

City of Gainesville

City Hall
200 East University Avenue
Gainesville, Florida 32601



Minutes - Final

April 1, 2021

1:00 PM

City Hall Auditorium

City Commission

Mayor Lauren Poe (At Large)
Commissioner Reina Saco (At Large)
Commissioner Gail Johnson (At Large)
Commissioner Gigi Simmons (District 1)
Commissioner Harvey Ward (District 2)
Mayor-Commissioner Pro Tem David Arreola (District 3)
Commissioner Adrian Hayes-Santos (District 4)

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CALL TO ORDER**AGENDA STATEMENT****ROLL CALL**

Present 7 - Commissioner Johnson, Commissioner Simmons, Commissioner Hayes-Santos, Mayor Poe, Commissioner Saco, Commissioner Ward, and Mayor-Commissioner Pro Tem Arreola

[200682.](#) **Attendance Affidavit (B)**

Need to click on Item Number for attachment.

INVOCATION**CA ADOPTION OF CONSENT AGENDA (CA) - GRU, General Government, Audit & Finance Committee and General Policy Committee Items**

Modifications: 1) File #200937 (My Neighborhood Grant Program Welcome Back Program) - Added Item and Revised Back-Up (Move to Regular Agenda); 2) File #201004 (Special City Commission Meeting) - Added Item; and 3) File #200998 (Amend the Agreement with the Alachua County Coalition for the Homeless and Hungry for Homeless Services) - Added Item.

A motion was made by Commissioner Hayes-Santos, seconded by Commissioner Simmons, that this Matter be Adopted on the Consent Agenda. The motion carried by the following vote:

Aye: 7 - Commissioner Johnson, Commissioner Simmons, Commissioner Hayes-Santos, Mayor Poe, Commissioner Saco, Commissioner Ward, and Mayor-Commissioner Pro Tem Arreola

CA-1 [200935.](#) Approval of Minutes from the March 1, March 4, and March 22, 2021 City Commission Meetings (B)

RECOMMENDATION *The City Commission approve the minutes of March 1, March 4 and March 22, 2021.*

Approved as Recommended

CA-2 [200955.](#) Approval of a City Commission Workshop - Gainesville 121 Update (NB)

RECOMMENDATION *The City Commission approve the workshop scheduled for May 24, 2021 at 5:00 P.M.*

Approved as Recommended

CA-3 [200991.](#) **Appointments to City Commission Advisory Boards and Committees (B)**

RECOMMENDATION *The City Commission appoint:*

Boisey Waiters to the Citizen's Advisory Board for Community Development for a term to expire on 11/1/2022.

Nathaniel Courtney to the Gainesville Cultural Affairs Board for a term to expire on 9/30/2022.

Approved as Recommended

CA-4 [200630.](#) **Contract to Open and Close Parks and Clean Park Restrooms and Facilities (B)**

Authorization to enter into a two-year contract with Contractors Enterprises for park and facility services.

RECOMMENDATION *The City Commission: 1) authorize the City Manager (or designee) to award the contract to Contractors Enterprises Inc. for opening and closing listed parks and cleaning listed park and facility restrooms, and 2) authorize the City Manager (or designee) to execute any related documents, subject to approval by the City Attorney as to form and legality.*

Approved as Recommended

CA-5 [200931.](#) **Meridian Behavioral Health and Co-Responder Team Agreement (B)**

RECOMMENDATION *The City Commission authorize the City Manager to proceed with the purchase request of two additional Mental Health Counselors, subject to review and approval by the City Attorney as to form and legality.*

Approved as Recommended

CA-6 [200948.](#) **Downtown Chronic Homelessness Street Outreach Initiative (B)**

RECOMMENDATION *Approve Downtown TIF funding for the purposes of homeless outreach as described and authorize the City Manager to execute all necessary agreements once approved by the City Attorney as to form and legality.*

Approved as Recommended

CA-7 [200962.](#) **Financial Modeling and Forecasting Services (B)**

RECOMMENDATION *City Commission approve award of financial forecasting and modeling services to Stantec.*

