ("SBS"), Spatial Business Systems Suite aligns with the GRU strategic goals and the preferred method for engineering and designing workflow. Also, it will integrate by configuration with our existing engineering analysis application, work & assessment management systems, and our new GIS Utility Network Data Model.

In addition, other key benefits of SBS are:

- Increase efficiency by 30%+, increase productivity by 40%+.*
- Solve the problem of "partial posting" of complex or long-running construction projects into the GIS. This will allow the field crews, Utility Line Locators, and System Control Operators to view facilities under construction, or energized, in a timely manner.*
- Reduce our software O&M budget and leverage Capitalization of the licenses.*

Spatial Business Systems Suite is a combination of several applications such as:

- Automated Utility Design™ ("AUD")*
- Utility DataHub™ - Design to GIS Module (ArcGIS) ("UDH GIS")*
- Utility DataHub™ - Design to EAM Module (Cityworks / Lifecycle) ("UDH Design")*
- Substation Design Suite™*

After conducting research, conversations with other municipalities, and evaluating several options, it was concluded that a sole-source/specified source would be the best procurement process to follow. Due to the unique and complex integration workflow with other applications GRU staff concluded that Spatial Business Systems Suite is the better long-term solution than MIMS Designer.

Fiscal Note: No additional financial impact as funds budgeted for SSP Innovations will be repurposed for the contract with Spatial Business Systems.

RECOMMENDATION

Authorize the General Manager or his designee:

1. To negotiate and execute an agreement with Spatial Business System, Inc to provide software licenses and professional services for the implementation of the SBS Software Suite in support of the Energy Delivery strategic and technological goals, subject to approval by the City Attorney as to form and legality.

2. Approve the issuance of purchase orders in amounts not to exceed approved budgeted amounts for these services and applications.

On August 12, 2021, the UAB voted unanimously (with three members absent) to advise the City Commission to approve the staff recommendation.

CA-6 [210289.](#) GRU Operational Updates for the Months of June and July 2021 (B)

Explanation: Staff has prepared reports of statistical and operational data from operation of the utility for the months of June and July 2021.

Fiscal Note: None.

RECOMMENDATION

Receive reports.

[210289 GRU Ops Update 2021 June 20210819](#)

[210289 GRU Ops Update 2021 July 20210819](#)

CA-7 [210293.](#) Steffi Baer v. City of Gainesville; Case No. 2020-CA-1090; Eighth Judicial Circuit, in and for Alachua County, Florida. (NB)

Explanation: On June 15, 2018, at approximately 10:45 AM, a City-owned RTS bus was traveling its scheduled route westbound on Stadium Road approaching the intersection with Gale Lemerand Drive on the campus of the University of Florida. The route called for the bus to turn left to head south on Gale Lemerand Drive. The intersection was controlled by a traffic signal. As the bus approached the intersection, it passed the

Plaintiff walking westbound on the sidewalk on the south side of Stadium Road. The bus stopped at the red light, followed shortly thereafter by the Plaintiff. After the light turned green for westbound travel, the Plaintiff entered the crosswalk to cross Gale Lemerand Drive. The bus driver failed to see the Plaintiff and proceeded to turn left directly toward the Plaintiff. The Plaintiff leapt out of the path of the oncoming bus. The parties disagree as to whether the bus contacted the Plaintiff, but it is clear that, absent the last-moment actions of the Plaintiff, she would have been struck by the bus. At all times, the Plaintiff was a pedestrian lawfully on the sidewalk or crosswalk. The bus driver is no longer employed by the City.

As a result of her evasive actions to avoid the oncoming bus, the Plaintiff claims to have suffered bodily injury, expense of medical care and treatment, pain and suffering of both a physical and mental nature, wage loss, and other damages. Specifically, she suffered bruising to her upper body, and injuries to her legs and knees, including ongoing patellofemoral pain syndrome in her left knee. The past medical bills, including physical therapy, and other out-of-pocket expenses exceed \$32,000.

The City Attorney's Office and Risk Management Department conducted a thorough evaluation and investigation of this lawsuit in conjunction with the Regional Transit System. Per the application of Florida's limited waiver of sovereign immunity contained in section 768.28, Florida Statutes, the City's liability and authority to settle claims such as this is limited to \$200,000 per person, and \$300,000 per incident. After court-ordered mediation, a negotiated settlement was achieved, wherein representatives for the City agreed to recommend a settlement in the amount of \$46,500, subject to the approval of the City Commission of the City of Gainesville, and, in exchange, the Plaintiff will provide a full and complete Release to the City. It is the recommendation of the City Attorney's Office and the Risk Management Department that the case be settled for that amount.

Fiscal Note: Funds are available in the City's General Insurance Fund.

RECOMMENDATION

The City Commission 1) approve the terms of the negotiated settlement agreement; and 2) authorize the City Attorney to settle the claim of Steffi Baer, arising from an incident that occurred on or about June 15, 2018.

CA-8 [210190.](#)

Adoption of the Regional Transit System (RTS) FY21/22 Annual Progress Report of the Transit Development Plan (TDP) (B)

This item involves a request for the City Commission to adopt the RTS Ten-Year TDP Annual Progress Report for FY 21/22.

