



Town of Belleair

901 Ponce de Leon Blvd.
Belleair, FL 33756

Meeting Minutes Town Commission

Tuesday, June 19, 2018

6:00 PM

Town Hall

Welcome. We are glad to have you join us. If you wish to speak, please wait to be recognized, then step to the podium and state your name and address. We also ask that you please turn-off all cell phones.

Meeting called to order at 6:00 PM with Mayor Katica presiding.

PLEDGE OF ALLEGIANCE

COMMISSIONER ROLL CALL

Present: 5 - Mayor Gary H. Katica
Deputy Mayor Karla Rettstatt
Commissioner Michael Wilkinson
Commissioner Tom Shelly
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.

[18-0179](#)

Presentation of Variance Requests for Pelican Golf Club Phase III

JP Murphy-Town Manager-Discussed presentation format; provided high level overview of the variance requests; stated that this was the second reading of ordinances.

Chris Brimo-Calvin, Giordano and Associates, Town Planner-Reviewed phase III expansion requests relating to Ordinances 518 and 519 as follows: requesting vacation of right-of-way, request for Comprehensive Plan amendment, Future Land Use Map amendment, rezoning of parcels, amendment to Town of Belleair Code of Ordinances to allow cottage use, provided a brief description of the variance requests, rezoning of parcels, and amendments.

Mr. Brimo stated the variance requests were heard by the Planning and Zoning Board and were recommended for approval; the first request was for a 3300 sq. ft. metal maintenance structure facility to be constructed in the required 25 ft. setback approximately 2.3 feet from the property line. Stated the request would be better served to have 5 ft. instead of the 2.3 feet resulting in a 20 ft. variance request instead of a 22.9 inch request. The second variance is for a perimeter fence/wall to be constructed within the required setbacks 10 feet front from the property line and 5 feet from Indian

Rocks Road; would tie in to the club house fence; this is an extension of a previously approved fence/wall variance request; the fence will be shielded by vegetation; the request is to extend fence/wall to include new parcels; modifications to material on residential side.

Those wishing to speak were sworn in.

Mr. Murphy noted Planning and Zoning board recommended approval of all items.

Tom Nash-Macfarlane, Ferguson and McMullen, applicant representative-Provided a brief review of the requests; spoke about the purchase of additional land to expand the driving range, practice facilities and cottages; discussed the extension of the wall and the maintenance facility which will be of benefit to the Town and the golf club.

No ex parte communications expressed.

No public comments to be heard.

[18-0180](#)

PGC Phase III-Variance Request #1 Maintenance Facility Structure

No public comments to be heard.

Commissioner Shelly moved to approve variance request #1 allowing for the construction of a maintenance facility structure to encroach 20 feet in the required 25 foot setback; seconded by Deputy Mayor Rettstatt.

Aye: 5 - Mayor Katica, Deputy Mayor Rettstatt, Commissioner Wilkinson, Commissioner Shelly, and Commissioner Kurey

[18-0181](#)

PGC Phase III-Variance Request #2 Perimeter Fence/Walls

No public comments to be heard.

Deputy Mayor Rettstatt moved to approve variance request #2 perimeter Fence/Walls and amended to include the vinyl fence that will be shielded on both sides with plants along the residential corridor; seconded by Commissioner Wilkinson.

Aye: 5 - Mayor Katica, Deputy Mayor Rettstatt, Commissioner Wilkinson, Commissioner Shelly, and Commissioner Kurey

[18-0137](#)

Second Reading of Ordinance 518 - Amending Comprehensive Plan and Future Land Use Map for PGC.

Mr. Murphy read into record by title only; reviewed elements in brief.

No public comments to be heard.

Deputy Mayor Rettstatt moved approval of second reading of Ordinance 518 amending Comprehensive Plan and Future Land Use Map for PGC; seconded by Commissioner Wilkinson.

Aye: 5 - Mayor Katica, Deputy Mayor Rettstatt, Commissioner Wilkinson, Commissioner Shelly, and Commissioner Kurey

[18-0138](#)

Second Reading of Ordinance 519 - Adding Accessory Use, Amending Current Zoning, Vacating R.O.W. on Althea and Golfview, Approving Supplemental Preliminary Development Agreement for PGC.

Mr. Murphy read into record Ordinance 519 by title only; reviewed elements in brief.

David Ottinger-Town Attorney-Commented on cottage use and members; believed additional amendments are not needed.

Discussion ensued regarding the cottages and use by members; regarding restrictions.

No public comments to be heard.