Approved as Recommended

CA-8 [200945.](#) **Gainesville Regional Utilities Fiscal Year 2020 Audited Financial Statements, Independent Auditors' Reports, and Auditors' Communication to Those Charged with Governance and Management (B)**

RECOMMENDATION *The Audit and Finance Committee recommends that the City Commission accept the subject financial statements, auditors' reports, auditors' communication to those charged with governance and management, and management representations.*

Approved as Recommended

CA-9 [200946.](#) **GRU Investment Policy (B)**

RECOMMENDATION *The Audit and Finance Committee recommends that the City Commission approve the updated GRU Investment Policy.*

Approved as Recommended

CA-10 [200943.](#) **FY 2021 First Quarter Investment Performance Reports for the City of Gainesville Operating Fund, General Employees' Pension Fund, Police Officers' and Firefighters' Pension Fund, Retiree Health Insurance Trust Fund, Evergreen Cemetery Trust Fund (B)**

RECOMMENDATION *Recommended Motion: The City Commission: 1) review the submitted investment performance reports; and 2) approve the submitted investment reports.*

Approved as Recommended

CA-11 [200940.](#) **General Government Grant Administration Consultation-Phase 1 (B)**

RECOMMENDATION *The Audit and Finance Committee recommends the City Commission accept the Internal Auditor's Report.*

Approved as Recommended

CA-12 [200951.](#) **GRU Customer Billing System Pre-implementation Requirements Review -Phase I- (B)**

RECOMMENDATION *The Audit and Finance Committee recommends the City Commission accept the Internal Auditor's Report.*

Approved as Recommended

CA-13 [200942.](#) **GPD Evidence Count Observation (B)**

RECOMMENDATION *The Audit and Finance Committee recommends the City Commission accept the Internal Auditor's Report.*

Approved as Recommended

CA-14 [200941.](#) **Phalanx Documentation Review for Loan Forgiveness (B)**

RECOMMENDATION *The Audit and Finance Committee recommends the City Commission accept the Internal Auditor's Report.*

Approved as Recommended

CA-15 [200949.](#) **City Auditor Quarterly Update (B)**

RECOMMENDATION *The Audit and Finance Committee recommends the City Commission accept the City Auditor's quarterly update and the addition of two new audits to the audit plan.*

Approved as Recommended

CA-18 [200998.](#) **Amend the Agreement with the Alachua County Coalition for the Homeless and Hungry for Homeless Services, and Allocate Additional Funding for the Transitional Campground at the Empowerment Center (B)**

This item requests the City Commission to amend an agreement and to allocate additional funding in FY 21 for Transitional Campground Services.

RECOMMENDATION *Staff recommends that the City Commission: 1) Allocate the \$259,384.00 that staff has identified for the second year of Transitional Campground services; 2) Approve the proposed amendment; and 3) Authorize the City Manager or designee to execute the proposed amendment, subject to the City Attorney's approval for legality and form.*

Approved as Recommended

CA-17 [201004.](#) **Special City Commission Meeting on Youth - Re: Defining Roles, Responsibilities, Resources and Funding into an Action Plan (NB)**

RECOMMENDATION *The City Commission approve the special meeting of April 19, 2021.*

Approved as Recommended

ADOPTION OF REGULAR AGENDA

Modifications: 1) File #200983 (Request to Release Lien 8688 NW 38th Circle) - Added Item; 2) File #201001 (Commissioner Gail Johnson - Senate Bill 484 and House Bill 1) - Added Item; and 3) File #200975 (Resolution - Authorizing a Loan) - Added Item.

A motion was made by Commissioner Hayes-Santos, seconded by Commissioner Ward, that this Matter be Adopted with Modifications. The motion carried by the following vote:

Aye: 7 - Commissioner Johnson, Commissioner Simmons, Commissioner Hayes-Santos, Mayor Poe, Commissioner Saco, Commissioner Ward, and Mayor-Commissioner Pro Tem Arreola

GENERAL PUBLIC COMMENT - Members of the public may speak for up to three (3) minutes per meeting on any item not on the agenda. Under the City Commission meeting rules during the COVID-19 health emergency, General Public Comment may be given by phone or by pre-recorded voice message only (see page 2 for details).