Explanation: The Florida Department of Transportation (FDOT) requires that a transit

system update and submit a Ten-Year Transit Development Plan (TDP) by September 1st of each year to maintain its eligibility for state block grant funds, with major updates of the plan occurring every five (5) years. FDOT further requires Transit Agencies to submit an annual progress report of the TDP. The governing board of a transit system must adopt the Annual Progress Report to maintain eligibility for FDOT transit block grant funding. The City Commission acts as the governing board for public transit in Gainesville urban area. A copy of RTS' Annual Progress Report for FY2021-2022 is included in the back-up.

Strategic Connection: This item is connected to Goal 5: "Best in Class" Neighbor Services.

Fiscal Note: During FY 2020-21, RTS received \$2,313,114 in FDOT transit block grant funds.

RECOMMENDATION *The City Commission adopt the Annual Progress Report of the Regional Transit System (RTS) Transit Development Plan (TDP) for FY 2021-22.*

[210190A 2021 TDP Annual Progress Report 20210819](#)

CA-9 [210231.](#)

Recommendation for Third Amendment (Extension) with Fleet Response (B)

Explanation: Fleet Management personnel reviewed the process for repairing damaged fleet vehicles. The review confirmed that the process created extensive vehicle downtime to our customers (operating departments) and that it required several personnel hours from Fleet and Procurement community builders. Staff concluded that the out sourcing of this function would provide cost savings opportunities to our customers by drastically reducing vehicle downtime. Additionally, staff time spent on the process would be reduced thereby allowing more time for other projects.

Fleet Management issued a Request for Proposal (FMDX-140025-PJ) for Vehicle Accident Management Services on February 11, 2014. CEI was the only bidder and contact was made with the vendors on the bid list to determine the reason for lack of response. The bid holders who did not bid were not able to deliver the service requested due to lack of technology. The CEI contract expired on 9/30/2017.

Fleet Management issued a Request for Proposal (FMDX-180007-DS) for Vehicle Accident Management Services on May 8, 2017. There were two bidders; however, Fleet Response was the only responsive and qualified bidder.

In August 2017, the City Commission approved a two (2) year contract with Fleet Response to perform this service using local vendors who qualified for partnerships. The current contract was set to expire 9/30/2019.

In November 2019, the City Commission approved the first one (1) year extension with Fleet Response. The current extension is set to expire 9/30/2020.

In August 2020, the City Commission approved the second one (1) year extension with Fleet Response. The current extension is set to expire 9/30/2021.

Fleet Management Staff would request that the Commission approve the third 12-month period extension, as contract allows for three (3) such extensions.

Fiscal Note: Fleet Management has adequate funds available in Fund 502 in the proposed Fiscal Year 2022 Budget to cover expenses incurred.

RECOMMENDATION *The City Commission: 1) Award Third Amendment (Extension) with Fleet Response and 2) authorize the City Manager or designee to execute the contract extension pending approval by the City Attorney as to form and legality.*

[210231A Third Amendment \(Ext\) 20210819.pdf](#)

[210231B Second Amendment \(Ext\) 20210819.pdf](#)

[210231C First Amendment \(Ext\) 20210819.pdf](#)

[210231D Original Contract 20210819.pdf](#)

[210231E Shop Lists 20210819.pdf](#)

CA-10 [210241.](#) **State Lobbying and Advocacy Services (B)**

This is a request for the City Commission to approve the rankings for State lobbying and advocacy services.

Explanation: In FY 2020 the City of Gainesville Commission amended and approved a contract for Lobbying Services with Peebles Smith and Mathew (PSM) for one additional year beginning October 1, 2020 and ending on September 30, 2021 (Attachment A - Agenda Item extending the Contract). The Contract was extended due to COVID -19 and Staff's belief it would be difficult to obtain a firm during the State of Florida and local declaration of emergency. At that time, City staff informed the City Commission that we would be seeking solicitation for State Lobbying Services in FY 2021. On May 14, 2021 the Procurement division advertised for State Lobbying Services for the City of Gainesville. All solicitations were due to the Procurement division on June 14, 2021. Five lobbying firms submitted their proposals. An evaluation committee consisting of two members of General Government and one member of Gainesville Regional Utilities reviewed the proposals and made a recommendation that three firms: (1) Ronald L. Book, PA; (2) Gray Robinson, P.A. and Peebles, Smith and Matthews, Inc. (joint proposal); and (3) the Pittman Law Group, PL be

invited to the second round of the interview process (oral presentations). However, the Pittman Law Group, PL withdrew from the second round. The evaluation committee met on July 26, 2021 for oral presentations and again on July 27, 2021 for scoring and ranking of the firms (See Attachment D). The evaluation committee has ranked Gray Robinson and PSM as the number one team and Ronald L. Book, PA as second for the State Lobbying services.

Strategic Connection

Goal 1: Equal Community

Goal 2: Sustainable Community

Goal 3: A Great Place to Live and Experience

Goal 4: Resilient Local Economy

Goal 5: Best in Class "Neighbor Services"

Fiscal Note: The current contract for State lobbying services is \$72,000. The City will negotiate to compensate Gray Robinson and PSM for services not-to-exceed \$50,000.00 for the City's General Government, and a maximum amount not to exceed \$50,000 for Gainesville Regional Utilities, for a combined maximum amount not-to-exceed \$100,000 per year. At the end of the contract period, upon satisfactory performance, the parties may agree to extend the contact for three additional one-year periods.