Deputy Mayor Rettstatt moved approval of second reading of Ordinance 519 - adding accessory use, amending current zoning, vacating R.O.W. on Althea and Golfview, approving supplemental preliminary development agreement for PGC; seconded by Commissioner Wilkinson.

Aye: 5 - Mayor Katica, Deputy Mayor Rettstatt, Commissioner Wilkinson, Commissioner Shelly, and Commissioner Kurey

[18-0182](#)

Second Reading of Ordinance 520 - Public Nuisance Noises

Mr. Murphy read into record Ordinance 520 by title only; discussed purpose, revisions, and clarifications.

Bill Sohl-Chief of Police-Commented on barking dog issue brought before Special Magistrate; new ordinance will be able to be applied to this issue.

Commissioner Shelly moved to adopt Ordinance 520 on second and final reading; seconded by Deputy Mayor Rettstatt.

Aye: 5 - Mayor Katica, Deputy Mayor Rettstatt, Commissioner Wilkinson, Commissioner Shelly, and Commissioner Kurey

[18-0183](#)

Second Reading of Ordinance 521 - Special Relief Permits

Mr. Murphy provided a brief overview of special relief permits; establishes process for addressing temporary situations; read into record Ordinance 521 by title only.

Deputy Mayor Rettstatt moved approval of second reading of Ordinance 521, special relief permits; seconded by Commissioner Wilkinson.

Aye: 5 - Mayor Katica, Deputy Mayor Rettstatt, Commissioner Wilkinson, Commissioner Shelly, and Commissioner Kurey

CITIZENS COMMENTS

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

Lil Cromer-Resident-Thanked the staff especially the Chief Sohl and Cathy on the great job done on the dedication of the park for Officer Jeffery Tackett.

CONSENT AGENDA

[18-0178](#) Approval of June 5, 2018 Regular Meeting Minutes

(Consent Agenda approved)

Commissioner Shelly moved approval of the Consent Agenda; seconded by Deputy Mayor Rettstatt.

Aye: 5 - Mayor Katica, Deputy Mayor Rettstatt, Commissioner Wilkinson, Commissioner Shelly, and Commissioner Kurey

GENERAL AGENDA

[18-0184](#) Road Transfer Interlocal Agreement

Mr. Murphy provided clarification of roadway segment; town currently doing maintenance and would be able to control certain aspects; provided information regarding Road Transfer Interlocal Agreement as it pertained to the County.

Deputy Mayor Rettstatt moved approval of the Road Transfer Interlocal Agreement; seconded by Commissioner Wilkinson.

Aye: 5 - Mayor Katica, Deputy Mayor Rettstatt, Commissioner Wilkinson, Commissioner Shelly, and Commissioner Kurey

POLICE CHIEF'S REPORT

Chief Sohl provided update on check fraud case; discussed auto theft arrest; investigating residential burglary to unoccupied residence.

TOWN MANAGER'S REPORT

Mr. Murphy recommends cancelling July 3rd meeting. It was the consensus of the Commission to cancel the July 3 meeting.

Mr. Murphy congratulated staff who took part in the Jeffery Tackett Park event; stated that it was National Garbage man week; interview of applicants being done for strategic planning process; EOR short-listing being done.

Deputy Mayor Rettstatt questioned debris location site in event of hurricane; Mr. Murphy stated staff is investigating.

TOWN ATTORNEY'S REPORT

Mr. Ottinger had nothing to report.

MAYOR AND COMMISSIONERS' REPORT/BOARD AND COMMITTEE REPORTS

Mayor Katica, stated he was glad to be returning and is still recovering.

Commissioner Shelly commented on benefit of private-public partnerships; nothing further to report.

Commissioner Kurey commented on golf course cottage use; discussed ideas from his

meeting with Gayle Grady, the Infrastructure Board consultant; funding and financing creativity.

Brief discussion regarding bidding and RFQ process; revenue and spending regarding infrastructure projects.

Deputy Mayor Rettstatt stated the dedication of the two parks on Rosery are on October 12th; Veteran's Day is November 10 which falls on a Saturday and there will be fireworks; went to a breakfast meeting with mayors and Representative Brandis regarding short term rentals.

Commissioner Wilkinson stated that the Recreation Board didn't meet; commended staff for the Tackett tribute.

OTHER BUSINESS

No other business

ADJOURNMENT

No further further business; meeting adjourned in due form at 6:50 PM

Deputy Mayor Rettstatt moved to adjourn the meeting; seconded by Commissioner Wilkinson.

Aye: 5 - Mayor Katica, Deputy Mayor Rettstatt, Commissioner Wilkinson, Commissioner Shelly, and Commissioner Kurey

TOWN CLERK

APPROVED:

MAYOR