*Jacqueline Polke
Dorothy Roundtree
Geradline McMillan
Shirley Robinson-Whitfield*

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

BD-1 [200974](#) Commissioner Arreola Update on ACEC Project (B)

Motion: 1) Put a placeholder on the GCRA Project list for the next fiscal year; and 2) Make a presentation before the GCRA Advisory Board.

Mayor-Commissioner Pro Tem Arreola provided an update.

Laurie May and Donald Shepherd spoke to the matter.

RECOMMENDATION *The City Commission hear an update on the ACEC project and take action as necessary.*

A motion was made by Mayor-Commissioner Pro Tem Arreola, seconded by Commissioner Simmons, that this Matter be Approved, as shown above. The motion carried by the following vote:

Aye: 7 - Commissioner Johnson, Commissioner Simmons, Commissioner Hayes-Santos, Mayor Poe, Commissioner Saco, Commissioner Ward, and Mayor-Commissioner Pro Tem Arreola

BD-2 [200992](#) Appointments to the School Planning Advisory Committee (B)

Motion: Appoint Marshalee Wright and Marina Ascunce to the School Planning Advisory Committee.

Marshalee Wright, Laurie May and Marina Ascunce spoke to their applications.

RECOMMENDATION *The City Commission discuss appointments to the School Planning Advisory Committee and take appropriate action.*

A motion was made by Commissioner Johnson, seconded by Commissioner Saco, that this Matter be Approved, as shown above. The motion carried by the following vote:

Aye: 6 - Commissioner Johnson, Commissioner Simmons, Mayor Poe, Commissioner Saco, Commissioner Ward, and Mayor-Commissioner Pro Tem Arreola

Nay: 1 - Commissioner Hayes-Santos

BD-3 [200983](#).

Request to Release Lien 8688 NW 38th Circle (B)

Motion by Commissioner Hayes-Santos, seconded by Commissioner Saco: Reduce the amount of the lien from \$259,384 to \$18,600. Motion failed 3-4. Mayor Poe, Commissioner Hayes-Santos and Commissioner Saco in the affirmative.

Motion by Commissioner Ward, seconded by Commissioner Hayes-Santos: Reduce the amount of the lien from \$259,384 to \$6,750. Motion passed unanimously.

Lee Feldman, City Manager spoke to the matter.

Andrew Persons, Interim Director of Sustainable Development spoke to the matter.

Dan Monteau, Bill Allen, Donald Shepherd and Kali Blount spoke to the matter.

RECOMMENDATION *The City Commission deny the applicant's request for lien rescission. Alternately, the Commission require that the applicant remit \$18,600 as a condition for release of the lien and authorize the City Manager to sign any required lien release documents.*

Approved, as shown above

BD-4 [201001](#).

Commissioner Gail Johnson - Senate Bill 484 and House Bill 1 (NB)

Motion: 1) Write a letter to Governor Desantis, our legislative delegation, and the members of the senate appropriations committee from this body in opposition to H.B. 1 (copy NOBLE on letter); 2) Add resolution to our next agenda; 3) Ask our City Manager to keep us updated on how this bill is moving, and should this pass, that we are prepared to join the NAACP, ACLU and other entities in an amicus brief and/or lawsuit.

Commissioner Johnson spoke to the matter.

David Schwartz, Assistant City Attorney spoke to the matter.

Kali Blount and Donald Shepherd spoke to the matter.

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

A motion was made by Commissioner Johnson, seconded by Commissioner Ward, that this Matter be Approved, as shown above. The motion carried by the following vote:

Aye: 7 - Commissioner Johnson, Commissioner Simmons, Commissioner Hayes-Santos, Mayor Poe, Commissioner Saco, Commissioner Ward, and Mayor-Commissioner Pro Tem Arreola

CA-16 [200937.](#)

My Neighborhood Grant Program/Welcome Back Program (B)

Motion: 1) Applicant must have lived in the neighborhood or one of the neighborhoods before 2011 for at least three years, or they can be a current renter that has lived there continuously for the last three years; 2) Clear up the conflicting information about townhouses and condominiums in Section 2, to allow them; 3) Applicant must have an accepted offer within 120 days of being approved through the program; and 4) You are not eligible for the program if you currently own a home in one of the eligible areas.