RECOMMENDATION

The Mayor and the City Commission: 1) Approve the ranking of the firms for State lobbying services; 2) Approve a budget amount for lobbying services for an amount not to exceed \$100,000 or the amount included in the proposal per fiscal year; 3) Authorize the City Manager or designee and the General Manager or designee to negotiate an agreement with the top ranked firm for lobbying services and if not successful, be allowed to go to the second ranked firm; and 4) Authorize the City Manager or designee and General Manager or designee to execute the contract subject to approval of the City Attorney as to form and legality.

[210241.A Meeting Agenda 20210819](#)

[210241.B bid document 20210819](#)

[210241.C State Lobbying Firms Submittals 20210819](#)

[210241.D SOF EVAL WRITTEN 20210819](#)

[210241.E SOF ORAL EVALS 20210819](#)

[210241.F 210048-CMGR-RFP State Lobbying Services-Oral Powerpoint-grayr](#)

[210241.G 210048-CMGR-RFP State Lobbying Services-Oral Powerpoint-Book](#)

[210241.H SOF AWARD 20210819](#)

CA-11 [210298.](#) Legislative Body Disparity Study Kick-Off Workshop (NB)

Explanation: Griffin & Strong, P.C. (“GSPC”), an Atlanta based law and public policy consulting firm, is conducting a Disparity Study for the City of Gainesville. This study is designed to review the City’s procurement process and analyze its contract awards, including those to minority and women owned businesses. To kick off the Study, GSPC will be facilitating an informational meeting to discuss the study, its purposes, methodology, and ways the public and business community can be involved. Commissioners are invited to ask questions during the workshop.

Fiscal Note: N/A

RECOMMENDATION *The City Commission approve a meeting request for a Disparity Study Workshop presentation on August 24 at 2:00pm.*

CA-12 [210264.](#) Interlocal Agreement between City of Gainesville and Alachua County Regarding Multiuse Trail Improvements at Sweetwater Preserve (B)

This item requests approval to enter into an Interlocal Agreement between the City of Gainesville and Alachua County to reimburse Alachua County for Multiuse Trail Improvements at Sweetwater Preserve Trailhead that will become part of a larger multiuse trail network spanning from Depot Park to Sweetwater Wetlands Park.

Explanation: The City and County wish to coordinate the recreational facilities of the City and County in order to provide more fully for the recreational needs of the neighbors of the City and County at the least expense.

The County desires to make improvements to its Sweetwater Preserve Trailhead at 309 SE 16th Avenue, shown in Exhibit A, for use and benefit of the general public, while retaining control of these facilities and the City is willing and able to reimburse the County for immediate City multiuse trail improvements at the main entrance to Sweetwater Preserve under the County’s contract with BBI Construction Management, Inc.

The City shall reimburse the County for the multiuse trail improvements consisting of a raised speed table crosswalk and a ten (10) foot wide sidewalk, which cross the main entrance to Sweetwater Preserve, according to Exhibit A, in an amount not to exceed \$18,244.08.

The County shall conduct the procurement process and oversee construction of the multiuse trail improvements as shown on Exhibit A through completion as part of the County’s Sweetwater Preserve LID Parking Area Project.

Please note that the construction of a multiuse trail from Depot Park to

Sweetwater Wetlands Park (currently being referred to as the Sweetwater Recreational Trail) is the first priority project under the Interlocal Agreement between Alachua County and the City of Gainesville for the \$3M distribution of Wild Spaces & Public Places partnership funds for projects having a mutual interest of the City and County.

Fiscal Note: Funds in the amount of \$18,244.08 are available for the multiuse trail improvements from the WSPP Trailheads & Bike Trails Wild Spaces & Public Places ½ cent sales tax cost center.

RECOMMENDATION

The City Commission: 1) approve the agreement for Multiuse Trail Improvements at Sweetwater Preserve Trailhead, and 2) authorize the Mayor to execute the agreement, subject to approval by the City Attorney as to form and legality.

[210264A Interlocal Agreement for Sweetwater Preserve Trailhead Improveme](#)

[210264B County Interlocal for \\$3 million 20210819](#)

[210264C Bid Tab Sweetwater LID Parking Area Project 20210819](#)

CA-13 [210297.](#)

Request to Approve the 2021/2022 Updated Policy Priorities and Action Agenda as Part of the Annual Refresh to the Strategic Plan for the City of Gainesville (B)

This is a request for the City Commission to approve the updated 2021/2022 Policy Priorities and Action Agenda for the Strategic Plan that has been developed for the City of Gainesville.

AGENDA UPDATE - ADDED ITEM

Explanation: In 2020, the City retained a strategic planning consultant to assist in the development of a comprehensive strategic plan for the City. This Plan includes the Gainesville Vision 2035: a Vision and Mission Statement with defined, value-based principles that describe the preferred future in 15 years for the City of Gainesville; a Strategic Plan 2020 - 2025: A plan to realize the vision, to enhance the mission and to achieve the goals with an analysis of major challenges, and an annual Action Agenda that includes major policy and management actions needed to achieve our stated goals. The vision, mission, principles and strategic goals are our long-term direction and therefore remained the same this year. The Annual Action Agenda is updated each year with input from the City Commission, Charter Officers and Leadership Teams and is used to track progress against the strategic plan. Based on the feedback received from the City Commission, Charter Officers and Leadership Teams, the following Top and High Priorities for the Commission's 2021/2022 policy agenda are:

Top Policy Priorities:

Housing Strategy 22-Part Motion: Implementation (NEW)

*Comprehensive City Public Health Policy and Strategy/Action Plan
City Racial Equity Policy and Plan
Vision Zero Actions: Implementation (PREVIOUSLY HIGH PRIORITY)*

High Policy Priorities:

*Poverty Reduction Policy and Action Plan (New)
City-Wide (GG/GRU) Proactive Communications Enhancements (NEW)
Homeless Policy and Action Plan: Direction
Zero Waste Policy and Strategy Implementation Actions
“City Green New Deal” Plan: Development (NEW)
GCRA Plan: Direction and Project Priorities (NEW)
Gainesville East Incentivized Development Plan
Mobility Master Plan: Development (NEW)
Diversion/Deflection Program: Direction and Implementation (NEW)
Further details about the Action Agenda and Management Priorities are in the backup documentation.*

Strategic Connection:

This item connects to all five goals within the strategic plan: equitable community, sustainable community, a great place to live and experience, resilient local economy, and best in class neighbor services.

Fiscal Note: No fiscal impact at this time.

RECOMMENDATION

The City Commission approve the updated 2021/2022 Action Agenda as well as Top and High Policy Priorities to complement the City’s Strategic Plan 2020-2025.

[210297 Updated Strategic Plan 2021-2026-2035 20210819.pdf](#)

[210297 Updated Action Agenda 2021-2022 20210819.pdf](#)

ADOPTION OF REGULAR AGENDA

EARLY PUBLIC COMMENT - Members of the public who are unable to wait for their agenda item(s) to be called during the meeting may speak during Early Public Comment. Comment is limited to three (3) minutes on one agenda item or five (5) minutes on two or more agenda items. Speaking during Early Public Comment waives the right to comment during later agenda items.

GENERAL PUBLIC COMMENT - Members of the public may speak for up to three (3) minutes per meeting on any item not on the agenda. General Public Comment may be submitted in advance by pre-recorded voice message only (see page 2 for details). The General Public Comment period shall not exceed 30 minutes total.

BD BUSINESS DISCUSSION ITEMS (BD) - GRU and General Government items placed on the agenda by the Charter Officers or moved from Consent.

BD-1 [210242.](#)

Commissioner Harvey Ward - COVID Discussion (NB)

RECOMMENDATION *The City Commission discuss COVID issues and take action deemed necessary.*

Legislative History

8/5/21 City Commission Approved, as shown above

BD-2 [200718.](#) **Advisory Board and Committee Annual Reports (B)**

Explanation: At the September 17, 2020 meeting the Commission moved to request annual reports from all Advisory Boards and Committees.

In accordance with the motion, the reports in the backup have been compiled. The City Clerks' Office will continue working with the Advisory Boards and Committees to submit outstanding reports.

Fiscal Note: N/A

RECOMMENDATION *The City Commission receive and review the advisory board and committee annual report from the Human Rights Board.*

Legislative History

1/21/21	City Commission	Approved as Recommended
1/28/21	General Policy Committee	Heard
2/11/21	General Policy Committee	Heard
2/18/21	City Commission	Approved, as shown above
3/4/21	City Commission	Approved as Recommended
3/25/21	General Policy Committee	Heard
4/8/21	General Policy Committee	Heard
4/15/21	City Commission	Striken From the Agenda
4/22/21	General Policy Committee	Heard
6/17/21	City Commission	Heard
8/5/21	City Commission	Withdrawn
8/12/21	General Policy Committee	Heard

[200718_HRB Report_20210819](#)

BD-3 [210280.](#) **Updates to Lighting Program within the City of Gainesville Code of Ordinances, Chapter 27 and Appendix A (B)
AGENDA UPDATE - NEW BACK-UP**

Explanation: Gainesville Regional Utilities Energy Delivery Department reviews lighting and pole rates annually within the annual budget process. Pole rates have remained unchanged for 13 years. In FY2020 same as every year, Energy Delivery requested and the City Commission approved lighting rate increases and pole rate increases. Due to customer inquiries and direction from leadership, Energy Delivery requested and received Commission approval to roll the FY2020 rates back to FY2019 rates with a commitment to review the internal processes (Ordinance 190514) and follow up with the City Commission when complete. Staff returns today to present the results of the review.

Fiscal Note: Staff anticipates that combining the Rental Pole, Public Pole, Rental Light, and Public Light programs will yield approximately \$144,291 per month of additional revenue. These rates are being brought in line with cost of service.

RECOMMENDATION

The City Commission:

- 1) Receive a presentation from staff; and
- 2) authorize the City Attorney to draft and the City Clerk to advertise revisions to Chapter 27 and Appendix A of the City of Gainesville Code of Ordinances for an anticipated October 1, 2021 effective date.

[210280 Public Rental Lighting Pole Rates Pres 20210812](#)

[210280 Proposed FY22 Lighting-Pole Rates 20210819](#)

BD-4

[210283.](#)

Request to Negotiate and Execute an Agreement with Utegration, LLC to Provide Professional Services in Support of the CIS Project (B)

Explanation: GRU staff presented this item at the November 18, 2020 Utility Advisory Board meeting and recommendations were unanimously approved.

