



Town of Belleair

901 Ponce de Leon Blvd.
Belleair, FL 33756

Meeting Minutes Town Commission

Tuesday, October 20, 2020

6:00 PM

Town Hall

Zoom Webinar ID: 891 4706 2257

COMMISSIONER ROLL CALL

Present: 3 - Deputy Mayor Karla Rettstatt
Commissioner Michael Wilkinson
Commissioner Tom Shelly

Absent: 2 - Mayor Gary H. Katica
Commissioner Tom Kurey

SCHEDULED PUBLIC HEARINGS

Persons are advised that, if they decide to appeal any decision made at this meeting/hearing, they will need a record of the proceedings, and, for such purposes, they may need to ensure that a verbatim record of the proceedings is made, which record includes the testimony and evidence upon which the appeal is to be based.

[20-0251](#)

Variance Request for 305 Overbrook Drive

JP Murphy-Town Manager-Reviewed the public hearing process; provided property details; variance request would allow construction of a garage to encroach 15ft into front yard setback; structure is historic and current structure encroaches.

Town clerk swore in those who would be speaking.

Chris Brimo-Town Planner-provided staff analysis of request; recommends approval to keep in line with historic character of property; available for questions.

Mr. Murphy stated the Planning and zoning board unanimously recommended approved.

Jason Stanton-Applicant-Presented his request.

There were no questions or comments from the Commission or parties with standing.

**Commissioner Shelly moved approval of the variance request for 305 Overbrook Drive.
Seconded by Commissioner Wilkinson.**

Aye: 3 - Deputy Mayor Rettstatt, Commissioner Wilkinson, and Commissioner Shelly

Absent: 2 - Mayor Katica, and Commissioner Kurey

[20-0252](#)

Special Certificate of Appropriateness for 305 Overbrook Drive

Cathy DeKarz-Management Analyst-Stated a Special Certificate of appropriateness must be obtained due to the historic nature of the property; proposed renovations are in compliance with the Secretary of Interior standards and the Florida building codes; the Historic Preservation board approved unanimously.

Mr. Brimo stated what is being proposed is in keeping with the Secretary of Interior standards; the property is on the Belleair registry as well as the Florida master site file; construction meets intent and recommends approval.

Commissioner Shelly moved approval of the submitted Special Certificate of Appropriateness for 305 Overbrook Drive for a garage expansion. Seconded by Commissioner Wilkinson.

Aye: 3 - Deputy Mayor Rettstatt, Commissioner Wilkinson, and Commissioner Shelly

Absent: 2 - Mayor Katica, and Commissioner Kurey

[20-0244](#) Extension of Special Certificate of Appropriateness for 1574 Druid Road South

Ms. DeKarz stated applicants are 3/4 of way through the renovation; Original Special Certificate of Appropriateness was approved in November of 2018; seeking second and last extension to complete; need more time to complete; unanimously approved by the Historic Preservation board.

Mr. Murphy suggests inclusion that sidewalk be repaired.

Commissioner Shelly moved approval of the Special Certificate of Appropriateness extension for 1574 Druid Road South through November 20, 2021 with the condition that the sidewalk be restored. Seconded by Commissioner Wilkinson.

Aye: 3 - Deputy Mayor Rettstatt, Commissioner Wilkinson, and Commissioner Shelly

Absent: 2 - Mayor Katica, and Commissioner Kurey

CITIZENS COMMENTS

(Discussion of items not on the agenda. Each speaker will be allowed 3 minutes to speak.)

Brian Davis-Resident-spoke on leash laws; would like to talk about adding a dog park to an upcoming agenda.

CONSENT AGENDA

[20-0253](#) Approval of October 6, 2020 Regular Meeting Minutes

[20-0254](#) Resolution 2020-23 - Appointing Member to Planning and Zoning Board

[20-0255](#) Resolution 2020-24 - Calling for a Regular Municipal Election

[20-0260](#) Resolution 2020-25 Approval of CARES Act Funding Agreement

Commissioner Shelly moved approval of the Consent Agenda. Seconded by Commissioner Wilkinson.

GENERAL AGENDA

[20-0262](#)

Selection of PSTA Committee Representative

Mr. Murphy stated six municipalities share a representative on PSTA Board; two running for the that seat.

Commissioner Shelly moved to appoint Gulfport Vice Mayor Frederick to serve as Belleair's Representative for the PSTA Committee. Seconded by Commissioner Wilkinson.

Aye: 3 - Deputy Mayor Rettstatt, Commissioner Wilkinson, and Commissioner Shelly

Absent: 2 - Mayor Katica, and Commissioner Kurey

[20-0257](#)

Poinsettia Road Community Discussion

Deputy Mayor Rettstatt provided background on petition received in March; seeking input; have received many comments.