Sarah Vidal-Finn, GCRA Director spoke to the matter

Chelsea Bakatis, GCRA Project Manager spoke to the matter.

Kali Blount spoke to the matter.

Recess - 3:57 PM

RECOMMENDATION *Gainesville Community Reinvestment Area Advisory Board to City Commission: Approve the My Neighborhood Grant Program as presented, once approved by the City Attorney as to form and legality.*

City Manager to City Commission: Approve the My Neighborhood Grant Program as presented, once approved by the City Attorney as to form and legality.

A motion was made by Commissioner Hayes-Santos, seconded by Commissioner Johnson, that this Matter be Approved, as shown above. The motion carried by the following vote:

Aye: 7 - Commissioner Johnson, Commissioner Simmons, Commissioner Hayes-Santos, Mayor Poe, Commissioner Saco, Commissioner Ward, and Mayor-Commissioner Pro Tem Arreola

CC COMMISSION COMMENT

Mayor Poe - County rescinding mask order. Place this on the next City

Commission agenda for discussion and invite Dr. Lauzardo and Paul Myers to meeting. Potentially add a "city limit" mask mandate. Lee Feldman spoke to the matter.

Commissioner Ward - Resolutions: 1) Opposition to genocide; 2) Bee City; and 3) National Infrastructure Bank. Put all three on the next City Commission agenda (afternoon).

Motion by Commissioner Hayes-Santos, seconded by Commissioner Saco: Issue a press release of our continuing support in the best interest of protecting public health, including the wearing of masks and to contact your elected officials if you continue to support that. Motion passed 7-0.

Clerk schedule a Special City Commission meeting in April for the St. Michaels Redevelopment issue.

Donald Shepherd spoke to the matter.

Recess - 3:57 PM

Reconvene - 5:45 PM

PLEDGE OF ALLEGIANCE

PR PROCLAMATIONS/SPECIAL RECOGNITIONS (PR)

PR-1 [200939.](#) Proclamation for Water Conservation Month and Recognition of the Mayor's Challenge (B)

Tony Cunningham accepted the proclamation.

RECOMMENDATION *The Mayor issue a proclamation for Water Conservation Month and announce the April 2021 water conservation contest, The Mayor's Challenge.*

Heard

PR-2 [200979.](#) National Healthcare Decision Month - April, 2021(B)

Todd Martin and Kenyard Feathers accepted the proclamation.

RECOMMENDATION *Haven Hospice Professional Liaison Erika Griffith to accept the proclamation. Haven Hospice Community Resource Director Marylin Bloom to accept the proclamation.*

Heard

PR-3 [200980.](#) **Child Abuse Prevention Month - April 2021(B)**

Kathy Winfrey accepted the proclamation.

RECOMMENDATION

Healthy Families Program Manager Cathy Winfrey to accept the proclamation. Partnership for Strong Families Community Engagement Specialist Jacob Clore to accept the proclamation. Child Advocacy Center CEO Sherri Kitchens to accept the proclamation.

Heard

PR-4 [200982.](#) **MOTIV8U of North Central Florida, INC. - You Are Important(U*R IMPT)
Week April 4-11, 2021(B)**

John Rollins accepted the proclamation.

RECOMMENDATION

MOTIV8U of North Central Florida President John S. Rollins to accept the proclamation. MOTIV8U of North Central Florida Executive Director Gloria P.Ashley to accept the proclamation.

Heard

RE RESOLUTIONS - ROLL CALL REQUIRED (RE)**RE-1** [200924.](#) **Senate Bill 78 and House Bill 947 Regarding Union Membership and Union Dues (B)**

Resolution No. 200924

A Resolution of the City of Gainesville, Florida, opposing Senate Bill 78 and House Bill 947 which would require new procedures for union membership and union dues deductions; providing directions to the City Clerk; and providing an immediate effective date.

Amendment: Adopt with strike "Whereas" the new requirement for membership authorization form for union membership has no effect on the city; 2) "Whereas", the new requirement for membership authorization form is designed to discourage union membership; and 3) Strike language in the fifth "Whereas" a new requirement to confirm employees.