Staff then presented the item at the November 19, 2020 City Commission meeting and requested that the Commission approve the Customer Information System (CIS) project. The following recommendations were unanimously approved:

- Authorize the General Manager or his designee to execute a Software as a Service (SaaS) Agreement with VertexOne for a term of 10 years and other agreements as required, in general agreement with the draft SaaS dated November 5th, 2020, subject to approval by the City Attorney as to form and legality.
- Authorize the General Manager or his designee to execute a new Order Form with SAP for new licenses to support the VertexOne Agreement.

GRU started the CIS project with AAC Utility Partners (AAC) as the project lead for the CIS implementation, as they had fulfilled this role

successfully in the past. However, once the AMI project was approved on February 4, 2021 and negotiations for that effort were being finalized, it became necessary to develop a more unified approach towards maximizing the benefits of both CIS and AMI. After careful deliberation, it was determined that AAC did not fit the acceptable profile for that expanded role. The firm did not have sufficient experience with joint CIS/AMI implementations to meet this new key requirement. GRU terminated AAC's contract for convenience effective June 1, 2021.

Due to the unique set of circumstances and the CIS project having already begun, firms having dual experience with CIS implementations which included integrating into an AMI solution were researched and prequalified. Subsequently, proposals were received from two firms on June 30, 2021. These were evaluated by a cross-functional Evaluation Team that also conducted interviews with the firms' teams, proposed project managers and references given for relevant projects. As documented in the attachment, the consensus was that Utegration, LLC is the firm best suited to provide the greatest value to GRU given the intrinsic complexity of undertaking both a CIS and an AMI implementation in tandem.

Fiscal Note: No additional financial impact, as the costs were included in the presentation worksheet provided on November 19, 2020.

RECOMMENDATION

Authorize the General Manager or his designee to negotiate and execute an agreement with Utegration, LLC to provide the Professional Services in support of the CIS Project, subject to approval by the City Attorney as to form and legality.

[210283 CIS Utegration UAB CC Pres 20210812](#)

BD-5 [210278.](#)

Patel Voluntary Annexation Petitions For 3.88+/- Acres of Property On SW 13th Street (B)

This is the submission of petitions for the voluntary annexation of parcels 07251-009-000, 07254-000-000, 07253-000-000 which are owned by Prakash Patel, Jyoti Patel, and Vijay Patel.

These parcels are located on the west side of SW 13th Street, south of SW 36th Place, east of east of SW 15th Street, and north of SW Williston Road.

Explanation: This is the acceptance of voluntary annexation petitions, giving staff authorization to begin research and initiate the voluntary annexation process under state statute. Two public hearings before the City Commission with two opportunities for public comment will take place before the annexation becomes effective.

The total annexation area is approximately 3.88+/- acres and is located on the west side of SW 13th Street, south of SW 36th Place, east of east of SW 15th Street, and north of SW Williston Road.

In order to annex these parcels into the City limits, the owners must submit a petition to the City of Gainesville for voluntary annexation. Staff has reviewed the requirements of the the Municipal Annexation or Contraction Act (Chapter 171, Florida Statutes). This area meets the requirements of the Act and is appropriate for annexation.

Fiscal Note: The fiscal impacts of this annexation will be addressed in the urban services report.

RECOMMENDATION

The City Commission: 1) receive the petitions for annexation and make findings that it contains the signature of the property owners or authorized agents; 2) authorize the Mayor to provide notice to the Board of County Commissioners; 3) direct the City Manager to analyze the area; and 4) authorize the City Attorney to prepare and the City Clerk to advertise ordinances relating to the annexation of the area, if appropriate.

[210278 Patel Voluntary Annexation Petitions 20210819](#)

BD-6

[210202.](#)

Director Office of Diversity, Equity and Inclusion (Equal Opportunity Director) Interim Appointment (B)

AGENDA UPDATE - ADDITIONAL BACK-UP ADDED

Explanation: The Commission has appointed Sylvia Warren in an acting capacity and that appointment became effective May 29th, 2021. During the General Policy Committee meeting on June 10, 2021, the Commission asked staff to proceed with a recruitment process to enable the Commission to appoint an Interim Director of the Office of Diversity, Equity and Inclusion. Staff was directed to seek interested internal and external candidates for the interim appointment. External candidate were defined as former or retired City or County community builders and the Talent Acquisition staff communicated the Commission's direction using both InsideGNV and GRUDaily to solicit interest internally and for the external posting, the position was offered through the City's job posting platform used for all other hiring processes. Interested individuals were given until July 12, 2021 to submit their letter of interest and resumes to the City.

As a result of this outreach, there were five candidates that expressed interest in the appointment. All candidate information was delivered to the City Commission on July 13, 2021 for consideration. The candidates who expressed interest were (in alphabetic order):

- Zeria Folston*
- Dr. Bridget Lee*
- Gilbert Means*
- Sylvia Warren*

All candidate information was provided, in full, to the City Commission and is attached as backup to the agenda item.

Fiscal Note: The Fiscal cost of this is dependent upon the City Commission's action and direction.

RECOMMENDATION

1) The City Commission discuss and select an individual as the Interim Director of the Office of Diversity, Equity and Inclusion and take action as appropriate.