Mr. Murphy stated the Town has worked with RS&H engineer to provide high-level detail; road closure was part of Largo roadway improvements; new residential housing being built as well; noticeable reduction in traffic; discussed limited data currently available; public safety concerns; right-of-way concerns that further engineering would need to address; potential for conflict on Largo side regarding right of way; currently no funds in budget for project, size and scope need to be addressed; concerned with upcoming Mehlenbacher Road closure and ability to get more data; potential for traffic calming vs closure; open to finding solutions.

Brian Kirkpatrick-RS&H, Engineer of Record-preliminary evaluation adopted Tampa Bay Regional Planning module to run potential scenarios; expects a level of service degradation; a further detailed study would need to look at Mehlenbacher intersections as well; preliminary stakeholders affected by a permanent closure would be emergency services, waste collection, municipalities; still looking into legal aspects and requirements;

Mr. Murphy stated No hard date of Mehlenbacher closure; Spring is target.

Chief Pittman-Largo Fire Rescue-spoke on public safety perspective; importance of keeping response time down; looked at stats of units using road as access routes; feels more access the better

Maggie Paluch -Assistant City Manager Largo-promoting flow of traffic for public safety and residents in area; continued redevelopment of Clearwater-Largo Rd.

Commissioner Shelly questioned how many mobile homes have been removed from area; Ms. Paluch was unsure, re-iterate that development is not low income housing, it is for workforce such as nursing, etc.

Commissioner Shelly questioned market rate vs rent controlled; 80% and 20%.

Deputy Mayor Rettstatt spoke on controlled housing allowing for overdevelopment of areas; not enough parking; residents concerned with volume of vehicles.

Commissioner Shelly questioned number of units at other development and parking space requirements; Ms. Paluch stated at least 1 parking space per unit.

Discussion was opened to public comments.

Neil Palenzuela-Resident-Spoke in favor of permanent closure.

Charlene Buck Starcher-Resident-Spoke in support of permanent closure.

Maureen Maher-Resident-Spoke in opposition of permanent closure.

Christine Ruffle-Spoke in opposition of permanent closure.

Diane Davis-Resident-Spoke in opposition of permanent closure.

Mr. Murphy commented on a future study of how traffic moves through town could be done; no data available of routes.

Greg Halenstein-Resident-Spoke in opposition of permanent closure.

Estelle DeMusey-Resident-Spoke in opposition of permanent closure.

Meredith Henry-Resident-Spoke in opposition of permanent closure.

Martha Thorn-Resident-Spoke in support of permanent closure.

James Huguet-Resident-Spoke in opposition of permanent closure.

Nancy Hartshorne-Resident-Spoke in opposition of permanent closure.

Karim Gaber-Resident-Spoke on need for more data; in support of providing access to emergency vehicles only.

Steve Fowler-Resident-Spoke in support of permanent closure; provided handout of a gate suggestion/option.

Joe Zachary-Resident-Spoke in support of permanent closure.

Allison Chaby-Resident-Spoke in opposition of permanent closure.

Jeffrey Ameel-Resident-Spoke in support of permanent closure.

Ben Rizzo-Resident-Spoke in support of permanent closure.

Claire Davis-Resident-Spoke in opposition of permanent closure.

Kelly Cook-Resident-Spoke in support of permanent closure.

Rawlyn Rogers-Resident-Spoke in opposition of permanent closure.

David Hutcheson-Resident-Spoke in opposition of permanent closure.

Lauren Bush-Resident-Spoke in opposition of permanent closure.

Adam Lopatin-Resident-Spoke in opposition of permanent closure.

Lissa Dexter-Resident-Spoke in opposition of permanent closure.

Roger Golomb-Resident-Spoke in opposition of permanent closure.

Molly Schaffer-Resident-Spoke in opposition of permanent closure.

Chris Saathoff-Resident-Spoke in support of permanent closure.

Audrey Schechter-Resident-Spoke in opposition of permanent closure.

Janet Sourbeer-Resident-Spoke in support of making road a one-way out of town.

Amy Rosa-Resident-Spoke in support of permanent closure.

Ana Harper-Resident-Spoke on concerns with ingress and egress of apartment complex to Clearwater/Largo Rd.; concerned about crime.

Discussion ensued regarding ingress and egress to Clearwater/Largo Rd and Rosery.

Darlene Kavanaugh-Bluffs Resident-Spoke in opposition of permanent closure.

Ryan Joy-Resident-Spoke in support of permanent closure.

Resident of Belleair Bluffs-Spoke in opposition of permanent closure.

Ed Garland-Resident-Spoke regarding consideration of the number of maintenance workers and golfers who have to cross the road each day.

Rawlyn Rogers Sr.-Resident-Spoke in opposition of permanent closure.

Billy Henry-Resident-Spoke in opposition of permanent closure.

Mr. Golomb commented on known factors when homes are purchased.

Mr. Zachary commented on changes that have occurred in area; about safety.