Jeremiah Tattersall spoke to the matter.

Commissioner Simmons left at 6:00 PM.

RECOMMENDATION

The City Commission consider the final version of the resolution prepared by staff and take action deemed appropriate.

A motion was made by Commissioner Johnson, seconded by Commissioner Hayes-Santos, that this Matter be Adopted (Resolution) as amended. The motion carried by the following vote:

Aye: 6 - Commissioner Johnson, Commissioner Hayes-Santos, Mayor Poe, Commissioner Saco, Commissioner Ward, and Mayor-Commissioner Pro Tem Arreola

Absent: 1 - Commissioner Simmons

RE-2 [200972.](#)

Resolution Accepting Report of Board of Canvassers - Elections 2021 (B)

A resolution of the City Commission of the City of Gainesville, Florida, accepting the report of the Board of Canvassers for the City of Gainesville, Florida, election held March 16, 2021; and providing an immediate effective date.

RECOMMENDATION *The City Commission adopt the proposed resolution.*

A motion was made by Commissioner Ward, seconded by Commissioner Saco, that this Matter be Adopted (Resolution). The motion carried by the following vote:

Aye: 6 - Commissioner Johnson, Commissioner Hayes-Santos, Mayor Poe, Commissioner Saco, Commissioner Ward, and Mayor-Commissioner Pro Tem Arreola

Absent: 1 - Commissioner Simmons

RE-3 [200958.](#)

Approval of Surplus Property List (B)

This item involves City Commission approval of a listing of proposed surplus and escheated properties for future disposition.

Erik Bredfeldt, Economic Development and Innovation Director spoke to the matter.

Kara Brecken spoke to the matter.

RECOMMENDATION *The City Commission: 1) approve the Resolution declaring the City property, as further described in Exhibits A and B, as surplus; and 2) approve donation of the escheated parcels to affordable housing providers; and 3) extend the expired reverter clause for two years on two Alachua Habitat for Humanity, Inc. parcels (TP# 11235-010-000 and TP# 11317-000-000); and 4) authorize the Mayor to execute, and the Clerk to attest the Resolution, subject to review and approval of the City Attorney's Office as to form and legality.*

A motion was made by Commissioner Hayes-Santos, seconded by Commissioner Ward, that this Matter be Adopted (Resolution) and Approved the Recommendation. The motion carried by the following vote:

Aye: 6 - Commissioner Johnson, Commissioner Hayes-Santos, Mayor Poe, Commissioner Saco, Commissioner Ward, and Mayor-Commissioner Pro Tem Arreola

Absent: 1 - Commissioner Simmons

RE-4 [200961.](#) **Updated Real Property Policy (B)**

Erik Bredfeldt, Economic Development and Innovation Director spoke to the matter.

RECOMMENDATION *The City Commission review the proposed revised Real Property Policy and adopt the resolution.*

A motion was made by Commissioner Hayes-Santos, seconded by Commissioner Ward, that this Matter be Adopted (Resolution). The motion carried by the following vote:

Aye: 6 - Commissioner Johnson, Commissioner Hayes-Santos, Mayor Poe, Commissioner Saco, Commissioner Ward, and Mayor-Commissioner Pro Tem Arreola

Absent: 1 - Commissioner Simmons

RE-5 [200933.](#) **First Budget Amendment to the FY 2021 General Government Financial and Operating Plan Budget (B)**

Resolution No. 200933

A Resolution of the City Commission of the City of Gainesville, Florida; relating to its general government budget for the fiscal year beginning October 1, 2020 and ending September 30, 2021; amending Resolution No. 200316, by making certain adjustments to the General Government Financial and Operating Plan Budget; and providing an immediate effective date.