[210202.A Zeria Folston 20210805](#)

[210202.B Bridget Lee 20210805](#)

[210202.C Gilbert Means 20210805](#)

[210202.D Sylvia Warren 20210805](#)

BD-7 [210272.](#)

City Parking Lot # 10 - AMJ Term Sheet (B)

This item involves City Commission review of a term sheet for City Parking Lot #10 submitted by AMJ Group consistent with direction provided by the City Commission on May 6, 2021

Explanation: On January 7, 2021 the City Commission approved an Offering Memorandum designed to solicit proposals for the redevelopment of City Parking Lot #10.

On May 6, 2021, the City Commission reviewed three (3) proposals from Ken McGurn, AMJ Group, Inc. and Predesco Property Investments, LLC.

The City Commission directed the City Manager to: (1) negotiate with AMJ and ask to come back with more information about what 25% subsidized and 50% subsidized housing looks like with very clear definitions around workforce, low income, very low income as well as the opportunity to include housing for seniors and people with disabilities; 2) come back with a terms sheet (see that information and understand how the conversations are going, as we go throughout the process) in August.

The major components of the term sheet are:

- Purchase price - \$2,045,000
- Use of Funds from Sale - \$350,000 (site improvements); \$1,000,000 (affordable housing)
- Requesting pedestrian bridge connection into SW Parking Garage
- Affordable housing subsidies are reserved for persons at 80% AMI and below inclusive of low and very low income
- Additional down payment assistance source of funds identified that

can assist disabled and veterans (several units will comply with Universal Design protocol)

- Parking in addition to that provided on-site will be within the SW Downtown (City) Parking Garage
- Seeking utilization of City Parking Garage (former Whiskey House) for construction management project office (Terms: \$12.50/sq. ft. for 36 months; \$14.00/sq. ft. for optional additional 36 months)
- Use of site: 7- 10 stories multi-use inclusive of grocery store; on-site parking; office; and residential condominium
- Project Time Frame; Construction to begin 12 months after closing (closing to occur 90 days after City Commission contract approval); Buyer agrees to claw-back in the event a building permit is not issued 24 months following closing.

Strategic Connection

Goal 4: A Resilient Local Economy

Fiscal Note: An appraisal of City Parking Lot #10 in December, 2020 indicates an estimated market value of \$2,975,000. The AMJ Group proposal offers \$2,045,000 with the following uses of funds from sale: \$350,000 site improvements and, \$1,000,000 for on-site affordable housing units.

RECOMMENDATION

The City Commission: 1) hear a presentation on the term sheet; 2) direct staff as deemed appropriate.

[210272.A Lot 10 Term Sheet AMJ Group Inc.](#)

[210272.B 2021 HUD INCOME LIMITS-140](#)

[210272.C City of Gainesville Affordability](#)

[210272.D OM LOT 10](#)

[210272.E Appraisal-City of Gainesville Lot 10 2020-153](#)

[210272.F 104 SW 1st Ave \(COG-Lot 10\) Proposal Comparisons](#)

[210272.G Lot 10 Memorandum](#)

[210272.H City Lot 10-McGurn \(1\)](#)

[210272.I Colliers 104 Southwest 1st Avenue - AMJ Proposal](#)

[210272.J SPREDESCO P21030417120](#)

BD-8 [210279.](#)

Proposed 2022 Water and Wastewater Connection Charges and Other Fees Related to New Development (NB)

****Summary****

Water and wastewater connection charges and other fees related to new development are routinely updated each fiscal year based on an industry index known as the Engineering News Record Construction Cost Index (CCI). Proposed FY2022 updates to these fees are presented for City Commission approval.

Explanation: Water and wastewater connection charges and other charges related to new development are routinely updated each fiscal using the Engineering News Record Construction Cost Index (CCI). This index provides a general indication of the escalation of construction costs. Since most of the services GRU provides in association with these fees are closely related to construction and materials, the CCI provides a reasonable estimate of the increase in costs for these services.

Between June 2020 and June 2021 the CCI increased by 5.91 percent. Staff proposes to increase fees for the following by 5.91 percent in accordance with the CCI:

- Water and Wastewater Connection Charges
- Water Meter Assembly & Service Lateral Installation
- Temporary Water Service
- Innovation District Infrastructure Improvement Area Fees
- Water and Wastewater Plan Review and Inspection Fees
- Fire Hydrant Service Fees

Staff re-evaluated water main tapping fees and proposes to increase tapping fees for 1 and 2 inch taps by 4.6 percent. Tapping fees for 4 inch and larger taps will be reduced due to a reduction and clarification of the scope of service GRU is providing in exchange for this fee. Staff is proposing to keep backflow testing, standby fire line, industrial user fees, and temporary wastewater connection charges the same for FY2022. There is not a significant increase in the cost of services provided associated with these fees, and these fees are not a significant revenue source to GRU.

Fiscal Note: Approval of the proposed FY2022 water and wastewater connection charges and other new development related fees as proposed is expected to increase revenue proportionately. Since these fees are tied to new development, which is variable in nature from year to year, the actual increase in revenue cannot be accurately projected.

RECOMMENDATION

City Commission approve the proposed FY2022 water and wastewater connection charges and other related fees and authorize the city attorney to include these fees in the update to Appendix A of the city's code of ordinances.

On August 12, 2021, the UAB voted unanimously (with three members absent) to advise the City Commission to approve the staff recommendation.