Jane Turner-Resident-Questioned if road will be open during Mehlenbacher project.

Mr. Palenzuela commented on construction on Mehlenbacher; questioned full closure vs partial.

Keith Bodeker -Construction project supervisor-unable to answer specifics; County project; Rosery was slated to open early 2021.

Discussions ensued regarding construction timelines of upcoming construction in area.

No further public comments.

Mr. Murphy recapped various topics brought up; would like opportunity to collect more data; option to study what it looks like post re-opening; could designate residential speed zones; working with Forward Pinellas; data driven approach.

Deputy Mayor Rettstatt questioned costs; Mr. Murphy said quotes can be obtained.

Commissioner Shelly would like to see Pinellas county's plan for Mehlenbacher

construction.

Mr. Murphy stated closure/reopening is up to Largo as it is closed on the Rosery(Largo) side.

Commissioner Wilkinson spoke on resident commentary; supports reopening until more information can be obtained.

Commissioner Shelly stated more data is needed; reopen and gather data, however make no decision now.

Deputy Mayor Rettstatt in agreement with others; would like to move forward with getting data; resident survey; impacts.

Mr. Murphy suggested thinking of a non-road solutions/options as well; addressed question regarding crosswalk signs being installed; looking at ability to lower speed via creation of residential zones; staff will get quotes.

[20-0256](#)

Second Hearing of Major Event Special Relief Permit Application for the Pelican Women's Championship

Deputy Mayor Rettstatt stated due to her employment she will be abstaining from voting based on opinion received from the Ethics Commission.

Ms. DeKarz introduced item; minor changes to permit.

Scott Reid-Executive Director Pelican Women's Championship, Eiger-Discussed changes; no fans; less impact to area; still great opportunity to showcase and support women's golf and Belleair; working with all appropriate agencies in following safety protocol.

Ryan Dever-Operations Manager, Eiger-Spoke on adjustments; seeking to add temporary mesh fencing with Pelican and LPGA Championship logos; Largo fire rescue has approved necessary plans.

Commissioner Wilkinson moved to approve on second reading of Major Event Special Relief Permit Application for the Pelican Women's Championship. Seconded by Commissioner Shelly.

Aye: 2 - Commissioner Wilkinson, and Commissioner Shelly

Absent: 2 - Mayor Katica, and Commissioner Kurey

Abstain: 1 - Deputy Mayor Rettstatt

[20-0258](#)

Halloween Bash Special Event Permit

Commissioner Wilkinson moved to approve the Halloween event permit. Seconded by Commissioner Shelly.

Aye: 3 - Deputy Mayor Rettstatt, Commissioner Wilkinson, and Commissioner Shelly

Absent: 2 - Mayor Katica, and Commissioner Kurey

[20-0261](#)

Special Relief Permit: Sunset on the Bluff

Mr. Murphy provide a brief introduction of the item.

Deputy Mayor Rettstatt will abstain from voting as she is president of BCF; provided event details.

Commissioner Wilkinson moved to approve the Special Relief Permit: Sunset on the Bluff on November 6th. Seconded by Commissioner Shelly.

Aye: 2 - Commissioner Wilkinson, and Commissioner Shelly

Absent: 2 - Mayor Katica, and Commissioner Kurey

Abstain: 1 - Deputy Mayor Rettstatt

[20-0263](#)

Approval of Paveway Systems for Ongoing Sidewalk Improvements

Mr. Murphy provided details regarding using Paveway Systems for ongoing sidewalk improvements.

Commissioner Wilkinson moved to approve Paveway Systems for ongoing sidewalk improvements. Seconded by Commissioner Shelly.

Aye: 3 - Deputy Mayor Rettstatt, Commissioner Wilkinson, and Commissioner Shelly

Absent: 2 - Mayor Katica, and Commissioner Kurey

FIRE CHIEF'S REPORT

Chief Pittman-Largo Fire Rescue-Discussed call numbers; response times; additional hires; available for questions.

STAFF REPORTS

Mr. Murphy spoke on upcoming events.

Ricky Allison-Director of Parks & Recreation and Public Works-Spoke about ability to socially distance 200 people.

TOWN MANAGER'S REPORT

No report

TOWN ATTORNEY'S REPORT

No report

MAYOR AND COMMISSIONERS' REPORT/BOARD AND COMMITTEE REPORTS

No reports

OTHER BUSINESS

No further business

ADJOURNMENT

No further business. Meeting adjourned in due form at 8:33 PM.

Commissioner Wilkinson moved to adjourn. Seconded by Commissioner Shelly.

Aye: 3 - Deputy Mayor Rettstatt, Commissioner Wilkinson, and Commissioner Shelly

Absent: 2 - Mayor Katica, and Commissioner Kurey

TOWN CLERK

APPROVED:

DEPUTY MAYOR