RECOMMENDATION *The Audit and Finance Committee recommends that the City Commission adopt the proposed resolution.*

A motion was made by Mayor-Commissioner Pro Tem Arreola, seconded by Commissioner Hayes-Santos, that this Matter be Adopted (Resolution). The motion carried by the following vote:

Aye: 6 - Commissioner Johnson, Commissioner Hayes-Santos, Mayor Poe, Commissioner Saco, Commissioner Ward, and Mayor-Commissioner Pro Tem Arreola

Absent: 1 - Commissioner Simmons

RE-6 [200975.](#) **Authorizing a Loan, Approving the Form of a Capital Improvement Revenue Refunding Note, Series 2021, and a Loan Agreement (B)**

A Resolution of the City of Gainesville, Florida authorizing: A loan in a principal amount of up to \$12,000,000 to refinance certain outstanding loans and other items described herein and to pay the costs of such loan; approving the form of a capital improvement revenue refunding note, series 2021, and a loan agreement, providing other details with respect thereto; and providing effective date.

Lee Feldman spoke to the matter.

RECOMMENDATION

The City Commission approve: 1) A resolution authorizing the Capital Improvement Revenue Note Series 2021 in the principal amount not to exceed \$12,000,000, and 2) award the Request for Proposal for a new bank loan at a fixed 1.75% interest rate to STI Institutional & Government Inc. an affiliate of Truist Bank (formerly SunTrust Bank).

A motion was made by Commissioner Hayes-Santos, seconded by Commissioner Ward, that this Matter be Adopted (Resolution) and Approved the Recommendation. The motion carried by the following vote:

Aye: 6 - Commissioner Johnson, Commissioner Hayes-Santos, Mayor Poe, Commissioner Saco, Commissioner Ward, and Mayor-Commissioner Pro Tem Arreola

Absent: 1 - Commissioner Simmons

PUBLIC HEARINGS (PH)

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

SR-1 [200586](#) Apprentice and Disadvantaged Worker Ordinance (B)

Ordinance No. 200586

An ordinance of the City of Gainesville, Florida, amending the Code of Ordinances to create a new Article XI titled "Purchasing Requirements for Certain City Construction Projects" in Chapter 2 - Administration, for the purpose of establishing requirements for certain contractors to employ apprentices and disadvantaged workers on city construction projects; providing directions to the codifier; providing a severability clause; providing a repealing clause; and providing an effective date

Jeremiah Tattersall spoke to the matter.

RECOMMENDATION

The City Commission adopt the proposed ordinance.

A motion was made by Commissioner Ward, seconded by Mayor-Commissioner Pro Tem Arreola, that this Matter be Adopted on Final Reading (Ordinance). The motion carried by the following vote:

Aye: 6 - Commissioner Johnson, Commissioner Hayes-Santos, Mayor Poe, Commissioner Saco, Commissioner Ward, and Mayor-Commissioner Pro Tem Arreola

Absent: 1 - Commissioner Simmons

FR ORDINANCES, 1ST READING - ROLL CALL REQUIRED (FR)

FR-1 [200281](#) Quasi-Judicial - Historic Property Tax Exemption - 716 SE 4th Avenue (B)

Ordinance No. 200281

An ordinance of the City of Gainesville, Florida, finding that property located at 716 SE 4th Avenue, Gainesville, Florida, as more specifically described in this ordinance, qualifies for an ad valorem tax exemption for historic properties; granting an exemption from ad valorem tax for certain improvements beginning January 1, 2021, and continuing for 10 years under certain conditions; authorizing the Mayor and the City Clerk to sign the Historic Preservation Property Tax Exemption Covenant between the property owner and the City; providing a severability clause; providing a repealing clause; and providing an effective date.

Jason Simmons, Planner 1 gave a presentation.

Commissioner Simmons arrived at 6:39 PM.

RECOMMENDATION *The City Commission: 1) approve Part 2 of the Historic Preservation Property Tax Exemption Application; and 2) adopt the proposed ordinance.*

A motion was made by Mayor-Commissioner Pro Tem Arreola, seconded by Commissioner Ward, that this Matter be Adopted on First Reading (Ordinance) and Approved the Recommendation. The motion carried by the following vote:

Aye: 7 - Commissioner Johnson, Commissioner Simmons, Commissioner Hayes-Santos, Mayor Poe, Commissioner Saco, Commissioner Ward, and Mayor-Commissioner Pro Tem Arreola

Adjournment - 6:50 PM