BD-9 [210266.](#)

Staff Ranking Request for Proposal (RFP) For Special Magistrate Contract Services (B)

AGENDA UPDATE - MOVED FROM CONSENT TO REGULAR AGENDA

Explanation: On April 6, 2021, the City issued a request for proposals (RFP) for

special magistrate services to hear and adjudicate code enforcement cases. Section 2-391 of the City's Code of Ordinances sets out the magistrate's duties and powers as well as the qualifications for service.

A staff evaluation team made up of representatives from general government and the City Attorney's office reviewed proposals from two (2) entities, CPLS, P.A. and Braswell Law, Inc.. CPLS, P.A., a legal firm in Orlando, submitted a proposal that was disqualified after it was determined that the firm did not meet the minimum bid requirement that the magistrate reside in Alachua County. The other proposal came from the current special magistrate, Braswell Law, Inc. As a result of the RFP evaluation process, staff is recommending authorizing the City Manager to negotiate and execute a contract with Braswell Law, Inc. for special magistrate services.

Additional considerations: The evaluation committee discussed several items that the City Commission may wish to consider during their deliberations. Section 2-391 provides for the appointment of an alternate special magistrate, in the event there is a legal conflict of interest which would prevent the primary magistrate from hearing a case. The current RFP solicitation did not identify any alternate special magistrates which will limit the ability of the City to process a case in the event of a conflict. Additionally, the magistrate is authorized to act as a hearing officer conducting quasi-judicial hearings on other matters concerning the City Code of Ordinances. A hearing officer could adjudicate appeals of administrative or board decisions related to the Land Development Code or potentially hold public quasi-judicial hearings to review development plans. To that end, the Commission may wish to consider a new solicitation for a hearing officer and/or an alternate special magistrate to fill these functions.

Strategic Connection:

Goal 3 of the City Commission's Strategic Plan concerns making Gainesville a great place to live and experience.

Fiscal Note: The bid award amount proposed by Braswell Law, Inc. is \$15,600, annually. The cost will be allocated to the Neighborhood Enhancement Professional Services budget fund.

RECOMMENDATION

The City Commission: 1) approve staff's recommended ranking; 2) authorize the City Manager or designee to negotiate a contract and any related documents with Braswell Law, Inc. subject to approval from the City Attorney as to form and legality; 3) provide direction to staff regarding additional considerations discussed by the evaluation committee.

[210266A RFP-CODE-Special Magistrate v2 correction 20210819](#)

[210266B Addendum#1 Special Magistrate 20210819](#)

[210266C Bid Record 20210819](#)

[210266D Submittal-Braswell Law PLLC 20210819](#)

[210266E Procurement Eval Summary 20210819](#)

[210266F Bid Recommendation 20210819](#)

CC COMMISSION COMMENT

4:30 - 5:30pm DINNER BREAK

5:30pm - CALL TO ORDER - Evening Session

PLEDGE OF ALLEGIANCE

PR PROCLAMATIONS/SPECIAL RECOGNITIONS (PR)

EARLY PUBLIC COMMENT - Members of the public who are unable to wait for their agenda item(s) to be called during the meeting may speak during Early Public Comment. Comment is limited to three (3) minutes on one agenda item or five (5) minutes on two or more agenda items. Speaking during Early Public Comment waives the right to comment during later agenda items.

RE RESOLUTIONS - ROLL CALL REQUIRED (RE)

RE-1 [210225.](#) Acceptance of FAA AIP Grant No. 3-12-0028-048-2021 in the amount of \$2,140,265 from the US Department of Transportation, Federal Aviation Administration (FAA) (B)

Explanation: The Gainesville-Alachua County Regional Airport Authority (GACRAA) has received a grant offer from the U.S. Department of Transportation, Federal Aviation Administration (FAA) for an FAA AIP Grant No. 3-12-0028-048-2021 in an amount of \$2,140,265 to provide design services associated with the rehabilitation of Taxiway A, the General Aviation Apron, and an extension to Taxiway E and the acquisition of an airfield lighting control system.

Because the City of Gainesville retains title to the land upon which Gainesville Regional Airport operates, the City of Gainesville, in addition to GACRAA, must formally accept all federal grant offers.

GACRAA on May 27, 2021, adopted Resolution No. 21-019, which accepted and authorized execution of the grant offer.

*Strategic Connection**Goal 4: Resilient Local Economy*

Fiscal Note: This grant offer from FAA is 100% funded by federal funds for all eligible project costs and the Gainesville Regional Airport implements the proceeds of the grant consistent with all applicable grant assurances as outlined in the Airport CEO's letter dated July 22, 2021.

RECOMMENDATION *The City Commission adopt the resolution.*

[210225.A airport-sponsor-assurances-aip-2020 20210819](#)

[210225.B GNV-SOG-3-12-0028-048-2021-Grant Agreement - unsigned 20210](#)

[210225.C Penksa ltr to City Commission 20210819](#)

[210225.D Resolution 21-019 FAA AIP 048 Executed 20210819](#)

[210225.E Draft RESOLUTION City AIP acceptance AIP 48 - 2021 20210819](#)

RE-2 [210115.](#)

Maximum Parking Rates for Street Parking, Parking Meters, Lots and Garages (B)

Resolution establishing the Maximum Parking Rates for on Street Parking, Off Street Parking, Parking Meters, Parking Lots and Parking Garages in accordance with Division 2, Article III, Chapter 26 of the Code of Ordinances of the City of Gainesville, Florida; authorizing the City Manager to establish Rates up to the Maximum Rate; providing a Repealing Clause; and providing an Immediate Effective Date

Explanation: Simpler rate structure, time limits and types of available parking allows for more efficient curb management while increasing the availability of parking to better serve neighbors and businesses in adjacent areas. The Transportation and Mobility Department, in conjunction with the City Attorney's office, will be bringing forth a draft ordinance with revisions to Ch. 26, Art. III, Division 2 at a future meeting to update and clarify the ordinances, allow the City Commission more flexibility to create categories of parking, and set actual rates by resolution.

Fiscal Note: Rates were last increased 17 years ago in 2004. By making some adjustments, the potential increase in revenue will be approximately \$225,000 per year starting in Fiscal Year 2022.

RECOMMENDATION *The City Commission: 1) adopt the Resolution as drafted; and 2) authorize the City Manager to execute any necessary documents, subject to review and approval by the City Attorney as to form and legality.*

[210115A Parking Rate Chg Present Handouts 20210712](#)

[210115B Resolution Parking Rates](#)

RE-3 [210287.](#) **Acceptance of Airports Rescue Grant Program (ACRGP) Grant No. 3-12-0028-049-2021 in the amount of \$3,547,689 (B)**

AGENDA UPDATE - ADDED ITEM

Explanation: The Gainesville-Alachua County Regional Airport Authority (GACRAA) received an offer from the U.S. Department of Transportation, Federal Aviation Administration (FAA) for an Airport Coronavirus Rescue Grant Program (ACRGP) Grant No. 3-12-0028-049-2021 in an amount of \$3,547,689 as a result of the COVID-19 public health emergency. GACRAA submitted to the FAA an Airport Rescue Grant Program application dated July 22, 2021, and provided a copy to the City of Gainesville. Because the City of Gainesville retains title to the land upon which Gainesville Regional Airport operates, the City of Gainesville, in addition to GACRAA, must formally accept all federal grant offers.

Normally, GACRAA would adopt a corresponding Resolution prior to consideration by the City Commission; however, due to a timeliness consideration in this case it is anticipated that GACRAA will adopt Resolution No. 21-023 on August 26, 2021, at its regularly scheduled meeting following the City Commission.

Strategic Connection

Goal 4: Resilient Local Economy

Fiscal Note: FAA ACRGP grants do not require a local match and the Gainesville Regional Airport implements the proceeds of the grant consistent with all applicable grant assurances as outlined in the Airport CEO's letter dated August 6, 2021.

RECOMMENDATION *The City Commission adopt the resolution.*

[210287.A Penksa letter to City 20210819](#)

[210287.B 21-023 ACRGP Grant 3-12-0028-49-2021 20210819](#)

[210287.C Draft RESOLUTION City Coronavirus FAA Grant 49 acceptance 20210819](#)

NBR RESOLUTIONS (NBR) - NON BINDING

PH PUBLIC HEARINGS (PH)

SR ORDINANCES, 2ND READING - ROLL CALL REQUIRED (SR)

SR-1 [210005](#) Amending the Open Container Ordinance (B)

ORDINANCE NO. 210005

An ordinance of the City of Gainesville, Florida, amending Sections 4-1 and 4-4 of the City Code of Ordinances relating to the sale, dispensing, possession and consumption of alcohol; amending Section 18-20 of the City Code of Ordinances relating to the purchase or sale of alcohol in parks; and Section 2-339 of the City Code of Ordinances relating to civil citation for the possession or consumption of an open container of an alcoholic beverage; providing directions to the codifier; providing a severability clause; providing a repealing clause; and providing an effective date.

Explanation: The City Commission adopted Ordinance No. 200250 on September 10, 2020, which temporarily suspended the enforcement (as to personal possession and consumption) of Sec. 4-4 and Sec. 18-20(16) of the City Code of Ordinances.

The City Commission, at its meeting of May 20, 2021, directed the drafting of this ordinance so that the allowances for possession and consumption granted by Ordinance No. 200250 would become permanent.

This ordinance permanently repeals the open container prohibitions contained in Sec. 4-4 and Section 18-20; along with making changes that City staff recommends to the special alcohol permitting provisions.

RECOMMENDATION *The City Commission adopt the proposed ordinance.*

Legislative History

5/20/21	City Commission	Approved, as shown above
7/19/21	City Commission	Approved, as shown above
8/5/21	City Commission	Approved, as shown above

[210005A_Final Open Container_20210520](#)

[210005B_Draft Ordinance_20210715](#)

[210005C_Open Container Presentation_PPT_20210715](#)

[210005D_GPD Crowd Management Presentation_PPT_20210715.pdf](#)

[210005.E_GPD_OpenContainer_Presentation_20210805](#)

[210005_Legal Orgs Letter to City Counsel re Open Container Ordinance 8.4.21](#)

[210005_revised draft ordinance_20210819](#)

AR ORDINANCES, ADOPTION READINGS - ROLL CALL REQUIRED**FR ORDINANCES, 1ST READING - ROLL CALL REQUIRED (FR)**

COMMISSION COMMENT

10:00pm or earlier - Adjourn - If later than 10:00pm, the Commission may waive the rules to extend the meeting or may schedule a date/time to continue the meeting